





# PLANNING DEPARTMENT

## County of Hidalgo

Rev. 06-03-15

Main Office  
1304 South 25<sup>th</sup> Street  
Edinburg, Texas 78542  
956-318-2840  
956-318-2844

Precinct No.1 Substation  
1902 Joe Stephens Ave.  
Weslaco, TX 78596  
956-968-4734  
956-973-7850

Precinct No.3 Substation  
2401 N. Moorefield Rd.  
Mission, TX 78572  
956-205-7045  
956-205-7049

T.J. Arredondo, CFM  
Director of Planning

Precinct 0 2 3 4

Application No: 1-13156

### HIDALGO COUNTY CERTIFICATE OF WATER SERVICE AVAILABILITY UNDER TEXAS LOCAL GOVT. CODE SECTION 232.029(c)(2)

Upon the application of:

Name: Enrique S GARCIA

Address: 200 W CARROL APTS  
Houlihan Texas 78550

Phone: 956 970 3931

Approved by Environmental Health:	Temporary Service	Final Service
	Authorized Signature	Authorized Signature
Inspection/Permit No:		
Date Approved:	<u> / /</u>	<u> / /</u>

Water Supplier: North Alamo

Utility Provider:  M.V.E.C.  AEP

Account/ESI No.: NA  
 Temporary Pole  Permanent Service

who is the person requesting utility service to subdivided land ("land") described as follows:

Heidelberg Lot #38

[Insert the lot and block number in recorded subdivision, address, or description in deed, etc]

and who has submitted to the court an affidavit as required by Local Govt. Code Sec. 232.029 (f), on \_\_\_\_\_, 20\_\_\_\_, the Hidalgo County Commissioners Court approved the issuance of this certificate stating as follows (strike through the statement that does not apply)

The land was not subdivided after September 1, 1995, and water service is available within 750 feet of the land.

-OR-

~~The land was not subdivided after September 1, 1995, and water service is available more than 750 feet from the subdivided land and the extension of water service to the land may be feasible, subject to a final determination by the water service provider.~~

\_\_\_\_\_  
Planning Department Authorized Signature

\_\_\_\_\_  
Hidalgo County Judge

\_\_\_\_\_  
Date

ATTEST:

\_\_\_\_\_  
Hidalgo County Clerk

\_\_\_\_\_  
Date



# PLANNING DEPARTMENT

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956-205-7049

T.J. Arredondo, CFM  
Director of Planning

Precinct 1 2 3 4

Application No: 1-13154

### AFFIDAVIT TO APPLY TO THE COUNTY OF HIDALGO FOR CERTIFICATE OF WATER SERVICE AVAILABILITY UNDER TEXAS LOCAL GOVT. CODE SECTION 232.029(c)(2)

[Note: To be eligible, the land must not have been subdivided after September 1, 1995.]

THE STATE OF TEXAS §  
COUNTY OF HIDALGO §

BEFORE ME, the undersigned authority, on this day personally appeared

Enrique Garza

Known to me [or proved to me in the oath of Texas ID # 26365701 or through  
(description of federal or state government ID card with photograph and signature)],  
who swore on oath that the following two statements are true:

1. "I am requesting utility service to the following described land:

Heidelberg Wt# 38."

[Insert the lot and block number in recorded subdivision, address, or description in deed, etc]

2. "The land described above has been sold or conveyed to me."

AND [strike through the statement below that does not apply]

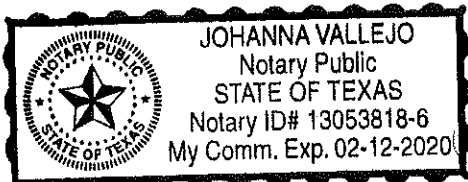
3A. "The land was not sold or conveyed to me by the Subdivider or the subdivider's agent after September 1, 1995."

-OR-

3B. "The land was on August 31, 1999, located in the extraterritorial jurisdiction of a municipality as determined by Local Govt. Code Chapter 42; and the land was not sold or conveyed to me by the Subdivider or the subdivider's agent after September 1, 1999."

[Signature] (Signature)

SUBSCRIBED AND SWORN TO before me on April 20<sup>th</sup>, 2014, to certify which, witnesses my hand and seal of office.



Johanna Vallejo  
NOTARY PUBLIC IN AND FOR  
THE STATE OF TEXAS

# Chapter 232 Texas LGC Application

APPLICATION NO:  
1-13156  
Feb. 25, 2016

COUNTY OF HIDALGO  
PLANNING DEPARTMENT  
1902 JOE STEPHENS WESLACO TX 78596  
TEL 968-4724 FAX 447-8612

H1950-00-000-0038-00

[ 1 ] OWNER: GARZA, ENRIQUE S.

[ 7 ] LEGAL DESC./NAME OF SUBDIVISION  
HEIDELBURG TOWNSITE LOT #38

200 W. CARROL ST. APT #15  
HARLINGEN, TEXAS 78550

Telephone No. 970-9331

LOCATION: 0 MILE 10 & KIKA DELA GARZA

[ 2 ] CONTRACTOR: SELF

[ 8 ] SEWAGE: EXIST

[ 3 ] WATER SYSTEM: N AL

[ 9 ] CONSTRUCTION TYPE: WOOD

[ 4 ] PURPOSE OF APPLICATION: NEW RESIDENCE  
25-RESIDENTIAL NEW SINGLE DWELLING

[ 10 ] EST. COST OF CONST.: \$17,000

[ 5 ] SIZE OF STRUCTURE: 1,152 Sq. Ft.

[ 11 ] SPECIAL FLOOD HAZARD AREA:  YES  
 NO

[ 6 ] USE OF BUILDING: NEW RES ZONE X-25

**Special Conditions: No construction allowed over any easements.**  
MUST COMPLY W/ COUNTY SETBACKS FRONT 25'  
SIDES 6' REAR 15' CORNER 10'

**FOR COUNTY USE ONLY  
APPLICATION FEES**

OTHER \_\_\_\_\_  
TOTAL AMOUNT . . . . . **\$30.00**

Johanna Vallejo  
Prepared by

2/25/2016  
Date

Leonel Najera  
Approved by

2/24/2016  
Date

Light [X] Water [X]  
Flood Zone: NO  
Panel No. /Suffix: 04500 Pct: 1  
Community No.: 480334  
Certification of Elevation  
Required:  YES  NO  BFE

[Signature]  
Signature of Owner or Applicant

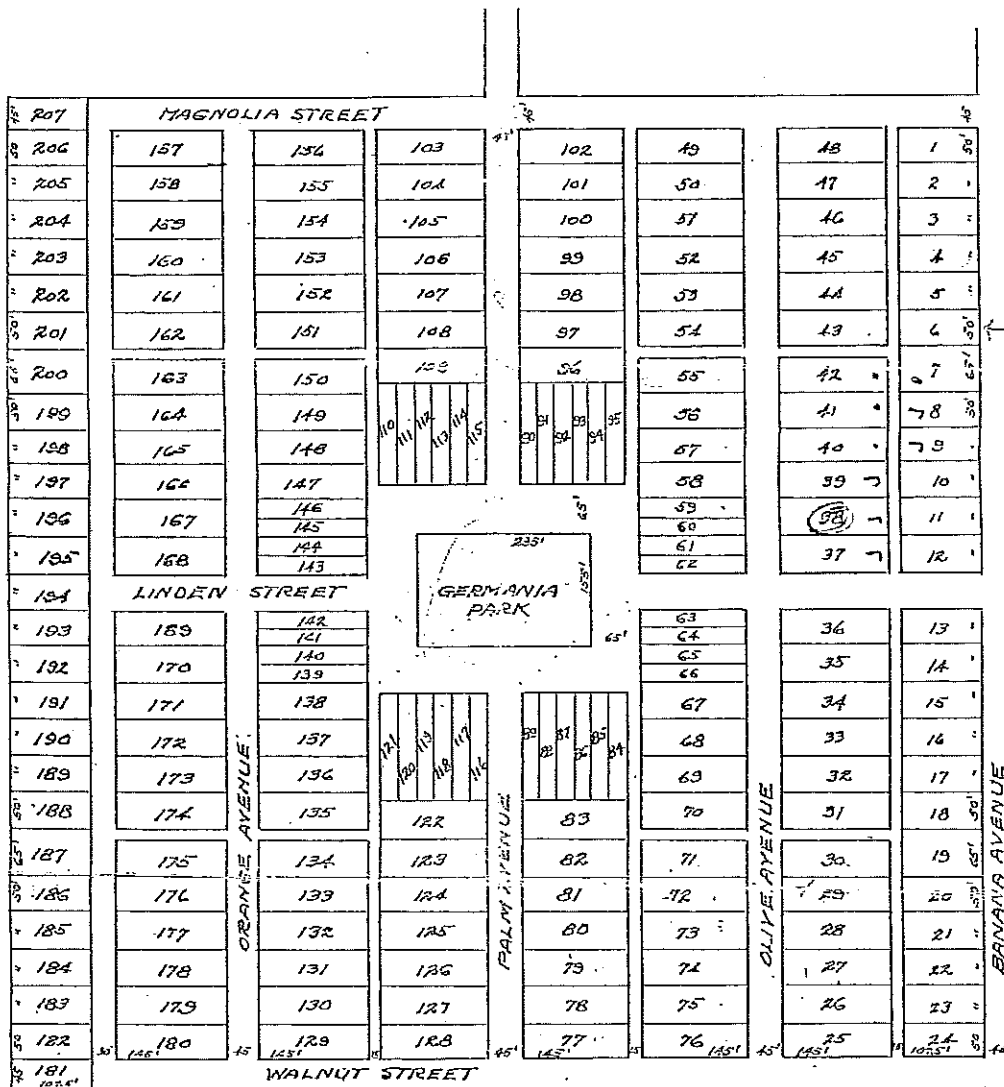
2/25/2016  
Date

- A. Setbacks front, side & rear shall be in any deed restrictions.
- B. No more than one single family residence per lot.
- C. Applicant shall comply with all of the plat and/or deed restrictions and requirements affecting the lot.
- D. Permit fee shall be doubled for construction commencing or structures moved in prior to obtaining a permit.
- E. Applicant/owner states that no structures exist on this tract of land. If found in violation, permit may be revoked.

**[ NOTICE ]**

SEPARATE PERMITS ARE REQUIRED FOR SEPTIC TANKS. THIS PERMIT BECOMES NULL AND VOID IF WORK OR CONSTRUCTION AUTHORIZED IS NOT COMMENCED WITHIN 6 MONTHS. OR IF CONSTRUCTION OR WORK IS SUSPENDED OR ABANDONED FOR A PERIOD OF ONE YEAR AT ANYTIME AFTER WORK IS COMMENCED.

I HEREBY CERTIFY THAT I HAVE READ AND EXAMINED THIS APPLICATION AND KNOW THE SAME TO BE TRUE AND CORRECT. ALL PROVISIONS OF LAWS AND REGULATIONS GOVERNING THIS TYPE OF WORK WILL BE COMPLIED WITH WHETHER SPECIFIED HEREIN OR NOT. THE GRANTING OF A PERMIT DOES NOT PRESUME TO GIVE AUTHORITY TO OR CANCEL THE PROVISIONS OF ANY OTHER STATE OR LOCAL LAW REGULATING CONSTRUCTION OR THE PERFORMANCE OF CONSTRUCTION.



MAP  
OF  
HEIDELBERG  
HIDALGO COUNTY, TEXAS  
LOCATED ON S 1/2 OF LOT 1 & N. 1/2 OF LOT 8  
BLK - 44 - AM. R.G. LAND & IR. CO LANDS  
CAPISALLO DISTRICT  
SCALE 1"=100'  
MAY 18, 1910

**NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM ANY INSTRUMENT THAT TRANSFERS AN INTEREST IN REAL PROPERTY BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.**

## **WARRANTY DEED**

Date: **November 5, 2015**

Grantor: **JORGE LUIS DEL ANGEL, a single man**

Grantor's Mailing Address: **P.O. Box 1127  
Mercedes, Texas 78570  
Hidalgo County**

A True Copy Of The Original  
I Certify This The 24<sup>th</sup> Day  
Of December, 2015  
By: Barry E. Jones  
Barry E. Jones, Attorney

Grantee: **ENRIQUE S. GARZA, a single man**

Grantee's Mailing Address: **200 W. Carrol St., Apt. #15  
Harlingen, Texas 78550  
Cameron County**

Consideration: **Ten Dollars and other valuable consideration to the undersigned paid by the Grantee herein named, the receipt of which is hereby acknowledged.**

Property (including any improvements):

**Lots 37 and 38, Heidelberg Townsite, Hidalgo County, Texas, according to the plat or map thereof recorded in Volume 334, Pages 491-493, Oil and Gas Lease Records of Hidalgo County, Texas.**

Reservations from Conveyance: **None**

Exceptions to Conveyance and Warranty:

- 1. Easements and conditions as shown on the Map recorded in Volume 334, Page 493, Oil and Gas Lease Records of Hidalgo County, Texas.**
- 2. Easements, rights, rules, and regulations in favor of Hidalgo and Cameron Counties Irrigation District No. 9.**
- 3. Oil and Gas Leases of record.**
- 4. Taxes for 2015 and subsequent years, the payment of which Grantee assumes.**

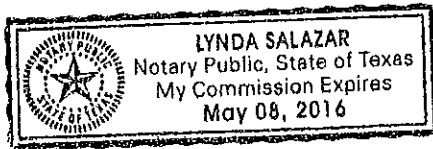
Grantor, for the Consideration and subject to the Reservations from Conveyance and the Exceptions to Conveyance and Warranty, grants, sells, and conveys to Grantee the Property, together with all and singular the rights and appurtenances thereto in any way belonging, to have and to hold it to Grantee and Grantee's heirs, successors, and assigns forever. Grantor binds Grantor and Grantor's heirs and successors to warrant and forever defend all and singular the Property to Grantee and Grantee's heirs, successors, and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof, except as to the Reservations from Conveyance and the Exceptions to Conveyance and Warranty.

When the context requires, singular nouns and pronouns include the plural.

  
\_\_\_\_\_  
**JORGE LUIS DEL ANGEL**

STATE OF TEXAS           §  
  §       **Acknowledgment**  
COUNTY OF HIDALGO   §

This instrument was acknowledged before me on this the 9 day of December, 2015,  
by JORGE LUIS DEL ANGEL.



  
\_\_\_\_\_  
NOTARY PUBLIC, STATE OF TEXAS

**AFTER RECORDING, RETURN TO:**

BARRY E. JONES  
302 W. 2nd Street, Suite 3  
Mercedes, Texas 78570

BEJ#2015-157  
G.F. 3163793

U:\REAL ESTATE\2015 RE Files\Del Angel, Jorge 15-157\WARRANTY DEED.wpd

**PREPARED IN THE LAW OFFICE OF:**

BARRY E. JONES



# PLANNING DEPARTMENT

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2401 N. Moorefield Rd.  
Mission, TX 78572  
956-205-7045  
956-205-7049

Precinct 02 3 4

Raul E. Sesin, P.E., CFM  
Planning Administrator

Application No: 1-11874

### HIDALGO COUNTY CERTIFICATE OF WATER SERVICE AVAILABILITY UNDER TEXAS LOCAL GOVT. CODE SECTION 232.029(c)(2)

Upon the application of:

Name: Maria T. Rodriguez

Address: P.O. Box 427  
La Villa, Tx.  
78562

Phone: 956-684-0356

Approved by Environmental Health:	Temporary Service	Final Service
	Authorized Signature	Authorized Signature
Inspection/Permit No:		
Date Approved:	<u> / /</u>	<u> / /</u>

Water Supplier: N.A.W.S

Utility Provider:  M.V.E.C.  AEP

Account/ESI No.: 10032789432756968  
 Temporary Pole  Permanent Service

who is the person requesting utility service to subdivided land ("land") described as follows:

MARY ANN LOT 29

[Insert the lot and block number in recorded subdivision, address, or description in deed, etc]

and who has submitted to the court an affidavit as required by Local Govt. Code Sec. 232.029 (f), on \_\_\_\_\_, 20\_\_\_\_, the Hidalgo County Commissioners Court approved the issuance of this certificate stating as follows (strike through the statement that does not apply)

~~The land was not subdivided after September 1, 1995, and water service is available within 750 feet of the land.~~

~~-OR-~~

The land was not subdivided after September 1, 1995, and water service is available more than 750 feet from the subdivided land and the extension of water service to the land may be feasible, subject to a final determination by the water service provider.

Johanna Valle  
Planning Department Authorized Signature

\_\_\_\_\_  
Hidalgo County Judge

\_\_\_\_\_  
Date

ATTEST:

\_\_\_\_\_  
Hidalgo County Clerk

\_\_\_\_\_  
Date



# PLANNING DEPARTMENT

Rev. 02-19-10

## County of Hidalgo

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2401 N. Moorefield Rd.  
Mission, TX 78572  
956-205-7045  
956-205-7049

Precinct 1 2 3 4

Raul E. Sesin, P.E., CFM  
Planning Administrator

Application No: 1-11874

### AFFIDAVIT TO APPLY TO THE COUNTY OF HIDALGO FOR CERTIFICATE OF WATER SERVICE AVAILABILITY UNDER TEXAS LOCAL GOVT. CODE SECTION 232.029(c)(2)

[Note: To be eligible, the land must not have been subdivided after September 1, 1995.]

THE STATE OF TEXAS §  
COUNTY OF HIDALGO §

BEFORE ME, the undersigned authority, on this day personally appeared

Maria T. Rodriguez

Known to me [or proved to me in the oath of 08380536 or through  
(description of federal or state government ID card with photograph and signature)],  
who swore on oath that the following two statements are true:

1. "I am requesting utility service to the following described land:

Mary Ann Lot # 2a

[Insert the lot and block number in recorded subdivision, address, or description in deed, etc]

2. "The land described above has been sold or conveyed to me."

AND [~~strike through the statement below that does not apply~~]

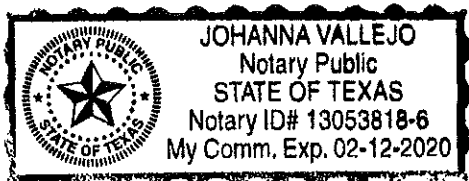
3A. "The land was not sold or conveyed to me by the Subdivider or the subdivider's agent after September 1, 1995."

-OR-

3B. "The land was on August 31, 1999, located in the extraterritorial jurisdiction of a municipality as determined by Local Govt. Code Chapter 42; and the land was not sold or conveyed to me by the Subdivider or the subdivider's agent after September 1, 1999."

Maria T. Rodriguez (Signature)

SUBSCRIBED AND SWORN TO before me on April 20th, 2016, to certify which, witnesses my hand and seal of office.



Johanna Vallejo  
NOTARY PUBLIC IN AND FOR  
THE STATE OF TEXAS

# Chapter 232 Texas LGC Application

APPLICATION NO:

1-11874

Dec. 22, 2014

COUNTY OF HIDALGO  
PLANNING DEPARTMENT  
1902 JOE STEPHENS WESLACO TX 78596  
TEL 968-4724 FAX 447-8612

M1600-00-000-0029-00

[ 1 ] OWNER: RODRIGUEZ, MARIA T.  
PO BOX 427

[ 7 ] LEGAL DESC./NAME OF SUBDIVISION  
MARY ANN LOT 29

LA VILLA TX 78562-0427

Telephone No.

LOCATION: 0

[ 2 ] CONTRACTOR: SELF

[ 8 ] SEWAGE: INSTA

[ 3 ] WATER SYSTEM: N AL

[ 9 ] CONSTRUCTION TYPE: WOOD

[ 4 ] PURPOSE OF APPLICATION: MOVED BUILDING  
29-RESIDENTIAL MOVE-IN/RELO.BUILD

[ 10 ] EST. COST OF CONST.: \$3,000

[ 5 ] SIZE OF STRUCTURE: 600 Sq. Ft.

[ 11 ] SPECIAL FLOOD HAZARD AREA:  YES

NO

[ 6 ] USE OF BUILDING: REST. ZONE X-29

**Special Conditions: No construction allowed over any easements.**

MUST COMPLY WITH ALL COUNTY SETBACKS & REGULATIONS  
SETBACKS FRONT:25' REAR:15' SIDES:6'  
MIN. ELEV. ABOVE TOP OF NATURAL GROUND 18"

FOR COUNTY USE ONLY  
APPLICATION FEES

OTHER \_\_\_\_\_

TOTAL AMOUNT . . . . . \$30.00

GILBERT REGINA  
Prepared by

12/16/14  
Date

Light [X]

Water [X]

Flood Zone: NO

Panel No. /Suffix: 240350C

Pct: 0

Community No.: 480334

Certification of Elevation

Required:  YES  NO  BFE

GILBERT REGINA  
Approved by

12/16/14  
Date

- A. Setbacks front, side & rear shall be in any deed restrictions.
- B. No more than one single family residence per lot.
- C. Applicant shall comply with all of the plat and/or deed restrictions and requirements affecting the lot.
- D. Permit fee shall be doubled for construction commencing or structures moved in prior to obtaining a permit.
- E. Applicant/owner states that no structures exist on this tract of land. If found in violation, permit may be revoked.

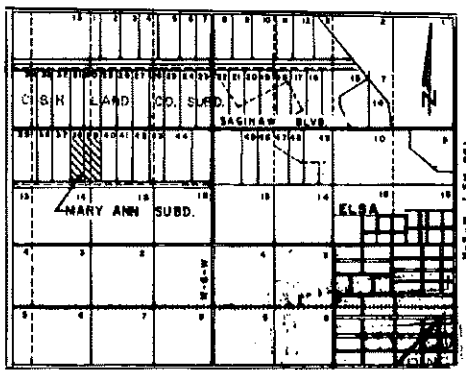
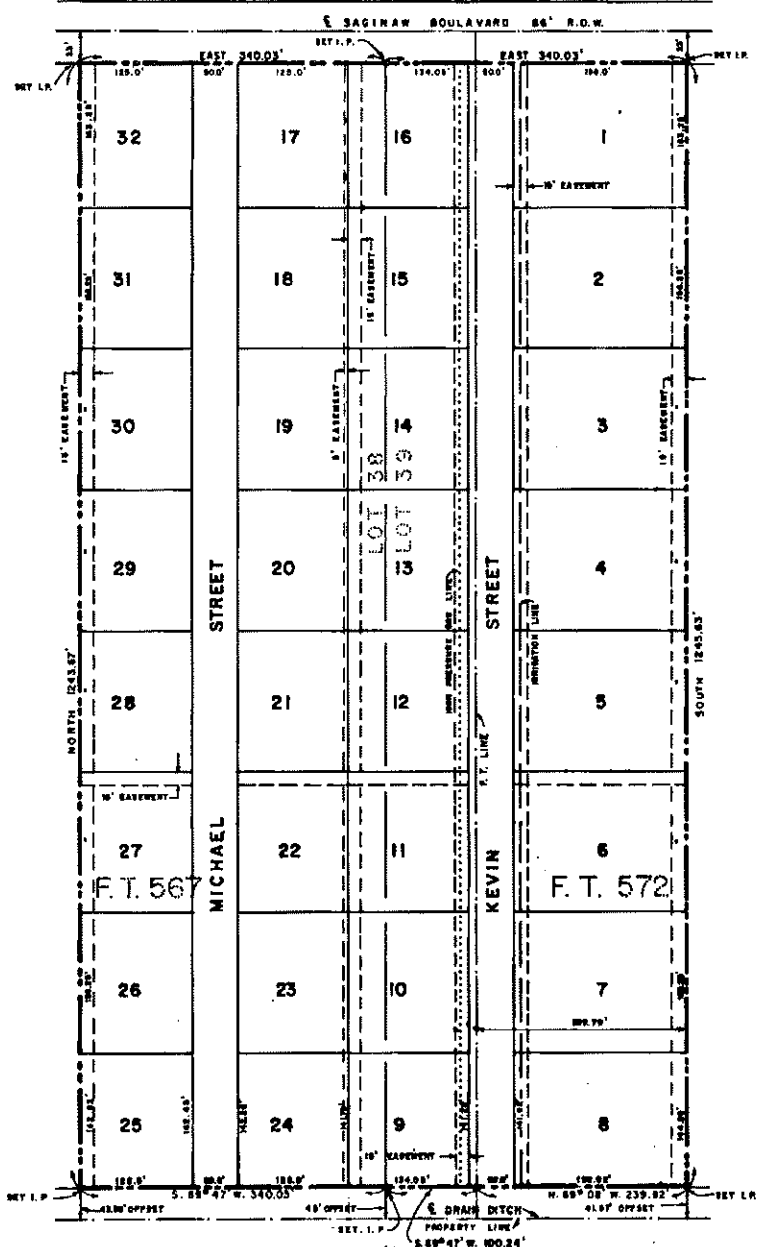
Maria J. Rodriguez  
Signature of Owner or Applicant

12/22/14  
Date

## [ NOTICE ]

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I HEREBY CERTIFY THAT I HAVE READ AND EXAMINED THIS APPLICATION AND KNOW THE SAME TO BE TRUE AND CORRECT. ALL PROVISIONS OF LAWS AND REGULATIONS GOVERNING THIS TYPE OF WORK WILL BE COMPLIED WITH WHETHER SPECIFIED HEREIN OR NOT. THE GRANTING OF A PERMIT DOES NOT PRESUME TO GIVE AUTHORITY TO OR CANCEL THE PROVISIONS OF ANY OTHER STATE OR LOCAL LAW REGULATING CONSTRUCTION OR THE PERFORMANCE OF CONSTRUCTION.



VICINITY MAP  
SCALE 1" = 2000'



NOTE:  
1. SET BACK LINE FOR BUILD.  
30' FRONT

**APPROVED FOR RECORDING**  
Hidalgo Co. Right of Way Dept.  
By *H. M. Pickett*  
Date *2-6-78*

# MARY ANN SUBDIVISION

STATE OF TEXAS  
COUNTY OF HIDALGO

THE MARY ANN SUBDIVISION, BEING A TRACT OR PARCEL OF LAND CONTAINING 19.41 GROSS ACRES, OUT OF LOTS 38 & 39, C & H LAND COMPANY SUBDIVISION, HIDALGO COUNTY, TEXAS.

APPROVED FOR RECORDING  
BY  
COMMISSIONERS' COURT  
This the *6<sup>th</sup>* day of *March* 1978  
SANTOS SALDANA, County Clerk  
Hidalgo County, Texas  
*Santos Saldana*

Recorded in Book *20* page *81*  
at the map records of Hidalgo  
County, Texas  
Charles L. Melton  
County Surveyor

STATE OF TEXAS  
COUNTY OF HIDALGO  
I, WILLIAM R. SMITH  
TEXAS, HEREBY  
PREPARED FROM  
ON THE GROUND  
WITNESS MY HAND



STATE OF TEXAS  
COUNTY OF HIDALGO

I, THE UNDERSIGNED  
DESIGNATED HEREIN  
AS A PUBLIC PLACE,  
ACCEPT AND AT  
HEREBY DEDICATE  
ALLEY, PARKS,  
AND PUBLIC PLACES  
THEREIN EXPRESSLY

STATE OF TEXAS  
COUNTY OF HIDALGO  
BEFORE ME, THE  
GEORGE LOOKIN  
SUBSCRIBED TO THE  
HE EXECUTED THE  
STATED.

GIVEN UNDER MY HAND

STATE OF TEXAS  
COUNTY OF HIDALGO

AUTHORIZED AND  
COUNTY, TEXAS

I, SANTOS SALDANA  
COUNTY, TEXAS  
THE DAY OF \_\_\_\_\_  
WAS FILED FOR I  
AT \_\_\_\_\_ O'CLOCK  
\_\_\_\_\_, A.D.

WITNESS MY HAND  
TEXAS, THIS \_\_\_\_\_

BY DEPUTY

FILED FOR RECORD  
\_\_\_\_\_, THIS \_\_\_\_\_ DAY

WARRANTY DEED

DATE: December 28, 2000

2571093

GRANTOR: EUFRACIO MEDRANO

GRANTOR'S MAILING ADDRESS: P. O. Box 1042, Elsa, Hidalgo  
County, Texas 78543

GRANTEE: MARIA T. RODRIGUEZ, as her sole and separate  
property

GRANTEE'S MAILING ADDRESS: P. O. Box 427, La Villa,  
Hidalgo County, Texas 78562

CONSIDERATION: TEN AND NO/100 (\$10.00) DOLLARS

PROPERTY (including any improvements):

Lot Twenty-nine (20) Mary Ann Subdivision, being a  
subdivision out of Lots 38 & 39, C & H Land Company  
Subdivision, Hidalgo County, Texas, according to the Map or  
plat of record in Volume 20, Page 81, Map Records, Hidalgo  
County, Texas;

SAVE AND EXCEPT ALL oil, gas and other minerals;

SUBJECT TO easements of record, visible easements and  
Map or Plat of record in Volume 20, Page 81, Map Records,  
Hidalgo County, Texas.

Grantor for the consideration and subject to the reservations  
from and exceptions to conveyance and warranty, grants, sells,  
and conveys to Grantee the property, together with all and  
singular and rights and appurtenances thereto in any wise  
belonging to have and hold it to Grantee's heirs, executors,  
administrators, successors, or assigns forever. Grantor binds  
Grantor and Grantor's heirs, executors, administrators, and  
successors to warrant and forever defend all and singular the  
property to Grantee and Grantee's heirs, executors,  
administrators, successors and assigns against every person  
whomsoever lawfully claiming or to claim the same or any part  
thereof, except as to the reservations from and exceptions to  
conveyance and warranty.

By the acceptance of this Deed, Grantee is taking the Property "as is," "where is" and "with all faults", and without any representation or warranties whatsoever, express or implied, written or oral, it being the intention of Grantor and Grantee to expressly negate and exclude all representations and warranties, including but no limited to (i) the physical condition of the property or any element thereof, including, without limitation, warranties related to suitability for habitation, merchantability or fitness for a particular purpose; (ii) the nature or quality of construction, structural design and engineering of any improvements; (iii) the quality of the labor and materials included in any improvements; (iv) the soil conditions; drainage or other conditions existing at the property with respect to any particular purpose, development potential or otherwise; (v) all warranties created by any affirmation of fact or promise or by any description of the property; and (vi) all other warranties and representations whatsoever, except the warranty of title expressly set forth herein.

When the text requires, singular nouns and pronouns include the plural.

*Eufrazio Medrano*  
EUFRAZIO MEDRANO

THE STATE OF CALIFORNIA \*  
\*  
COUNTY OF RIVERSIDE \*

This instrument was acknowledged before me on this the 17<sup>th</sup> day of January, 2001, by the said EUFRAZIO MEDRANO.

*Tomasa Luna*  
Notary Public,  
State of California

AFTER RECORDING RETURN TO:

Maria T. Rodriguez  
P. O. Box 427  
La Villa, TX 78562-0427

