

PLANNING DEPT. PCTS 2 & 4 WATER SERVICE AVAILABILITY		
	APPLICANT	APPLICATION NO.
1.	Juan Pablo de Carlo Lopez Guevara & Faviola Vaca Castro	4-15926
2.	Ludivina Rosales-Garza	4-15928
	COMM. COURT: August 30, 2016	



PLANNING DEPARTMENT

County of Hidalgo

Rev. 06-03-15

Main Office 1304 South 25 th 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
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T.J. Arredondo, CFM
Director of Planning

Precinct 1 2 3 4

Application No: 4-15928

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

Rosales
Ludivina Garza

Known to me or proved to me in the oath of TX Driver License or through
12520045 (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:

402 Fresno Edinburg TX

Woodland Heights
LOT #50

[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]

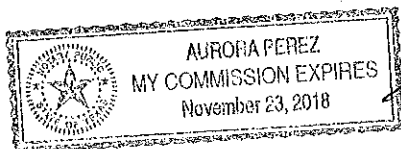
3A. "The land was not sold or conveyed to me by the Subdivider or the subdivider's agent after September 1, 1995."

-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)

SUBSCRIBED AND SWORN TO before me on 23 August, 2016, to certify which, witnesses my hand and seal of office.



NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS



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: 4-15928

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

Upon the application of:

Name: Rudina Rosales Garcia

Address: 2804 Francisco
McAllen, Tx 78503

Phone: (956) 936-9752

Approved by Environmental Health:	Temporary Service	Final Service
	Authorized Signature	<u>[Signature]</u>
Inspection/Permit No:		Authorized Signature
Date Approved:	<u>1 1</u>	<u>Existing</u> <u>8 12 31 16</u>

Water Supplier: North Alamo Water Supply Corp.

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

Account/ESI No. 220003-036
 Temporary Pole Permanent Service

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

Rudina Rosales Woodland Heights Lot #50
402 Fresno Dr Edinburg Tx 78542

[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 Aug 23rd, 2016, 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

CHARGE San Jacinto Title Services-McAllen

GF# 162430067 Closer CAS MM

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.

General Warranty Deed

Date: JULY 22, 2016

Grantor: MARICELA G. GUTIERREZ, Individually and acting as attorney-in-fact for REYMUNDO R. GUTIERREZ

Grantor's Mailing Address: 22020 N. SHARP RD.
EDINBURG, TEXAS 78542
HIDALGO COUNTY

Grantee: LUDIVINA ROSALES-GARZA

Grantee's Mailing Address: 402 Fresh Drive
Edinburg, TX 78542

Consideration: TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable consideration.

Property (including any improvements):

Lot Fifty (50), WOODLAND HEIGHTS SUBDIVISION, an addition to the City of Edinburg, Hidalgo County, Texas, according to the map or plat thereof recorded in Volume 29, Page 104, Map Records, Hidalgo County, Texas, reference to which is here made for all purposes.

Reservations from Conveyance: NONE

Exceptions to Conveyance and Warranty:

- a. Restrictive covenants as recorded in Document No. 402367 and Document No. 439076, Official Records and Volume 29, Page 104, Map Records, Official Records, Hidalgo County, Texas.
- b. Standby fees, taxes and assessments by any taxing authority for the year 2016, and subsequent years; and subsequent taxes and assessments by any taxing authority for prior years due to change in land usage or ownership.
- c. Statutory rights, rules, regulations, easements and liens in favor of Hidalgo County Irrigation District No. 1, pursuant to applicable sections of the Texas Water Code.
- d. Rights of claims by Hidalgo County Irrigation District No. 1 to any portion of property lying within canal and/or drain ditch easements and/or rights of way located on the property.
- e. Easements, building setbacks and reservations as shown according to the map or plat thereof recorded in Volume 29, Page 104, Map Records of Hidalgo County, Texas.
- f. Easement dated October 2, 1990, in favor of North Alamo Water Supply Corporation, recorded in Volume 2999, Page 111, Official Records of Hidalgo County, Texas.
- g. Interest in and to all coal, lignite, oil, gas, and other minerals, and all rights incident thereto, contained in instrument dated May 31, 1955, executed by W. W. Mathews and wife, Hilda Grace Mathews to W. R. Montgomery, recorded in Volume 171, Page 338, Oil and Gas Records, Hidalgo County, Texas.
- h. Interest in and to all coal, lignite, oil, gas, and other minerals, and all rights incident thereto, contained in instrument dated September 16, 1966, executed by Thomas L. Mathews to Lois Falk, et al, recorded in Volume 309, Page 372, Oil and Gas Records, Hidalgo County, Texas.

- i. Interest in and to all coal, lignite, oil, gas, and other minerals, and all rights incident thereto, contained in instrument dated September 9, 1959, executed by W. W. Mathews and wife, Hilda Grace Mathews to William R. Mathews, recorded in Volume 978, Page 440, Deed Records, Hidalgo County, Texas.
- j. Interest in and to all coal, lignite, oil, gas, and other minerals, and all rights incident thereto, contained in instrument dated August 26, 1959, executed by Thomas L. Mathews to William R. Mathews, recorded in Volume 978, Page 441, Deed Records, Hidalgo County, Texas.
- k. Interest in and to all coal, lignite, oil, gas, and other minerals, and all rights incident thereto, contained in instrument dated July 27, 1972, executed by William R. Mathews and wife, Leonor Mathews to Daniel Wyman Mathews and wife, Janice Ann Mathews, recorded in Volume 1330, Page 871, Deed Records, Hidalgo County, Texas.
- l. Coal, lignite, oil, gas or other mineral interest(s), together with rights incident thereto, contained in instrument dated December 13, 1999, executed by Juan Balderas and Rosalinda Balderas to Reymundo R. Gutierrez and Maricela G. Gutierrez, recorded under Document No. 838017, Official Records, Hidalgo County, Texas, which document contains the following language "All the oil, gas and other minerals, in, under, or that may be produced from the subject property are excepted herefrom".
- m. All leases, grants, exceptions or reservations of coal, lignite, oil, gas and other minerals, together with all rights, privileges and immunities relating thereto, appearing the Public Records.
- n. Zoning and building ordinances in favor of the City of Edinburg.

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.

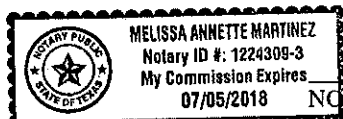
REYMUNDO R. GUTIERREZ

BY: Maricela G. Gutierrez
 MARICELA G. GUTIERREZ, Individually
 and as attorney-in-fact

ACKNOWLEDGMENT

STATE OF TEXAS §
 §
 COUNTY OF HIDALGO §

This instrument was acknowledged before me on the 25 day of July, 2016, by MARICELA G. GUTIERREZ, Individually and as attorney-in-fact for REYMUNDO R. GUTIERREZ.



Melissa Annette Martinez
 NOTARY PUBLIC, STATE OF TEXAS

PREPARED BY:
 SLUSHER & ASSOCIATES, PLLC
 4900 N. 10TH, STE, F-3
 McALLEN, TEXAS 78504
 GF# 162430067

AFTER RECORDING, RETURN TO:

LUDIVINA ROSALES-GARZA

Chapter 232 Texas LGC Application

APPLICATION NO:

4-15928

Aug. 18, 2016

COUNTY OF HIDALGO
PLANNING DEPARTMENT

1304 S. 25th Ave EDINBURG TX 78539
TEL 318-2840 FAX 318-2844

W7380-00-000-0050-00

[1] OWNER: ROSALES, LUDIVINA GARZA

2804 FRANCISCA
MCALLEN, TX 78503

Telephone No. 926-9752

[7] LEGAL DESC./NAME OF SUBDIVISION
WOODLAND HEIGHTS LOT 50

LOCATION: 0 ALAMO & RICHARDSON

[2] CONTRACTOR: SELF

[8] SEWAGE: EXIST

[3] WATER SYSTEM: N AL

[9] CONSTRUCTION TYPE: OTHE

[4] PURPOSE OF APPLICATION: NEW RESIDENCE

[10] EST. COST OF CONST.: \$80,000

25- RESIDENTIAL NEW SINGLE DWELLING

[5] SIZE OF STRUCTURE: 1,600 Sq. Ft.

[11] SPECIAL FLOOD HAZARD AREA: YES
 NO

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

Special Conditions: No construction allowed over any easements.

MUST COMPLY WITH ALL COUNTY SETBACKS & REGULATIONS

FRONT:25' BACK:15' SIDES:7'

MINIMUM ELEV. 18" ABOVE CENTER LINE OF STREET

FOR COUNTY USE ONLY APPLICATION FEES

OTHER _____
TOTAL AMOUNT \$30.00

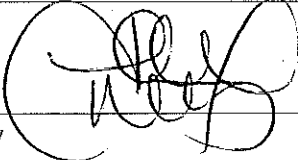
Light [X] Water [X]

Flood Zone: NO
Panel No. /Suffix: 480334 Pct: 4

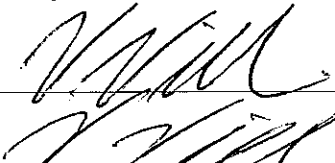
Community No.: 030110

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  Date 8/18/16

Approved by Julio Ruiz Date 8/18/16


Signature of Owner or Applicant Date 8-18-16

[NOTICE]

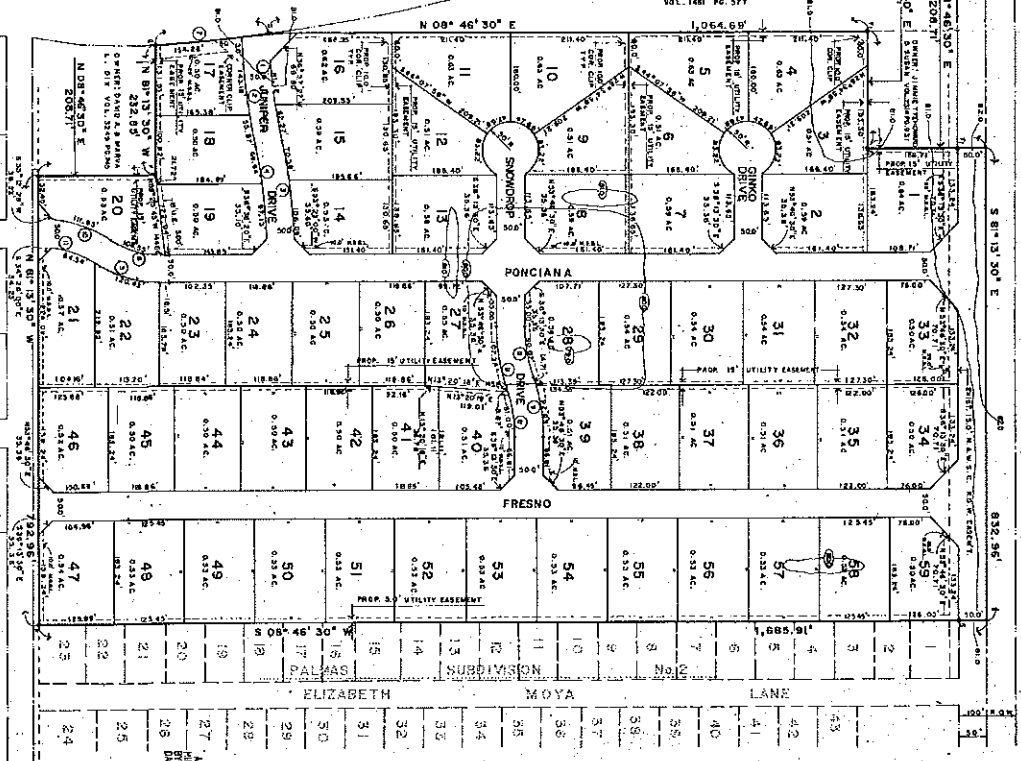
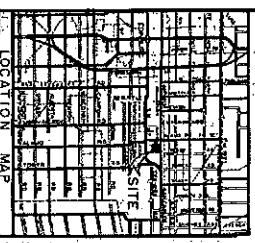
SEPARATE PERMITS ARE REQUIRED FOR SEPTIC TANKS. THIS PERMIT BECOMES NULL AND VOID IF WORK OR CONSTRUCTION AUTHORIZED IS NOT COMMENCED WITHIN 6 MONTHS. OR IF CONSTRUCTION OR WORK IS SUSPENDED OR ABANDONED FOR A PERIOD OF ONE YEAR AT ANYTIME AFTER WORK IS COMMENCED.

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.

RICHARDSON BLVD. (F.M. 21281)

ALAMO ROAD (F.M. 907)

WOODLAND HEIGHTS SUBDIVISION



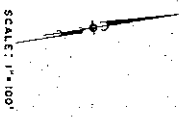
WOODLAND HEIGHTS SUBDIVISION
A 3.26 AC. TRACT OF LAND...
COUNTY OF HENRIETTA, TEXAS

Table with 2 columns: Lot No. and Area. Lists lots 1 through 56 and their respective areas in acres.

APPROVED FOR RECORDING
4-22-85
46-0124

COMMISSIONER'S COURT
APPROVED FOR RECORDING
COUNTY CLERK
HENRIETTA COUNTY, TEXAS

LEGEND
1" = 100'



29-104
R.E. GARCIA & ASSOCIATES
COUNTY CLERK

APPROVED
Henrietta County, Texas

STATE OF TEXAS
COUNTY OF HENRIETTA
R.E. GARCIA & ASSOCIATES

NOTICE TO THE PUBLIC
THE UNDERSIGNED, COUNTY CLERK OF HENRIETTA COUNTY, TEXAS, HEREBY CERTIFY THAT THE ABOVE AND FOREGOING PLAT OF THE WOODLAND HEIGHTS SUBDIVISION WAS FILED FOR RECORD IN THE PUBLIC RECORDS OF THIS COUNTY ON APRIL 22, 1985, AT 10:00 A.M.



STATE OF TEXAS
COUNTY OF HENRIETTA
COUNTY CLERK

NOTICE TO THE PUBLIC
THE UNDERSIGNED, COUNTY CLERK OF HENRIETTA COUNTY, TEXAS, HEREBY CERTIFY THAT THE ABOVE AND FOREGOING PLAT OF THE WOODLAND HEIGHTS SUBDIVISION WAS FILED FOR RECORD IN THE PUBLIC RECORDS OF THIS COUNTY ON APRIL 22, 1985, AT 10:00 A.M.

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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
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: 4-15924

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

Upon the application of:

Name: Faviola Vaca Castro y
Juan Pablo de Carlo Lopez Cervora

Address: 1701w Montercristo Rd
Edinburg, Tx 78541

Phone: (956) 451 2022

Approved by Environmental Health:	Temporary Service _____	Final Service <u>[Signature]</u>
Inspection/Permit No:	Authorized Signature _____	Authorized Signature <u>[Signature]</u>
Date Approved:	<u>1 / 1</u>	<u>8 / 18 / 16</u>

Water Supplier: Sheryland

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 "A", Hoehn Drive subdivision, Hidalgo county, Texas

[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

Main Office 1304 South 25 th 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
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T.J. Arredondo, CFM
Director of Planning

Precinct 1 2 3 (4)

Application No: 4-15926

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

Juan Pablo de Carlo Lopez Guayana & Faviola Uaca Castro

Known to me [or proved to me in the oath of 40793017 ^{TADL#} or through 39714395TXDL (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:

1701 Monte Cristo Lot 4 Edinburg, Tx 78541-9807.
Lot "A" Hoehn Drive

[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 Aug 18th, 2016, to certify which, witnesses my hand and seal of office.

NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS



SPECIAL WARRANTY DEED WITH VENDOR'S LIEN

Date: June 10, 2016

Grantor: 3 MIP, LLC , a Texas Limited Liability Company

Grantor's Mailing Address:

P.O. Box 1881
Pharr , Texas 78577
Hidalgo County, Texas

Grantee: Juan Pablo de Carlo Lopez Guevara and Faviola Vaca Castro

Grantee's Mailing Address:

4717 N. 11th Street, Apt. 29
McAllen, Texas 78504
Hidalgo County, Texas

Consideration: Ten Dollars and other valuable consideration paid by Grantee to Grantor, the receipt of which is hereby acknowledged, and the further consideration of a note of even date that is in the principal amount of Sixty Thousand Dollars and No Cents (\$60,000.00), and is executed by Grantee, payable to the order of Grantor (the "Purchase Note"). The Purchase Note is secured by a first and superior vendor's lien and superior title retained in this deed and by a first-lien deed of trust of even date from Grantee to David A. Ewers , trustee.

Property (including any improvements):

Lot "A", Hoehn Drive Subdivision, Hidalgo County, Texas, as per map or plat thereof recorded in Volume 23, Page 59, Map Records, Hidalgo County, Texas.

Reservations from and Exceptions to Conveyance and Warranty:

1. Restrictive Covenant filed for record under Volume 23, Page 59, Map Records, Hidalgo County, Texas.
2. Oil, Gas and Mineral Lease(s) dated December 21, 1977, recorded in Volume 372, Page 41, Oil and Gas Records, Hidalgo County, Texas.
3. All leases, grants, exceptions or reservations of coal, lignite, oil, gas and other minerals, together with all rights, privileges and immunities relating thereto, appearing in the Public Records whether listed in Schedule B or not.
4. Easement and Right of Way dated November 15, 1949 recorded in Volume 675, Page 637, Deed Records, Hidalgo County, Texas.
5. Right of Way Easement dated September 15, 1998, recorded under Clerk's File No. 714231, Official Records, Hidalgo County, Texas.
6. Easements, Rules, Regulations and Rights in favor of Hidalgo County Irrigation District No. 1.
7. Easements and reservations as may appear upon the recorded map and dedication of said subdivision.
8. Any encroachment, encumbrance, violation, variation or adverse circumstance affecting the title that would be disclosed by an accurate and complete land survey of the land.

9. Any and all liens arising by reason of unpaid bills or claims for work performed or materials furnished in connection with improvements placed, or to be placed, upon the subject land.
10. Pending disbursement of the full proceeds of the loan secured by the lien instrument set forth under Schedule A hereof, this policy insures only to the extent of the amount actually disbursed, in, or objections to, the title up to the face amount of the policy.
11. Liability hereunder at the date hereof is limited to \$120,000.00. Liability shall increase as contemplated improvements are made, so that any loss payable hereunder shall be limited to said sum plus the amount actually expended by the Insured as improvements at the time the loss occurs. Any expenditures made for improvements, subsequent to the date of this policy, will be deemed made as of the date of this policy. Nothing contained in this paragraph shall be construed as limiting any exception or any printed provision of this policy.
12. Standby fees, taxes and assessments by any taxing authority for the year 2016, and subsequent years; and subsequent taxes and assessments by any taxing authority for prior years due to change in land usage or ownership, but not those taxes or assessments for prior years because of an exemption granted to a previous owner of the property under Section 11.13, Texas Tax Code, or because of improvements not assessed for a previous tax year.

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 claim is by, through, or under Grantor, but not otherwise.

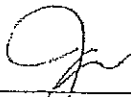
Grantee is taking the property in an arm's-length agreement between the parties. The consideration was bargained on the basis of an "as is, Where is" transaction and reflects the agreement of the parties that there are no representations or express or implied warranties.

By the acceptance of this Deed, Grantee is taking the Property "as is", "where is" and "with all faults", and without any representations 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 not 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, developmental 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.

The vendor's lien against and superior title to the property are retained until the Purchase Note is fully paid according to its terms, at which time this deed shall become absolute.

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

3 MIP, LLC ,
a Texas Limited Liability Company

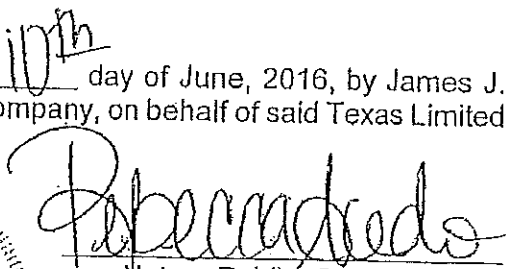
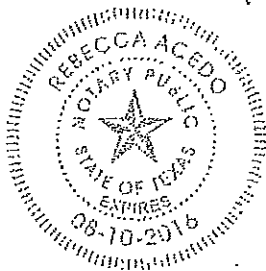


James J. McNamara, Member

(Acknowledgment)

State of Texas
County of Hidalgo

This instrument was acknowledged before me on the 10th day of June, 2016, by James J. McNamara, Member of 3 MIP LLC , a Texas Limited Liability Company, on behalf of said Texas Limited Liability Company.


Notary Public, State of Texas

AFTER RECORDING RETURN TO:

3 MIP, LLC
P.O. Box 1881
Pharr , Texas 78577

Chapter 232 Texas LGC Application

APPLICATION NO:

4-15926

Aug. 18, 2016

COUNTY OF HIDALGO
PLANNING DEPARTMENT

1304 S. 25th Ave
TEL 318-2840

EDINBURG TX 78539
FAX 318-2844

H3830-00-000-0004-00

[1] OWNER: DE CARLO JUAN PABLO GUEVARA
& VACA FAVIOLA CASTRO
1701 MONTE CRISTO
EDINBURG, TX 78541-9807

Telephone No. 451-2622

[7] LEGAL DESC./NAME OF SUBDIVISION
HOEHN DRIVE LOT 4

LOCATION: 0 10TH & DEPOT

[2] CONTRACTOR: SELF

[8] SEWAGE: PUBLI

[3] WATER SYSTEM: SHAR

[9] CONSTRUCTION TYPE: WOOD

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

[10] EST. COST OF CONST.: \$20,000

[5] SIZE OF STRUCTURE: 1,216 Sq. Ft.

[11] SPECIAL FLOOD HAZARD AREA: YES
 NO

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

Special Conditions: No construction allowed over any easements.

MUST COMPLY WITH ALL COUNTY SETBACKS & REGULATIONS

FRONT:35' BACK:15' SIDES:6'

MINIMUM ELEV. 24" ABOVE TOP OF CURB

FOR COUNTY USE ONLY APPLICATION FEES

OTHER _____

TOTAL AMOUNT \$30.00

Light [X]

Water [X]

Flood Zone: NO

Panel No. /Suffix: 480334

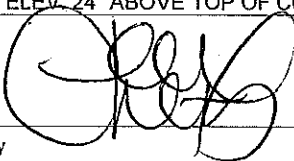
Pct: 0

Community No.: 0325D

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

8/18/16
Date

Guillermo Rodriguez
Approved by

8/18/16
Date


Signature of Owner or Applicant

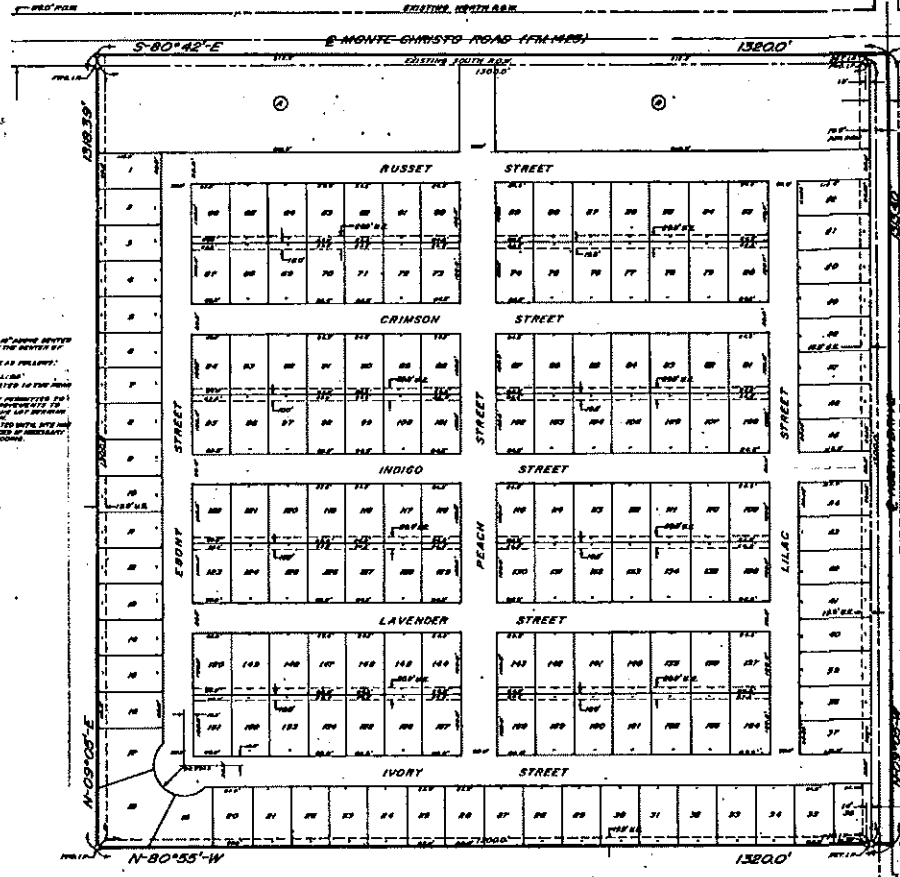
08-18-2016
Date

[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.

SCALE: 1"=100'



NOTES:

1. A SUBDIVISION PLAT SHALL BE DEPOSITED IN THE OFFICE OF THE COUNTY CLERK OF HIDALGO COUNTY, TEXAS, AT THE OFFICE OF THE COUNTY CLERK, 1000 N. GARDNER STREET, DALLAS, TEXAS 75202.

2. A SUBDIVISION PLAT SHALL BE DEPOSITED IN THE OFFICE OF THE COUNTY CLERK OF HIDALGO COUNTY, TEXAS, AT THE OFFICE OF THE COUNTY CLERK, 1000 N. GARDNER STREET, DALLAS, TEXAS 75202.

3. A SUBDIVISION PLAT SHALL BE DEPOSITED IN THE OFFICE OF THE COUNTY CLERK OF HIDALGO COUNTY, TEXAS, AT THE OFFICE OF THE COUNTY CLERK, 1000 N. GARDNER STREET, DALLAS, TEXAS 75202.

4. A SUBDIVISION PLAT SHALL BE DEPOSITED IN THE OFFICE OF THE COUNTY CLERK OF HIDALGO COUNTY, TEXAS, AT THE OFFICE OF THE COUNTY CLERK, 1000 N. GARDNER STREET, DALLAS, TEXAS 75202.

Recorded in Book 23, Page 59
 of the Public Records of Hidalgo
 County, Texas
 Hedra and Hart, Inc.
 County Surveyors

Hedra and Hart, Inc.
 County Surveyors

PLAT OF
HOEHN DRIVE SUBDIVISION
 OF
 LOT 1, BLOCK 236
 TEX-MEX SUBDIVISION
 HIDALGO COUNTY, TEXAS
 39.95 ACRES

APPROVED FOR RECORDING
 Hidalgo Co. Clerk of the Court
 by *Anna Walker*
 on *March 21, 1983*

FILED
 MAR 20 1983
 HIDALGO COUNTY, TEXAS
 COUNTY CLERK'S OFFICE

STATE OF TEXAS
 COUNTY OF HIDALGO
 I, Anna Walker, UNDERWRITER OF THE PROPERTY HEREIN DESCRIBED, DOES HEREBY ADVERTISE, DEDICATE AND CONFIRM THE FOREGOING MAP OR PLAT AND DOES HEREBY STATE TO THE PUBLIC, FOR ALL STREETS, ALLEYS, PARKS, WINDROCKS, DRAINAGE, EASEMENTS AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE OF CONSIDERATION THEREIN EXPRESSED.

Anna Walker
 COUNTY CLERK

STATE OF TEXAS
 COUNTY OF HIDALGO
 BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED Anna Walker, 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 PURPOSE AND CONSIDERATIONS THEREIN, STATED BY HIM UNDER MY HAND AND SEAL OF OFFICE, THIS 21ST DAY OF MARCH, 1983.

Carlino S. Gonzalez
 NOTARY PUBLIC

STATE OF TEXAS
 COUNTY OF HIDALGO
 I, THE UNDERSIGNED, A REGISTERED PROFESSIONAL ENGINEER AND REGISTERED PUBLIC SURVEYOR, SEEN IN THE STATE OF TEXAS, HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECTLY MADE AND IS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY MADE UNDER MY SUPERVISION ON THE GROUND.

Samuel H. Jones
 REGISTERED PROFESSIONAL ENGINEER AND REGISTERED PUBLIC SURVEYOR



HIDALGO COUNTY IRIGATION DISTRICT NO. 1 WILL NOT BE RESPONSIBLE FOR DRAINAGE OR CLOSURE OF WATER TO ANY LOT IN THIS SUBDIVISION, IF BARRIED THIS WILL BE AT DISTRICT'S EXPENSE. HIDALGO COUNTY WATER CONTROL AND IMPROVEMENT DISTRICT NO. ONE CERTIFIES THAT THERE ARE NO IRRIGATION LINES OR OTHER STRUCTURES CROSSING THE HOEHN DRIVE SUBDIVISION THIS DAY OF MARCH, 1983.

ATTEST: *Samuel H. Jones*
 SURVEYOR

Samuel H. Jones
 SURVEYOR

CHECKED FOR DRAINAGE
 BY: *W. A. G. Co.*

APPROVED FOR RECORDING
 BY
 COMMISSIONER'S COURT
 In the 22ND Day of MARCH 1983
 J. EDGAR BEE, County Clerk
 Hidalgo County, Texas
J. Edgar Bee

DATE REVISION
 SCALE 1"=100'
 JOB NO. H-10-100
 CHECKED BY
 DRAWN BY J.E.

Phase II ENGINEERING
 PHONE (512) 781-9987
 P.O. BOX 508 PHARR, TEXAS

HOEHN DRIVE SUBDIVISION