

PLANNING DEPT. PCTS 2 & 4 WATER SERVICE AVAILABILITY		
	APPLICANT	APPLICATION NO.
1.	Vanessa Cantu	4-15640
2.	Maria & Americo Cortez	4-15646
3.	Yasenia Mayorga	R187024
4.	Ernestina & Eusebio Torres	4-15634
	COMM. COURT: June 14, 2016	



PLANNING DEPARTMENT

Rev. 06-03-15

County of Hidalgo

Main Office
1304 South 25th 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

Precinct 1(2)34

T.J. Arredondo, CFM
Director of Planning

Application No: 4-15640

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

Upon the application of:

Name: VANessa Cantel

Address: 823 Arroyo
Alamo, TX
78516

Phone: 239-1689

Approved by Environmental Health:	Temporary Service	Final Service
<i>[Signature]</i>	<i>[Signature]</i>	<i>Chris Pans</i>
Authorized Signature	Authorized Signature	Authorized Signature
Inspection/Permit No:		<u>Sewer</u>
Date Approved:	<u>1 1</u>	<u>5 11 116</u>

Water Supplier: MILITARY WATER

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

Account/ESI No.: CPL
 Temporary Pole Permanent Service

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

South Tower Est. Lot # 31

[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.~~

[Signature]
Planning Department Authorized Signature

Hidalgo County Judge

Date

ATTEST:

Hidalgo County Clerk

Date



PLANNING DEPARTMENT

Rev. 06-03-15

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Precinct 1 2 3 4

T.J. Arredondo, CFM
Director of Planning

Application No: 4-15640

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

Vanessa Cantu

Known to me [or proved to me in the oath of TX DL 21383016 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:

Water & Electricity Lot 31 South Tower Estates # "

[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]

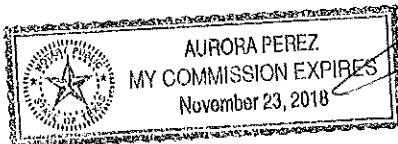
3A. "The land was not sold or conveyed to me by the Subdivider or the subdivider's agent after September 1, 1995."

-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."

Vanessa Cantu (Signature)

SUBSCRIBED AND SWORN TO before me on June 2, 2016, to certify which, witnesses my hand and seal of office.



NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS

Chapter 232 Texas LGC Application

APPLICATION NO:

4-15640

Jun. 1, 2016

COUNTY OF HIDALGO
PLANNING DEPARTMENT
1304 S. 25th Ave EDINBURG TX 78539
TEL 318-2840 FAX 318-2844

S4770-00-000-0031-00

[1] OWNER: CANTU, VANESSA

825 ARROYO DR
ALAMO, TX 78516

Telephone No. 460-6912

[7] LEGAL DESC./NAME OF SUBDIVISION
SOUTH TOWER ESTATES LOT 31

8/28/06C00674459/F/RECO

LOCATION: 0 TOWER & EL GATO RD.

[2] CONTRACTOR: SELF

[8] SEWAGE: PUBLI

[3] WATER SYSTEM: N AL

[9] CONSTRUCTION TYPE: META

[4] PURPOSE OF APPLICATION: MOBILE HOMES
20- MOBILE HOMES

[10] EST. COST OF CONST.: \$6,000

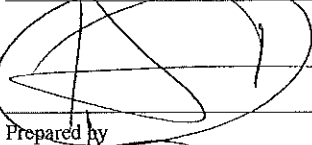
[5] SIZE OF STRUCTURE: 770 Sq. Ft.

[11] SPECIAL FLOOD HAZARD AREA: YES
 NO

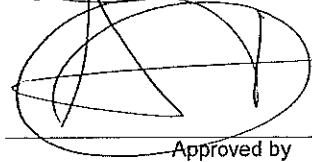
[6] USE OF BUILDING: RES.

Special Conditions: No construction allowed over any easements.

MUST COMPLY WITH ALL COUNTY SETBACKS AND
REGULATIONS FRONT 25' REAR 15' BOTH SIDES 6'
18" TOP OF CENTER LINE


Prepared by

06/01/2016
Date


Approved by

05/29/2016
Date


Signature of Owner or Applicant

6-1-16
Date

FOR COUNTY USE ONLY APPLICATION FEES

OTHER _____
TOTAL AMOUNT \$60.00

Light [X] Water [X]

Flood Zone: NO
Panel No. /Suffix: _____ Pct: 2

Community No.: _____

Certification of Elevation
Required: YES NO BFE

- 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.

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: May 10, 2016

Grantor: GMF 10 INVESTMENT, L.L.C., a Texas Limited Liability Company

Grantor's Mailing Address: 4201 North 22nd Street
McAllen, Texas 78504
Hidalgo County

Grantee: VANESSA CANTU

Grantee's Mailing Address: 825 Arroyo Drive
Alamo, Texas 78516
Hidalgo County

Consideration: Ten Dollars (\$10.00) and other good and valuable consideration.

Property (including any improvements):

Lot 31, SOUTH TOWER ESTATES SUBDIVISION, a subdivision in Hidalgo County, Texas, as described in Clerk's File #81617, Official Records of Hidalgo County, Texas.

Reservations from Conveyance and Exceptions to Conveyance and Warranty:

SUBJECT TO any and all easements and restrictions of record, if any.

Grantor, for the consideration and subject to the reservations from conveyance and exceptions to conveyance and warranty, grants, sells, and conveys to Grantee all of Grantor's interest in the property, together with all and singular the rights and appurtenances thereto in any way belonging, to have and 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 when the claim is by, through, or under Grantor but not otherwise, except as to the reservations from conveyance and exceptions to conveyance and warranty.

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

By: Francisco Guerra
FRANCISCO GUERRA,
President and Authorized Agent

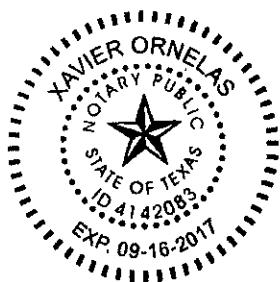
*This instrument was prepared based on information
furnished by the parties, and no independent title search
has been made.*

{Certificate of Acknowledgment}

STATE OF TEXAS *
COUNTY OF HIDALGO *

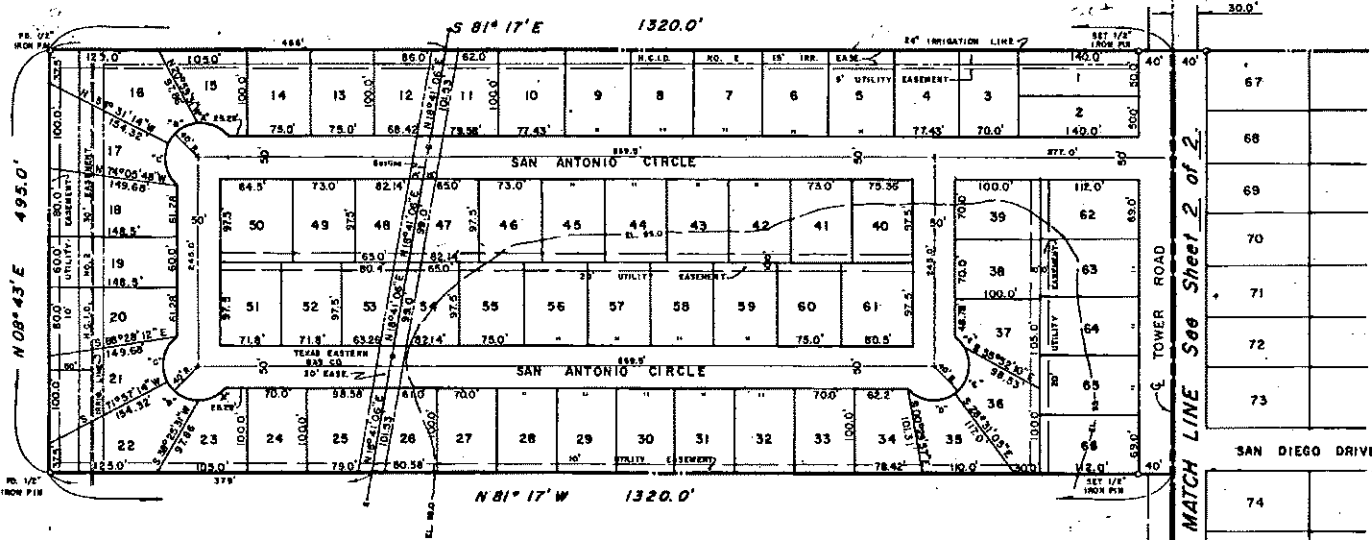
Before me, a notary public in and for the state of Texas, on this day personally appeared FRANCISCO GUERRA, President and Authorized Agent of GMF 10 INVESTMENT, L.L.C., a Texas Limited Liability Company, on behalf of said limited liability company, who proved to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed on behalf of said limited liability company.

Given under my hand and seal of office this 10th day of May, 2016.



Xavier Ornelas
Notary Public, State of Texas

**PREPARED IN THE LAW OFFICE OF:
PRESTIA & ORNELAS
P. O. Box 876
Edinburg, Texas 78540-0876
(956) 383-6251**



MAP OF
SOUTH TOWER ESTATES SUBDIVISION
 HIDALGO COUNTY, TEXAS

SHEET 1 OF 2

BEING A RESUBDIVISION OF 95.0 ACRES CONSISTING OF ALL OF LOTS 13, 14, AND THE NORTH 15 ACRES OF LOT 15, BLOCK 29, ALAMO LAND AND SUGAR COMPANY SUBDIVISION, HIDALGO COUNTY, TEXAS. NO. OF LOTS THIS SHEET = 66. TOTAL NO. OF LOTS = 121.

I, LARRY L. SMITH, A REGISTERED PUBLIC SURVEYOR AND ENGINEER, DO HEREBY CERTIFY THAT THIS PLAT IS A TRUE AND ACCURATE REPRESENTATION OF THE SUBDIVISION OF THE LANDS HEREON DESCRIBED AS SURVEYED AND SUBDIVIDED UNDER MY DIRECTION.

APPROVED FOR RECORDING
 Hidalgo Co. Right of Way Dept.
 By: *[Signature]*
 Date: Dec 28, 1984



[Signature]
 LARRY L. SMITH
 REGISTERED PUBLIC SURVEYOR AND ENGINEER
 EDINBURG, TEXAS
 JOB # 2-840394

STATE OF TEXAS
 COUNTY OF HIDALGO

KNOW ALL MEN BY THESE PRESENTS: THAT THE UNDERSIGNED OWNER OF THE PROPERTY HEREON DESCRIBED, DOES HEREBY ADOPT, DEDICATE, AND CONFIRM THE FOREGOING MAP OR PLAT AND DOES DEDICATE TO THE PUBLIC THE SURFACE USE OF THE STREETS AND ALLEYS DESIGNATED THEREON.

[Signature]

STATE OF TEXAS
 COUNTY OF HIDALGO

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED _____, OWNER KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED. GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS THE 20th DAY OF December, A.D., 1984.

[Signature]
 NOTARY PUBLIC FOR THE STATE OF TEXAS

THIS PLAT APPROVED BY THE HIDALGO COUNTY IRRIGATION DISTRICT NO. 2, ON THIS THE 20th DAY OF December, A.D., 1984.

ATTEST:
[Signature]
 SECRETARY

[Signature]
 PRESIDENT

FILED
 DEC 28 1984
 COUNTY CLERK, HIDALGO COUNTY, TEXAS
[Signature]

97295

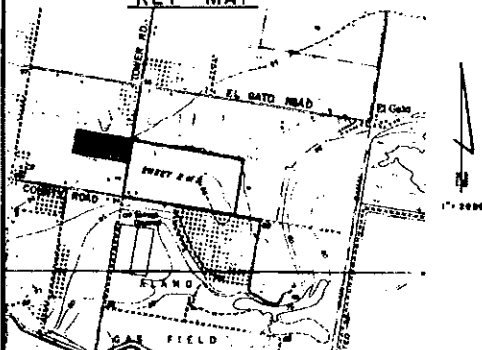
CURVE DATA

SYMBOL	DELTA	LENGTH	TANGENT	RADIUS	CHORD
"A"	51°19'04"	35.83'	19.22'	40.0'	34.64'
"B"	63°14'14"	44.15'	24.83'	40.0'	41.84'
"C"	78°04'51"	54.31'	32.44'	40.0'	50.39'
"D"	88°33'10"	61.82'	39.00'	40.0'	55.83'
"E"	78°18'00"	54.68'	32.57'	40.0'	50.91'
"F"	25°46'59"	18.00'	9.164'	40.0'	17.85'

NOTES:

- MINIMUM PERMISSIBLE FINISHED FLOOR ELEVATION FOR ALL BUILDING IMPROVEMENTS IS 12 INCHES ABOVE THE NATURAL GROUND OR ELEVATION 96.0, WHICHEVER IS HIGHER.
- ANTICIPATED HIGH WATER CREATED BY A 100 YEAR STORM ON THIS SUBDIVISION AND THE SUBDIVISION IS IN ZONE "B" ON FEMA'S FLOOD INSURANCE RATE MAP.
- BENCH MARK: COTTON PICKER SPINDLE IN POWER POLE WEST OF TOWER ROAD AND SOUTH OF COUNTY ROAD.
- WHERE PROPOSED STREETS CROSS EXISTING H.C.I.D. NO. 2 IRRIGATION LINES, THE LINES SHALL BE REPLACED WITH MATCHING SIZE R.J.R.C. PIPE FOR THE WIDTH OF THE RIGHT-OF-WAY.

KEY MAP



APPROVED FOR RECORDING

BY
 COMMISSIONERS' COURT
 The 28 day of Dec 84
 EDGAR RUIZ, County Clerk
 Hidalgo County, Texas
[Signature]



DRAWN: NOV 11, 1984



PLANNING DEPARTMENT

County of Hidalgo

Rev. 06-03-15

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

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

Precinct 1 2 3 4

T.J. Arredondo, CFM
Director of Planning

Application No: 4-15040

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

Upon the application of:

Name: Laria A. Cortez

Address: 5507 BOONMORT AVE
Edinburg TX
78542

Phone: 956-960-7522

Approved by Environmental Health:	Temporary Service _____ Authorized Signature	Final Service _____ Authorized Signature
Inspection/Permit No: Date Approved:	_____ / /	_____ / /

Water Supplier: N/A

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

Account/ESI No.: N/A
 Temporary Pole Permanent Service

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

Lot 7, NORTH Alamo Terrace SUBDIVISION
Hidalgo County

[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.~~

[Signature]
Planning Department Authorized Signature

Hidalgo County Judge

Date

ATTEST: _____
Hidalgo County Clerk

Date



PLANNING DEPARTMENT

Rev. 06-03-15

County of Hidalgo

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Mission, TX 78572
956-205-7045
956-205-7049

T.J. Arredondo, CFM
Director of Planning

Precinct 1 2 3 4

Application No:

4-15046

**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 Cortez

Known to me [or proved to me in the oath of CDL 11507623 or through Texas Commercial Driver's License (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:

Lot 7, North Alamo Terrace Subdivision, Hidalgo Texas."

[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]

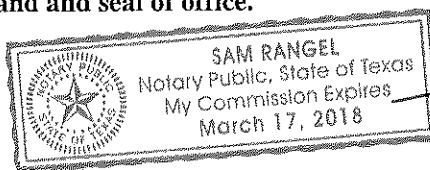
3A. "The land was not sold or conveyed to me by the Subdivider or the subdivider's agent after September 1, 1995."

-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 O. Cortez (Signature)

SUBSCRIBED AND SWORN TO before me on June 2, 2016, to certify which, witnesses my hand and seal of office.



NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS

WARRANTY DEED

650358

GF-02066698

Date: June 27, 1997

Grantor: Candelario Sanchez and wife, Noemi J. Sanchez

Grantor's Mailing Address (including county):

Rt. 6, Box 294
Edinburg, Texas 78539
Hidalgo County, Texas

Grantee: Americo Cortez and wife, Maria Cortez

Grantee's Mailing Address (including county):

P. O. Box 383
Onawa, Iowa 51040
_____ County, Iowa

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):

Lot 7, NORTH ALAMO TERRACE SUBDIVISION, Hidalgo County, Texas, according to map thereof recorded in Volume 23, Page 67, Map Records of Hidalgo County, Texas.

Reservations from and Exceptions to Conveyance and Warranty:

Restrictions recorded in Volume 2720, Page 353, Official Records of Hidalgo County, Texas, but omitting any covenant or restriction based on race, color, religion, sex, handicap, familial status, or national origin.

Easements for roadway and canal rights-of-way as reserved in Deeds recorded in Volume 111, Page 9, Volume 141, Page 435, and Volume 147, Page 521, all in the Deed Records of Hidalgo County, Texas.

Right-of-Way Easement granted by Santos Garcia and wife, Dominga R. Garcia, to North Alamo Water Supply Corporation by instrument dated September 9, 1978, recorded in Volume 1603, Page 26, Deed Records of Hidalgo County, Texas.

Water Service Agreement dated November 10, 1987, between North Alamo Water Supply Corporation and Trans-Tex Land and Development Company, Inc., recorded in Volume 2520, Page 304, and Volume 2521, Page 438, both in the Official Records of Hidalgo County, Texas,

and assigned by instrument dated June 5, 1988, recorded in Volume 2638, Page 145, Official Records of Hidalgo County, Texas, and by instrument dated January 12, 1989, recorded in Volume 2722, Page 251, Official Records of Hidalgo County, Texas.

A fifteen foot (15') Utility Easement along the rear of said property as shown on plat recorded in Volume 23, Page 67, Map Records of Hidalgo County, Texas.

Utility Easement along the South ten feet (10') of the North twenty-five feet (25') of subject property as shown on plat recorded in Volume 23, Page 67, Map Records of Hidalgo County, Texas.

Easements, rights, rules, and regulations in favor of Irrigation District No. 2.

All visible easements.

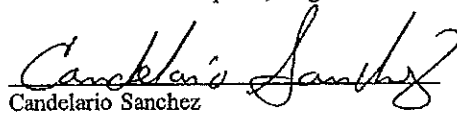
Oil and Gas Lease dated June 1, 1953, from Marvin Downs, et al., to Sinclair Oil and Gas Company recorded in Volume 146, Page 143, Oil and Gas Lease Records of Hidalgo County, Texas.

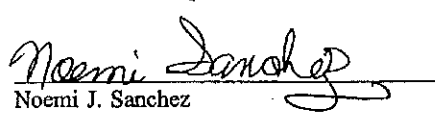
All oil, gas, and other minerals reserved and/or conveyed in Deeds recorded in Volume 741, Page 432, Volume 1473, Pages 621, 625, 629, 633, and 637, all in the Deed Records of Hidalgo County, Texas.

Taxes for the year 1997 and subsequent years.

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 the rights and appurtenances thereto in any wise belonging, to have and hold it to Grantee, 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 warranty.

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


Candelario Sanchez


Noemi J. Sanchez

(Acknowledgment)

State of Texas
County of Hidalgo

This instrument was acknowledged before me on the 27th day of June, 1997, by
Candelario Sanchez.



Estella G. Lopez
Notary Public, State of Texas

(Acknowledgment)

State of Texas
County of Hidalgo

This instrument was acknowledged before me on the 27th day of June, 1997, by
Noemi J. Sanchez.



Estella G. Lopez
Notary Public, State of Texas

AFTER RECORDING RETURN TO:

Americo Cortez and Maria Cortez
P. O. Box 383
Onawa, Iowa 51040

PREPARED BY:

Law Offices of Israel Ramon, Jr.
7417 N. 10th
McAllen, Texas 78504
Software by Remerge-It Co. - 210-630-9401

File/GF Number: 02066698

CHARGE: STEWART TITLE

Filed for Record in:
Hidalgo County, Texas
by Jose Elgy Pulido
County Clerk

On: Jan 23, 1998 at 04:29P

As a
Recording

Document Number: 650358
Total Fees: 13.00

Receipt Number - 129354
By,
Norma Garza

Chapter 232 Texas LGC Application

APPLICATION NO:

4-15646

Jun. 2, 2016

COUNTY OF HIDALGO
PLANNING DEPARTMENT
1304 S. 25th Ave EDINBURG TX 78539
TEL 318-2840 FAX 318-2844

N3250-00-000-0007-00

[1] OWNER: CORTEZ, AMERICO & MARIA

[7] LEGAL DESC./NAME OF SUBDIVISION
NORTH ALAMO TERRACE LOT 7

1002 BEAUMONT AVE
EDINBURG, TX 78539-8731

Telephone No.

LOCATION: 0 ALAMO & TRENTON

[2] CONTRACTOR: SELF

[8] SEWAGE: INSTA

[3] WATER SYSTEM: N AL

[9] CONSTRUCTION TYPE: META

[4] PURPOSE OF APPLICATION: MOBILE HOMES

[10] EST. COST OF CONST.: \$123,000

44- MOBILE HOMES

[5] SIZE OF STRUCTURE: 374 Sq. Ft.

[11] SPECIAL FLOOD HAZARD AREA: YES NO

[6] USE OF BUILDING: RESD. ZONE-B

Special Conditions: No construction allowed over any easements.

MUST COMPLY WITH ALL COUNTY SETBACKS & REGULATIONS

FRONT:25' BACK:25' SIDES:6'

MINIMUM ELEV. 18" ABOVE CENTER LINE OF STREET

FOR COUNTY USE ONLY
APPLICATION FEES

OTHER
TOTAL AMOUNT \$30.00

Light [X] Water [X]

Flood Zone: NO Panel No. /Suffix: 480334 Pct: 0

Community No.:

Certification of Elevation Required: YES NO BFE

- 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.

Prepared by [Signature]

Date 6/2/16

Approved by [Signature]

Date 5/29/16

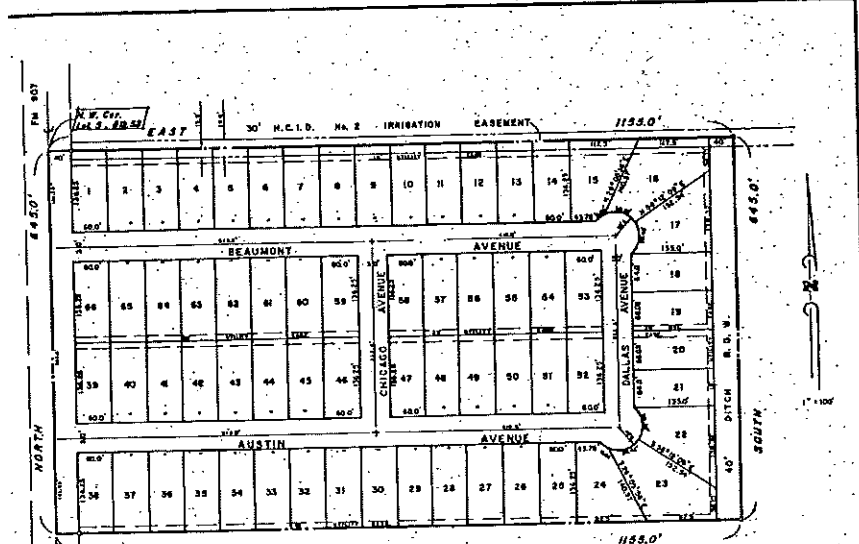
Signature of Owner or Applicant [Signature]

Date 6-2-16

[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
NORTH ALAMO TERRACE
SUBDIVISION

HIDALGO COUNTY, TEXAS

APPROVED
 FOR RECORDING
 Hidalgo Co. Clerk of the County
[Signature]
 April 19, 1923

FILED
 APR 20 1923

Recorded in Book 23 Page 67
 of the map records of Hidalgo
 County, Texas
 Madsen and Threlk, Inc.
 County Surveyors

BEING A RESUBDIVISION OF THE NORTH 17.50 ACRES OF
 WEST 35.0 ACRES OF LOT 3, BLOCK 52,
 ALAMO LAND AND SUGAR COMPANY SUBDIVISION,
 HIDALGO COUNTY, TEXAS

I, LARRY L. SMITH, A REGISTERED PUBLIC SURVEYOR AND ENGINEER, DO HEREBY CERTIFY THAT THIS PLAT IS A TRUE AND ACCURATE REPRESENTATION OF THE SUBDIVISION OF THE LAND HEREIN DESCRIBED AS SURVEYED AND SUBDIVIDED UNDER MY DIRECTION.

[Signature]
 LARRY L. SMITH
 REGISTERED PUBLIC SURVEYOR AND ENGINEER
 COAHUILTECO, TEXAS
 SURVEYED: FEBRUARY 10, 1923
 TX - 75,6 JOB #1-830030

STATE OF TEXAS:
 COUNTY OF HIDALGO:
 I, DONALD H. HERR, BY THESE PRESENTS:
 THAT I, THE UNDERSIGNED, ACTING IN MY CAPACITY AS PRESIDENT OF THE TRANS-TEXAS LAND AND DEVELOPMENT COMPANY, OWNER OF
 THE LAND SHOWN ON THIS PLAT, AND DESIGNATED HEREIN AS NORTH ALAMO TERRACE SUBDIVISION OF HIDALGO COUNTY, TEXAS AND
 WHEREIN I, AS UNDERSIGNED HERETO, HEREBY DEDICATE TO THE PUBLIC THE SURFACE USE OF THE STREETS AND ALLEYS DESIGNATED THEREON.

[Signature]
 KELLY POLIS, PRESIDENT
 TRANS-TEXAS LAND AND DEVELOPMENT COMPANY

STATE OF TEXAS:
 COUNTY OF HIDALGO:
 I, DONALD H. HERR, BY THESE PRESENTS:
 THAT I, THE UNDERSIGNED, ACTING IN MY CAPACITY AS PRESIDENT OF THE TRANS-TEXAS LAND AND DEVELOPMENT COMPANY, OWNER OF
 THE LAND SHOWN ON THIS PLAT, AND DESIGNATED HEREIN AS NORTH ALAMO TERRACE SUBDIVISION OF HIDALGO COUNTY, TEXAS AND
 WHEREIN I, AS UNDERSIGNED HERETO, HEREBY DEDICATE TO THE PUBLIC THE SURFACE USE OF THE STREETS AND ALLEYS DESIGNATED THEREON.

NOTARY PUBLIC FOR THE STATE OF TEXAS
[Signature]
 A. D., 1923

THIS PLAT APPROVED BY THE HIDALGO COUNTY JURISDICTION DISTRICT NUMBER 2, ON THIS THE 19th DAY OF March, A.D., 1923

ATTEST:
[Signature]
 SECRETARY

APPROVED FOR RECORDING
 BY
 COMMISSIONERS' COURT
 THIS 19th DAY OF April, 1923
 J. FOGAR HISE, County Clerk
 Hidalgo County, Texas
[Signature]

CHECKED FOR DRAINAGE
 BY: *[Signature]*



PLANNING DEPARTMENT

Rev. 06-03-15

County of Hidalgo

Main Office
1304 South 25th 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 1 2 3 4

Application No: NJ AR 187024

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

Upon the application of:

Name: Yesenia Mayorga

Address: 208 S. McKinley
Hargill, Texas
78549

Phone: 956 510-3141

Approved by Environmental Health:	Temporary Service <u>/</u>	Final Service <u>Chardo Rann</u>
Inspection/Permit No:	Authorized Signature <u>/</u>	Authorized Signature <u>Exst m j</u>
Date Approved:	<u>1 1</u>	<u>6 13 11</u>

Water Supplier: North Alamo Water

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

Account/ESI No.: N/A
 Temporary Pole Permanent Service

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

lot 20 Block 95 Townsite of Hargill
[Hargill Townsite lots 20 & S. 5' of lot #21]
Block # 95
[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

Rev. 06-03-15

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

T.J. Arredondo, CFM
Director of Planning

Application No: N/A R187024

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

Yesenia Mayorga

Known to me [or proved to me in the oath of 24990351 or through license ID (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:

Lot # 20 Block # 95 Townsite of "
Hargill Townsite Lots 20 & S. S of Lot # 21 Block Hargill
[Insert the lot and block number in recorded subdivision, address, or description in deed, etc] #95

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

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

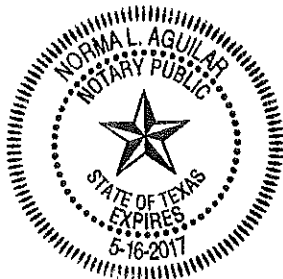
3A. "The land was not sold or conveyed to me by the Subdivider or the subdivider's agent after September 1, 1995."

-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 June 16, 2016, to certify which, witnesses my hand and seal of office.



[Signature]
NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

1988420

DEED OF GIFT

KNOW ALL MEN BY THESE PRESENTS that I, Diamantina Mayorga, of 3802 Okeechobee Lane, Edinburg in the County of Hidalgo, State of Texas, hereinafter referred to as "Grantor," for and in consideration of the sum of One (\$1.00) Dollar and the love and affection shown me by my daughter Yesenia Mayorga, 3802 Okeechobee Ln, Edinburg, Texas 78542, receipt of which is hereby acknowledged, by these presents do Grant, Sell, Give and Convey unto the said Yesenia Mayorga, all my undivided interest in that certain piece or parcel of land described as follows:

Lot Number Twenty (20), Block Number Ninety-five (95), Townsite of Hargill, Hidalgo County, Texas, according to the recorded plat thereof including any oil, gas and other mineral lying in and under said property, and including all improvements thereon; and,

The South five feet (S.5') of Lot Number Twenty-one (21), Block Number Ninety-five (95), Townsite of Hargill, Hidalgo County, Texas, according to the recorded plat thereof, including any oil, gas and other minerals lying in and under said property, and including all improvements thereon, SUBJECT to the Life Estate of Diamantina Mayorga.

TO HAVE AND TO HOLD the above-described premises, together with all and singular the rights and appurtenances thereto in any wise belonging unto the Yesenia Mayorga, Grantee, and her heirs and assigns forever.

WITNESS our hands at Hidalgo County, Texas, on the dates set out below.

Diamantina Mayorga 4-15-09
Diamantina Mayorga DATE

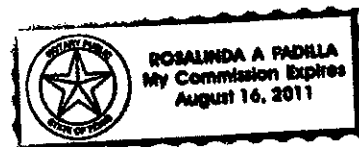
THE STATE OF TEXAS)
COUNTY OF HIDALGO)

ACKNOWLEDGEMENT

BEFORE ME, the undersigned, a Notary Public in and for said County and State on this day personally appeared Diamantina Mayorga, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that she executed the same for the purposes and consideration therein expressed, and affirmed to me under oath that the statements contained therein are true and correct.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 15th day of April, 2009.

Rosalinda A. Padilla
NOTARY PUBLIC, STATE OF TEXAS
My Commission Expires 8-16-2011



Permit Maintenance Screen [X]

Address Connection
 Prop.Id

TaxPayer Name Legal Line 1

Address Line 1 Legal Line 2

Address Line 2 Legal Line 3

City State ZipCode Phone Precinct

No. Street Name Land Building

PRMT_NO	PRMTDATE	PRMTAMT	PRMTFEE

NO permit record. Dwelling was built, prior to permits in system. 1959

Mel J
06-08-14

Hidalgo CAD

Property Search Results > 187024 MAYORGA YESENIA for Year 2016

Property

Account

Property ID: 187024 Legal Description: HARGILL TOWNSITE LOTS 20 & S5' OF LOT 21 BLK 95
 Geographic ID: H1200-00-095-0020-00 Agent Code:
 Type: Real
 Property Use Code:
 Property Use Description:

Location

Address: 208 MCKENEY ST Mapsco:
 Neighborhood: HARGILL TOWNSITE Map ID:
 Neighborhood CD: H120000

Owner

Name: MAYORGA YESENIA Owner ID: 712059
 Mailing Address: 3802 OKEECHOBEE LN % Ownership: 100.000000000000%
 EDINBURG, TX 78542-3340
 Exemptions: HS

Values

(+) Improvement Homesite Value:	+	\$11,495	
(+) Improvement Non-Homesite Value:	+	\$0	
(+) Land Homesite Value:	+	\$6,160	
(+) Land Non-Homesite Value:	+	\$0	Ag / Timber Use Value
(+) Agricultural Market Valuation:	+	\$0	\$0
(+) Timber Market Valuation:	+	\$0	\$0
<hr/>			
(=) Market Value:	=	\$17,655	
(-) Ag or Timber Use Value Reduction:	-	\$0	
<hr/>			
(=) Appraised Value:	=	\$17,655	
(-) HS Cap:	-	\$0	
<hr/>			
(=) Assessed Value:	=	\$17,655	

Taxing Jurisdiction

Owner: MAYORGA YESENIA
 % Ownership: 100.000000000000%
 Total Value: \$17,655

Entity	Description	Tax Rate	Appraised Value	Taxable Value	Estimated Tax
CAD	APPRAISAL DISTRICT	0.000000	\$17,655	\$17,655	\$0.00
DR2	DRAINAGE DISTRICT #2	0.000000	\$17,655	\$17,655	\$0.00
FD3	EMS DIST #03	0.030000	\$17,655	\$17,655	\$5.30
GHD	HIDALGO COUNTY	0.590000	\$17,655	\$17,655	\$104.16
JCC	SOUTH TEXAS COLLEGE	0.185000	\$17,655	\$17,655	\$32.66
R01	ROAD DIST 01	0.000000	\$17,655	\$17,655	\$0.00
SEB	EDINBURG ISD	1.239800	\$17,655	\$0	\$0.00
SST	SOUTH TEXAS SCHOOL	0.049200	\$17,655	\$17,655	\$8.69
Total Tax Rate:		2.094000			
Taxes w/Current Exemptions:					\$150.81
Taxes w/o Exemptions:					\$369.70

Improvement / Building

Improvement #1:	RESIDENTIAL	State Code:	A1	Living Area:	1080.0 sqft	Value:	\$11,495
Type	Description	Class CD	Exterior Wall	Year Built	SQFT		
MA	MAIN AREA	WDLW	DWD	1959	894.0		
MA	MAIN AREA	WDLW		1959	186.0		

Land

#	Type	Description	Acres	Sqft	Eff Front	Eff Depth	Market Value	Prod. Value
1	L	LOT	0.1768	7700.00	100.00	140.00	\$6,160	\$0

Roll Value History


Year	Improvements	Land Market	Ag Valuation	Appraised	HS Cap	Assessed
2016	\$11,495	\$6,160	0	17,655	\$0	\$17,655
2015	\$11,495	\$6,160	0	17,655	\$0	\$17,655
2014	\$13,670	\$6,160	0	19,830	\$0	\$19,830
2013	\$13,670	\$6,160	0	19,830	\$0	\$19,830

Deed History - (Last 3 Deed Transactions)

#	Deed Date	Type	Description	Grantor	Grantee	Volume	Page	Deed Number
1	4/15/2009 12:00:00 AM	GFD	GIFT DEED	MAYORGA DIAMAN	MAYORGA YESENI			1988420
2	3/24/2004 12:00:00 AM	GFD	GIFT DEED	DELGADO JUAN	GARCIA DELIA D			1313516
3	4/5/1993 12:00:00 AM	GFD	GIFT DEED	GARCIA DELIA D	MAYORGA DIAMAN			314127

Tax Due

Property Tax Information as of 06/08/2016

Amount Due if Paid on: 

Year	Taxing Jurisdiction	Taxable Value	Base Tax	Base Taxes Paid	Base Tax Due	Discount / Penalty & Interest	Attorney Fees	Amount Due
------	---------------------	---------------	----------	-----------------	--------------	-------------------------------	---------------	------------

NOTE: Penalty & Interest accrues every month on the unpaid tax and is added to the balance. Attorney fees may also increase your tax liability if not paid by July 1. If you plan to submit payment on a future date, make sure you enter the date and RECALCULATE to obtain the correct total amount due.

Questions Please Call (956) 381-8466

Website version: 1.2.2.2

Database last updated on: 6/8/2016 12:01 AM

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PLANNING DEPARTMENT

Rev. 06-03-15

County of Hidalgo

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

Precinct No.1 Substation
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Mission, TX 78572
956-205-7045
956-205-7049

Precinct 1 2 3 4

T.J. Arredondo, CFM
Director of Planning

Application No: 475034

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

Upon the application of:

Name: Ernestina Trevino
De Torres

Address: 9410 N. Seminary Rd
Edinburg
Texas 78541

Phone: 956-560-5488

Approved by Environmental Health:	Temporary Service	Final Service
_____	_____	<u>Chando Pen</u>
Inspection/Permit No:	Authorized Signature	Authorized Signature
Date Approved:	<u>1 1</u>	<u>Will Gaster Septic</u> <u>2 16 10</u>

Water Supplier: N/A

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

Account/ESI No.: N/A
 Temporary Pole Permanent Service

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

Lot 14 Seminary Heights Subdivision
[The north one-half (N 1/2) The west one half (W 1/2)]

[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.

[Signature]
Planning Department Authorized Signature

Hidalgo County Judge

Date

ATTEST:

Hidalgo County Clerk

Date



PLANNING DEPARTMENT

Rev. 06-03-15

County of Hidalgo

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

Precinct No.1 Substation
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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

Precinct 1 2 3 4

T.J. Arredondo, CFM
Director of Planning

Application No: 4-15634

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

Ernestina Trevino De Torres

Known to me [or proved to me in the oath of Texas Driver License or through 27928731 (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:

Lot 14 Seminary Heights Subdivision.
The north one-half (N 1/2) the west one-half (W 1/2)
[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."~~

Ernestina Trevino (Signature)

SUBSCRIBED AND SWORN TO before me on 1st June, 2016, to certify which, witnesses my hand and seal of office.

[Signature]
NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS



GENERAL WARRANTY DEED

Date: April 18, 1998

GRANTOR:

GEORGE MORALES, SSN

GRANTOR'S MAILING ADDRESS:

Route 3, Box 1535
McAllen, Texas 78501

GRANTEES:

EUSEBIO TORRES, SSN and wife, **ERNESTINA TORRES, SSN**

GRANTEE'S MAILING ADDRESS:

Rt. 7, Box 310V, Edinburg, Texas 78539

CONSIDERATION:

TEN AND NO/100 DOLLARS, AND OTHER GOOD AND VALUABLE CONSIDERATION TO THE UNDERSIGNED PAID BY THE GRANTEES HEREIN, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, AND THE EXECUTION AND DELIVERY OF ONE CERTAIN REAL ESTATE LIEN NOTE IN THE ORIGINAL PRINCIPAL SUM OF TWELVE THOUSAND (\$12,000.00) DOLLARS, WHICH NOTE IS SECURED BY A DEED OF TRUST OF THE SAME DATE.

PROPERTY (INCLUDING ANY IMPROVEMENT):

The North one-half (N 1/2) of the West one-half (W 1/2) of LOT 14, SEMINARY HEIGHTS SUBDIVISION, consisting of 2.5 acres, more or less, a Subdivision of the County of Hidalgo, according to the Map Records on file at the Office of Hidalgo County Clerk, at the HIDALGO COUNTY COURTHOUSE, to which reference is made for all purposes.

RESERVATIONS AND EXCEPTIONS TO WARRANTY:

Any and all restrictions, encumbrances, easements, covenants, if any, relating to the above described property as are filed in the Official Records of the Office of the Hidalgo County Clerk;

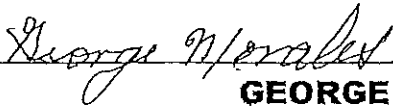
Ad Valorem taxes for the year 1998, and subsequent years;

A VENDOR'S LIEN to secure the REAL ESTATE LIEN NOTE mentioned above, which NOTE is further secured by DEED OF TRUST of the same date, until said NOTE is fully paid, at which time this DEED shall become absolute.

GRANTOR, FOR THE CONSIDERATION, AND SUBJECT TO THE RESERVATIONS AND EXCEPTIONS, does hereby GRANT, SELL, AND CONVEY TO GRANTEES the Property, together with all and singular the rights and appurtenances thereto in any wise belonging, to have and to hold it to GRANTEES, their heirs, executors, administrators, successors, and assigns forever.

GRANTOR binds himself, his heirs, executors, administrators, and successors to Warrant and forever Defend all and singular the property to GRANTEES, their Heirs, Executors, Administrators, Successors and Assigns against every person who should claim the same or any part thereof, except as to reservations and exceptions stated herein.

TO WHICH WITNESS MY HAND THIS 18TH DAY OF APRIL, 1998.

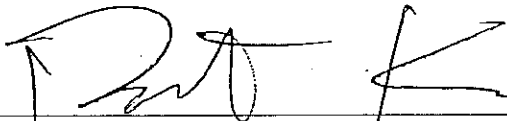


GEORGE MORALES, GRANTOR

STATE OF TEXAS ()

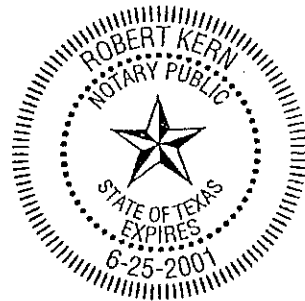
COUNTY OF HIDALGO ()

This instrument was acknowledged before me on the 18th day of April, 1998 by GEORGE MORALES, GRANTOR.



NOTARY PUBLIC, HIDALGO COUNTY, TEXAS

AFTER RECORDING RETURN TO:
Mr. and Mrs. Eusebio Torres
Rt. 7, Box 310V, Edinburg, Texas 78539



Filed for Record in:
Hidalgo County, Texas
by Jose Eloy Pulido
County Clerk

On: Apr 23, 1998 at 10:13A

As a
Recording

Document Number: 672173
Total Fees : 13.00

Receipt Number - 146211
By,
Norma Garza

The State of Texas,

20401

County of HIDALGO

Know All Men by These Presents:

That CITRUS CITY LAKE DEVELOPMENT CORPORATION
a Corporation, duly organized and existing under the Laws of the State of TEXAS

for and in consideration of the sum of TEN AND NO/100 (\$10.00)-----
----- DOLLARS

to it paid, and secured to be paid, by GEORGE MORALES and MARIA C. MORALES,
husband and wife
as follows:

One (1) installment vendor's lien note dated May 3, 1978 in the original amount of \$2,800.00, due and payable in 60 monthly installments of \$58.80 each including interest at the rate of 9 1/2% per annum from date until maturity, with the first installment to become due and payable on or before the 3rd day of June, 1978, and a like installment to become due and payable on or before the 3rd day of each and every succeeding month thereafter until the entire principal balance has been paid in full;

has Granted, Sold and Conveyed, and by these presents does Grant, Sell and Convey, unto the said GEORGE MORALES and MARIA C. MORALES, husband and wife of the County of HIDALGO State of TEXAS all that certain LOT, tract or parcel of land situated in the County of Hidalgo, State of Texas, more fully described as follows, to-wit:

The North one-half (N/2) of the West one-half (W/2) of Lot Fourteen (14), Seminary Heights Subdivision, Hidalgo County, Texas according to the map or plat thereof on file and of record in the office of the County Clerk of Hidalgo County, Texas; SAVE AND EXCEPT any and all oil, gas and other minerals that may be found in, on and under said land and premises.

SUBJECT to property restrictions attached hereto.
SUBJECT to easements of record and all visible easements, and Grantors reserve unto themselves their successors and assigns, an easement of 10 feet along the north boundary for irrigation and utilities; and an easement of 5 feet along the east boundary for irrigation and utilities.

TO HAVE AND TO HOLD the above described premises, together with all and singular the rights and appurtenances thereto in anywise belonging unto the said

GEORGE MORALES and MARIA C. MORALES, husband and wife, their heirs and assigns forever and the said Corporation does hereby bind itself, its successors and assigns, to Warrant and Forever Defend, all and singular the said premises unto the said

GEORGE MORALES and MARIA C. MORALES, husband and wife, their heirs and assigns, against every person whomsoever lawfully claiming; or to claim the same, or any part thereof.

But it is expressly agreed and stipulated that the Vendor's Lien is retained against the above described property, premises and improvements, until the above described note, and all interest thereon are fully paid according to its face and tenor, effect and reading, when this deed shall become absolute.

IN WITNESS WHEREOF, the said Corporation has caused these presents to be signed by its duly authorized officers and to be sealed with the Seal of the Corporation, at Mission, Texas

this 3rd day of May A. D. 1978

Attest:

William J. Rathmell
William J. Rathmell, Secretary.
(Seal)

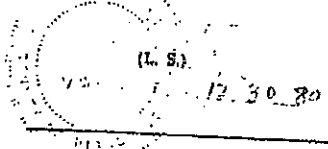
CITRUS CITY LAKE DEVELOPMENT CORPORATION
By *Rodger Ellis*
Rodger Ellis, Vice-President.

THE STATE OF TEXAS,
COUNTY OF HIDALGO

CORPORATION ACKNOWLEDGMENT

BEFORE ME, the undersigned, a Notary Public in and for said County and State, on this day personally appeared
Rodger Ellis
whose name is subscribed to the foregoing instrument and acknowledged to me that the same was the act of the said
Citrus City Lake Development Corporation
a corporation, and that he executed the same as the act of such corporation for the purposes and consideration therein
expressed, and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE,
this the 25th day of June A. D. 1979



Rodger Ellis
Notary Public in and for Hidalgo County, Texas

THE STATE OF TEXAS,
COUNTY OF

I HEREBY CERTIFY that the foregoing instrument of writing with its certificate of authentication, was filed for
record in my office on the _____ day of _____, A. D. 19 _____ at _____ o'clock _____ M.,
and was duly recorded by me on the _____ day of _____, A. D. 19 _____
in Vol. _____ page _____ of the Records of said County.

WITNESS MY HAND and the Seal of the County Court of said County, at my office in
the day and year last above written.

(L. S.)

County Clerk
County, Texas
By _____ Deputy.

192

Warranty Deed
BY COPIES ONLY/
WITH VENDOR SLIP

FROM _____

TO _____

FILED FOR RECORD

This _____ day of _____ A. D. 19 _____
at _____ o'clock _____ M.

By _____
County Clerk
Deputy

RECORDED

In _____ A. D. 19 _____
County Records

In Book _____ on Page _____

By _____
County Clerk
Deputy

Recording Fee \$ _____

This instrument should be filed immediately with
the County Clerk for record.

The Odde Company, Publishers, Dallas

Chapter 232 Texas LGC Application

APPLICATION NO:

4-15634

Jun. 1, 2016

COUNTY OF HIDALGO
PLANNING DEPARTMENT

1304 S. 25th Ave
TEL 318-2840

EDINBURG TX 78539
FAX 318-2844

S2400-00-000-0014-10

[1] OWNER: TORRES, EUSEBIO & ERNESTINA

RR 22 BOX 680
EDINBURG, TX 78541-7578

Telephone No.

[7] LEGAL DESC./NAME OF SUBDIVISION
SEMINARY HEIGHTS LOT 14-N2.50A
W5AC 2.093 AC NET

LOCATION: 0

[2] CONTRACTOR: SELF

[8] SEWAGE: INSTA

[3] WATER SYSTEM: N AL

[9] CONSTRUCTION TYPE: META

[4] PURPOSE OF APPLICATION: MOBILE HOMES
44- MOBILE HOMES

[10] EST. COST OF CONST.: \$35,000

[5] SIZE OF STRUCTURE: 960 Sq. Ft.

[11] SPECIAL FLOOD HAZARD AREA: YES
 NO

[6] USE OF BUILDING: RES.

Special Conditions: No construction allowed over any easements.

MUST COMPLY WITH ALL COUNTY SETBACKS AND
REGULATION FRONT 25' REAR 15' BOTH SIDES 6'
18" TOP OF CENTER LINE

FOR COUNTY USE ONLY APPLICATION FEES

OTHER _____
TOTAL AMOUNT **\$60.00**

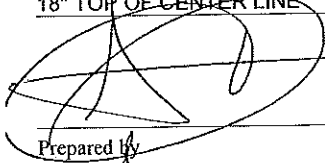
Light Water

Flood Zone: NO
Panel No. /Suffix: _____ Pct: 0

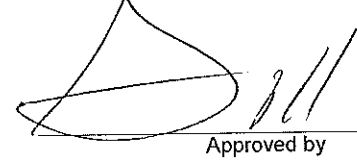
Community No.: _____

Certification of Elevation
Required: YES NO BFE

- 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.


Prepared by

06/01/2016
Date


Approved by

06/01/2016
Date

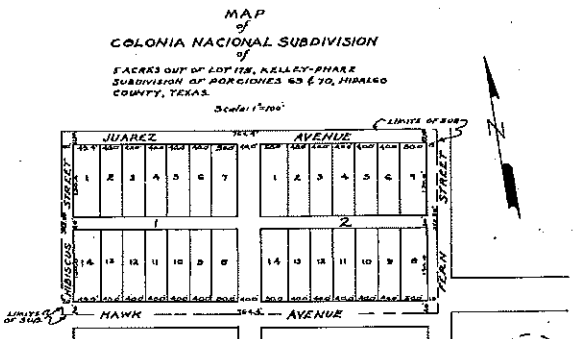
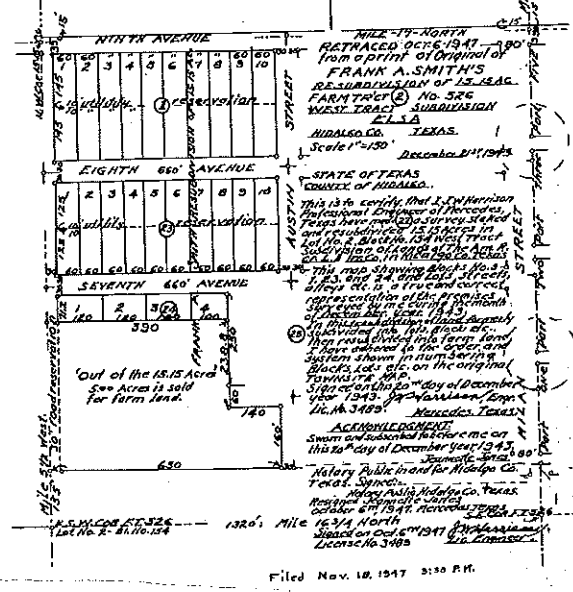
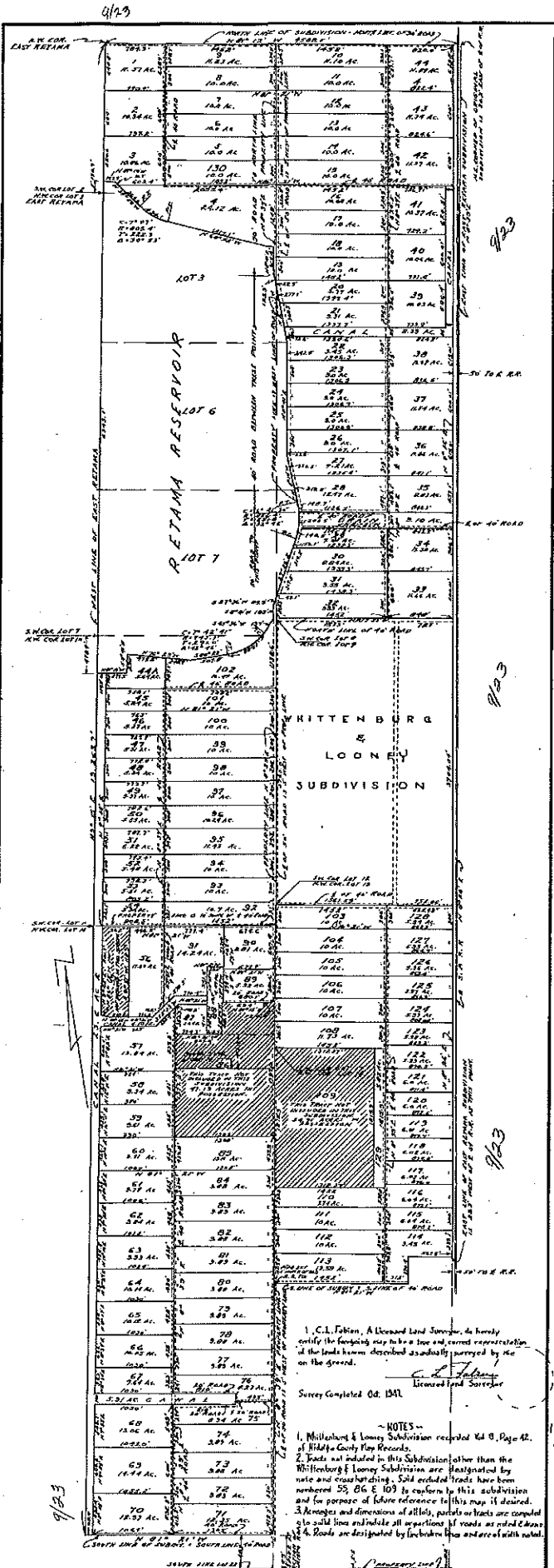

Signature of Owner or Applicant

6-1-16
Date

[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.



STATE OF TEXAS,
COUNTY OF HIDALGO:
I, M. B. Gora, a Civil Engineer & Surveyor, do hereby certify that the accompanying map is a true & correct representation of a survey made by me on the ground for said plat, on the 15th day of January A.D. 1947.

Subscribed & sworn to by M. B. Gora before the undersigned on this 16th day of January A.D. 1947.

Notary Public in and for Hidalgo County, Texas

STATE OF TEXAS,
COUNTY OF HIDALGO:
I, Scott Ford, owner of the lands herein shown, having caused same to be subdivided, do hereby separate, convey & dedicate the accompanying plat of said subdivisions of said land & do hereby grant to the public the use of & an easement into the Alloys shown thereon for all public purposes & especially in the City of Pharr, a municipal corporation, as of my record file in within the bound-aries of said city. There is reserved over & across the lots & Alloys shown thereon, easements for water lines, gas lines, telephone & telegraph lines, electric lines & other utilities. Such easements to be for the benefit of Pharr if those who may, at the time or in the future, hereinafter use them.

IN TESTIMONY WHEREOF, Witness my hand this day of A.D. 1947.

Filed Feb 11, 1948 8:40 P.M.

State of Texas,
County of Hidalgo

Know all men by these presents that I, Mike E. George, owner of the property herein described and designated as Seminary Heights, do hereby adopt, dedicate and confirm the foregoing map of Seminary Heights and do hereby dedicate to the public and to Hidalgo County the roads designated thereon so long as it shall accept, maintain and protect same for the use of the public, retaining however unto myself, my successors and assigns, beneficiaries and licensees the right to construct, operate and maintain at all times over, across and under and along said roads any and all electric power, light, telephone and telegraph poles, wires, conduits, pipe lines, canals, laterals, branches, bridges, siphons and other structures incident or appurtenant to an irrigation system or any and all pipe lines, conduits, structures and appurtenances carrying, conveying or transporting water, oil, gas, or other minerals or commodities and all other transportation lines.

Witness my hand this day of October A.D. 1947.

Notary Public in and for Hidalgo County, Texas

MAP
OF
SEMINARY HEIGHTS

BEING A SUBDIVISION OF LOTS 1, 11, 12, 13 & 14; THAT PART OF LOTS 2, 3, 4, 5, 7, 8 & 10 LYING OUTSIDE OF THE RETAMA RESERVOIR; 75.25 ACRES OUT OF LOT 14, THE WEST 73.25 ACRES OF LOT 15, THE EAST 45.25 ACRES OF LOT 16, THE NORTH 45 ACRES OF LOT 17, THE WEST 15 ACRES OF THE SOUTH 20 ACRES OF THE NORTH 65 ACRES OF LOT 17, ALSO THE NORTH 33.33 ACRES OF LOT 23, ALL IN THE EAST RETAMA SUBDIVISION OF LANDS IN THE SAN SALVADOR DEL TULE GRANT, HIDALGO COUNTY, TEXAS.

PREPARED BY
C. L. FABIAN
LAND SURVEYOR
MALLEN, TEXAS.

Filed Nov 18, 1947 8:30 P.M.