



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: 1-19

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

Upon the application of:

Name: Nicolas Casares

Address: 803 Catarina St -
Weslaco, TX. 78596

Phone: (956) 756-3061
756-2219

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

Water Supplier: Military WS

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:

M5 Lot 22
mile 2 of Gonzalez Rd.

[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



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T.J. Arredondo, CFM
Director of Planning

Precinct 1 2 3 4

Application No: 1-19

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

Nicolas Casques

Known to me [or proved to me in the oath of Tx DL # 3382264 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:

MG Lot # 22

[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]

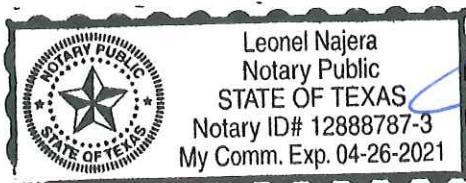
3A. "The land was not sold or conveyed to me by the Subdivider or the subdivider's agent after September 1, 1995."

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."

x [Signature] (Signature)

SUBSCRIBED AND SWORN TO before me on November 9th 2017, to certify which, witnesses my hand and seal of office.



NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS

Warranty Deed

Date: August 02, 2017

Grantor: MARIA V MORIN
RUBEN MORIN

Grantor's Mailing address: PO BOX 424
PROGRESO, TX 78579-0424

Grantee: NICOLAS CASARES

Grantee's Mailing address: 803 CATRINA ST.
WESLACO, TEXAS 78596

Consideration: in consideration of \$10.00 (ten dollars and 00 cents) and other good and valuable consideration.

Property (including any improvements):

All of Lot TWENTY TWO (22) MG SUBIVISION an addition to the City of Mercedes, Hidalgo County, Texas as per map or plat thereof recorded in volume 27, page 155, in the Map Records, Hidalgo County, Texas.

SAVE & EXCEPT,
Reservations from and Exceptions to Conveyance and Warranty:

1. Visible and apparent easements on or across the property herein described.
2. Easements for roadways as shown on the map of the subdivision herein referred to.
3. Zoning Ordinances of Hidalgo County, Texas.

Grantors, for the consideration and subject to the reservations from, and exceptions to conveyance and warranty, grant sell and convey to Grantee the Property together with all and singular the rights and appurtenances thereto in any wise belonging, to have and hold it to Grantors and Grantor's heirs, executors, administrators and successors to warrant 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.

STATE OF TEXAS

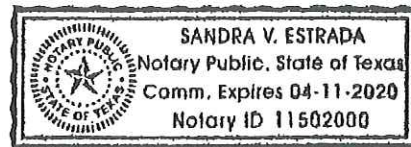
COUNTY OF HIDALGO

Acknowledgment

In Progreso, Texas, on the 2nd day of August, 2017, before me, a Notary Public in and for the above state and county, personally appeared Mrs. Maria V Morin, known to me or proved to be the person named in and who executed the foregoing instrument, and being first duly sworn, such person acknowledged that she executed said instrument for the purposes therein contained as her free and voluntary act and deed.

Maria V. Morin
Mrs. Maria V. Morin
Sandra V. Estrada
Sandra V. Estrada
TEXAS NOTARY PUBLIC

My Commission Expires: APRIL 11, 2020



STATE OF TEXAS

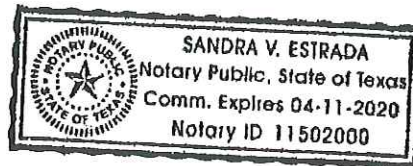
COUNTY OF HIDALGO

Acknowledgment

In Progreso, Texas, on the 2nd day of August, 2017, before me, a Notary Public in and for the above state and county, personally appeared Mr. Ruben Morin, known to me or proved to be the person named in and who executed the foregoing instrument, and being first duly sworn, such person acknowledged that she executed said instrument for the purposes therein contained as her free and voluntary act and deed.

Ruben Morin
Mr. Ruben Morin
Sandra V. Estrada
Sandra V. Estrada
TEXAS NOTARY PUBLIC

My Commission Expires: APRIL 11, 2020



The street address of the property being conveyed is : Lot 22 , 0 Alicia Dr. Progreso, Texas 78579

Send future tax bills to:

Nicolas Casares
803 Catrina St
Weslaco, Tx 78596

After recording, return to:

Nicolas Casares
803 Catrina St
Weslaco, Tx 78596



Chapter 232, Texas Local Government Code
COUNTY OF HIDALGO
PLANNING DEPARTMENT

10/12/2017 11:02:50 AM

Main Office	Precinct No. 1 Substation	Precinct No. 3 Substation
1304 South 25th Street Edinburg, Texas 78542	1902 Joe Stephens Ave. Weslaco, Texas 78596	2401 N. Moorefield Rd. Mission, Texas 78572
Ph: 956-318-2840 Fax: 956-318-2844	Ph: 956-968-4734 Fax: 956-973-7850	Ph: 956-205-7045 Fax: 956-205-7049

Permit No.: Permit 1-19
 Receipt No.: 000101
 M3852-00-000-0022-00

Nicolás
 CASARES ELVIA *(NLS)*
 803 CATARINA ST.
 WESLACO, TX 78596
 (956) 756-3061
 (956) 756-3061

- [1] Contractor: SELF
- [2] Water System: North Alamo WSC
- [3] Class of Work: 25 Residential, new, Single Family Dwelling
- [4] Size of Structure: 2190Sq.Ft.
- [5] Legal Description: MG LOT 22
- [6] Location: MILE 2 & GONZALEZ RD
- [7] Sewage: North Alamo WSC
- [8] Construction Type: Brick
- [9] Est. Cost of Construction: \$100000
- [10] Flood Zone: Zone B

Community Panel Number: 480334 / 0525B
 Precinct: 1
 Certification of Elevation Required: No
 Setbacks: Front 25', Rear 55', Side 6', Side 6', Corner '
 Special Conditions: **MUST COMPLY WITH ALL COUNTY SETBACKS AND REGULATIONS**
 Description: Permit 1-19
 Price: \$30.00

Total Amount.....\$30.00

Method of Payment: Cash
 Check/M.O.#:
 Payment: \$30
 Change Due: \$0.00
 Application: alyssa.ulloa
 Inspector: gilbert.mata
 Receipt: leo.najera

[Signature]

 Cashier

10/12/17

 Date

Property ID# 513222

[NOTICE]

ALL SETBACKS AND FINISH FLOOR ELEVATIONS SHALL BE IN COMPLIANCE WITH THE SUBDIVISION PLAT AND/OR DEED RESTRICTIONS. NO CONSTRUCTION ALLOWED OVER ANY EASEMENTS. NO MORE THAN ONE SINGLE FAMILY RESIDENCE PER LOT. APPLICANT SHALL COMPLY WITH ALL THE PLAT AND OR DEED RESTRICTIONS AND REQUIREMENTS AFFECTING THE LOT. APPLICANT ACKNOWLEDGES THAT NO FURTHER DIVISION OF THE DESCRIBED PROPERTY SHALL BE DONE WITHOUT FIRST PREPARING A SUBDIVISION PLAT IN ACCORDANCE WITH HIDALGO COUNTY SUBDIVISION RULES, TEXAS LOCAL GOVERNMENT CODE AND/OR TEXAS WATER DEVELOPMENT BOARD MODEL SUBDIVISION RULES. A CLEARANCE WILL NOT BE ISSUED FOR ANY PROPERTY LOCATED IN AN AREA DESIGNATED AS ZONE 'A', 'AE', 'AH' OR 'AO' UNTIL THE OWNER AND/OR CONTRACTOR HAS PROVIDED THE PLANNING DEPARTMENT A DEVELOPMENT PERMIT APPROVED BY THE COUNTY OF HIDALGO FLOOD PLAIN ADMINISTRATOR INCLUDING AN ELEVATION CERTIFICATE REFLECTING THE PROPOSED FINISHED FLOOR ELEVATION FOR THE IMPROVEMENTS AND THE BASE FLOOD ELEVATION FOR THE PROPERTY. IN ADDITION, A FINAL CLEARANCE WILL NOT BE ISSUED UNTIL THE OWNER AND/OR CONTRACTOR HAS PROVIDED THE PLANNING DEPARTMENT A FINISHED FLOOR CONSTRUCTION ELEVATION CERTIFICATE CONFIRMING THAT ALL IMPROVEMENTS WERE CONSTRUCTED IN ACCORDANCE WITH THE TERMS OF THE INITIAL APPLICATION AND FLOOD PLAIN ADMINISTRATION DEVELOPMENT PERMIT. A SEPARATE PERMIT IS ALSO REQUIRED FOR INSTALLATION OF SEPTIC TANKS AND THE VERIFICATION THAT SEPTIC TANKS WERE INSTALLED IN COMPLIANCE WITH ALL LEGAL REQUIREMENTS. THIS APPLICATION IS SUBJECT TO CANCELLATION 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 ANY TIME AFTER WORK IS REVOKED. APPROVED APPLICATION FEE SHALL BE DOUBLED FOR CONSTRUCTION COMMENCING AND/OR STRUCTURES MOVED IN PRIOR TO OBTAINING AN APPROVED APPLICATION. THE FORGOING IS A TRUE AND CORRECT DESCRIPTION OF THE IMPROVEMENTS CONTEMPLATED BY THE UNDERSIGNED APPLICANT, AND THE APPLICANT STATES THAT THE APPLICANT WILL HAVE FULL AUTHORITY OVER THE CONSTRUCTION OF SAME AND CONTRACTOR AND APPLICANT HEREBY AGREE TO COMPLY WITH ALL COUNTY REQUIREMENTS AND APPLICABLE PLAT AND/OR DEED RESTRICTIONS. APPLICANT AND CONTRACTOR HEREBY CERTIFY THAT EACH HAS 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 VIOLATE OR CANCEL THE PROVISIONS OF ANY OTHER STATE OR LOCAL LAW REGULATING CONSTRUCTION OR THE PERFORMANCE OF CONSTRUCTION. BY SIGNING THIS APPLICATION, APPLICANT AND CONTRACTOR AUTHORIZE REPRESENTATIVES OF THE COUNTY OF HIDALGO TO COME ON TO THE CONSTRUCTION SITE TO MONITOR CONTRACTOR'S AND APPLICANT'S COMPLIANCE WITH THE TERMS OF THE PERMIT AND THE COUNTY'S SUBDIVISION REGULATIONS. PLEASE CONTACT PLANNING DEPARTMENT 48 HOURS PRIOR TO POURING OF FOUNDATION FOR INSPECTION OF BUILDING SETBACKS FROM PROPERTY LINES AND FINISH FLOOR ELEVATION. NO CONSTRUCTION ALLOWED OVER ANY EASEMENTS. BUILDING SETBACKS AND FINISH FLOOR ELEVATIONS SHALL BE MET PRIOR TO POURING FOUNDATION OR WHEN MOVING IN A STRUCTURE.

[Signature]

 Signature of Owner or Applicant

10-12-17

 Date



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T.J. Arredondo, CFM
Director of Planning

Precinct 1 2 3 4

Application No: 1-68

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

Upon the application of:

Name: Elvira Gonzalez

Address: 17023 John T. Eberly Dr.
Weslaco TX 78599

Phone: 956 (830) 370-5825

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

Water Supplier: NAWS

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:

West Tract lot 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

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T.J. Arredondo, CFM
Director of Planning

Precinct 1 2 3 4

Application No: 1-68

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

Elvira Gonzalez

Known to me [or proved to me in the oath of 17602070 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:

West Tract lot + 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]

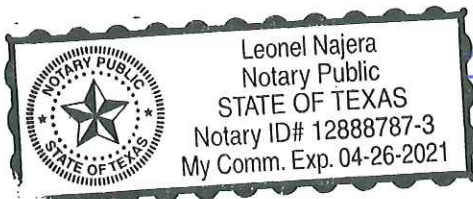
3A. "The land was not sold or conveyed to me by the Subdivider or the subdivider's agent after September 1, 1995."

-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."

Elvira Gonzalez (Signature)

SUBSCRIBED AND SWORN TO before me on November 8th, 2017, to certify which, witnesses my hand and seal of office.



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

32240

VOL. 2487 PAGE 327

Pd
500

WARRANTY DEED

THE STATE OF TEXAS *
*
COUNTY OF HIDALGO *

KNOW ALL MEN BY THESE PRESENTS:

That we, JOHN T. EBERLE and wife, ANTONIETA EBERLE, of the County of Hidalgo, State of Texas for and in consideration of the sum of TEN AND NO/100 (\$10.00) DOLLARS and other valuable consideration to the undersigned paid by the grantees herein named, the receipt of which is hereby acknowledged,

have GRANTED, SOLD AND CONVEYED, and by these presents do GRANT, SELL AND CONVEY unto

OSCAR GONZALEZ and wife, ELVIRA GONZALEZ
Rt. 1, Box 402
Weslaco, Texas 78596

of the County of Hidalgo and State of Texas, all of the following described real property in Hidalgo County, Texas, to-wit:

A tract of land containing 1.04 net acres, more or less, out of the West 10 acres of Farm Tract 462, West Tract Subdivision, Hidalgo County, Texas, more particularly described by metes and bounds as follows to-wit:

BEGINNING at the Southwest corner of said Farm Tract 462;

THENCE, North, along the West line of said Farm Tract 462 a distance of 354 feet;

THENCE, East, a distance of 140 feet;

OFFICIAL RECORDS

THENCE, South, a distance of 354 feet;

THENCE, West a distance of 140 feet to the PLACE OF BEGINNING; the South 30 feet of said lands being in public road, leaving a net of 1.04 acres, more or less.

Said lands are also to be known as Lots One (1), and Two (2) of the proposed but unrecorded plat of West Gate Acres Subdivision.

SUBJECT TO utility easements across the West Ten (W 10) feet and the East Ten (E 10) feet of said property.

Taxes for the year 1986 and subsequent years, and subsequent assessments for prior years due to change in land usage or ownership.

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 grantees, their heirs and assigns forever; and we do hereby bind ourselves, our heirs, executors and administrators to WARRANT AND FOREVER DEFEND all and singular the said premises unto the said grantees, their heirs and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof.

EXECUTED this 17th day of August, 1987.

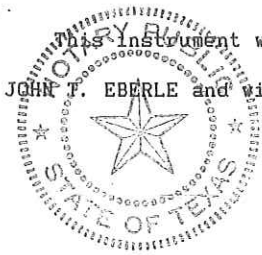
John T. Eberle
JOHN T. EBERLE

Antonietta Eberle
ANTONIETA EBERLE

90/5
82/5
92/4

STATE OF TEXAS *

COUNTY OF HIDALGO *



This instrument was acknowledged before me on the 17th day of August, 1987, by JOHN F. EBERLE and wife, ANTONIETA EBERLE.

Rebecca M. Smith
Notary Public, State of Texas
Notary's name (printed) REBECCA M. SMITH
Notary's commission expires: 2/19/91

Grantee's Mailing Address:

Name: OSCAR GONZALEZ and wife, ELVIRA GONZALEZ

Address: Rt. 1, Box 402
Weslaco, Texas 78596

AFTER RECORDING RETURN TO:

MR. & MRS. OSCAR GONZALEZ
Rt. 1, Box 402
Weslaco, Texas 78596

PROOF READ
CHK 402
PREPARED IN THE LAW OFFICE OF:

JOE I. CARDENAS
P. O. BOX 8456
WESLACO, TEXAS 78596

WESLACO "BUILT" 1985
COUNTY CLERK
HIDALGO COUNTY, TEXAS
RECORDED
AUG 23 1987
11 21 AM '87



01200

11 21 AM '87



COUNTY OF HIDALGO
PLANNING DEPARTMENT

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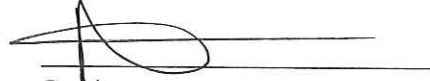
Precinct No. 3 Substation
2401 N. Moorefield Rd.
Mission, Texas 78572
Ph: 956-205-7045
Fax: 956-205-7049

Permit No.: Permit 1-68
Receipt No.: 000310
W3800-00-462-0000-17

GONZALEZ OSCAR & ELVIRA
17023 JOHN T EBERLY DR
WESLACO, TX 78599
(830) 370-5825
(830) 370-5825

- [1] Contractor: SELF
- [2] Water System: North Alamo WSC
- [3] Class of Work: 44 Mobile homes
- [4] Size of Structure: 1568Sq.Ft.
- [5] Legal Description: WEST TRACT S354'-W140'-FT 462 A/K/A
LOTS 1 & 2 - WEST GATE ACRES 1.14AC GR 1.04AC NET
- [6] Location: MILE 15 1/2 N. & MILE 6 W.
- [7] Sewage: N/A
- [8] Construction Type: Block
- [9] Est. Cost of Construction: \$56900
- [10] Flood Zone: Zone X

Community Panel Number: 480334 0450 C
 Precinct: 1
 Certification of Elevation Required: No
 Setbacks: Front 25', Rear 15', Side 6', Side 6', Corner '
 Special Conditions: MUST COMPLY WITH ALL COUNTY
 SETBACKS & REG.
 Description: Permit 1-68
 Price: \$30.00
Total Amount.....\$30.00
 Method of Payment: Cash
 Check/M.O.#:
 Payment: \$40.00
 Change Due: \$10.00
 Application: alyssa.ulloa
 Inspector: gilbert.pecina
 Receipt: alyssa.ulloa



 Cashier

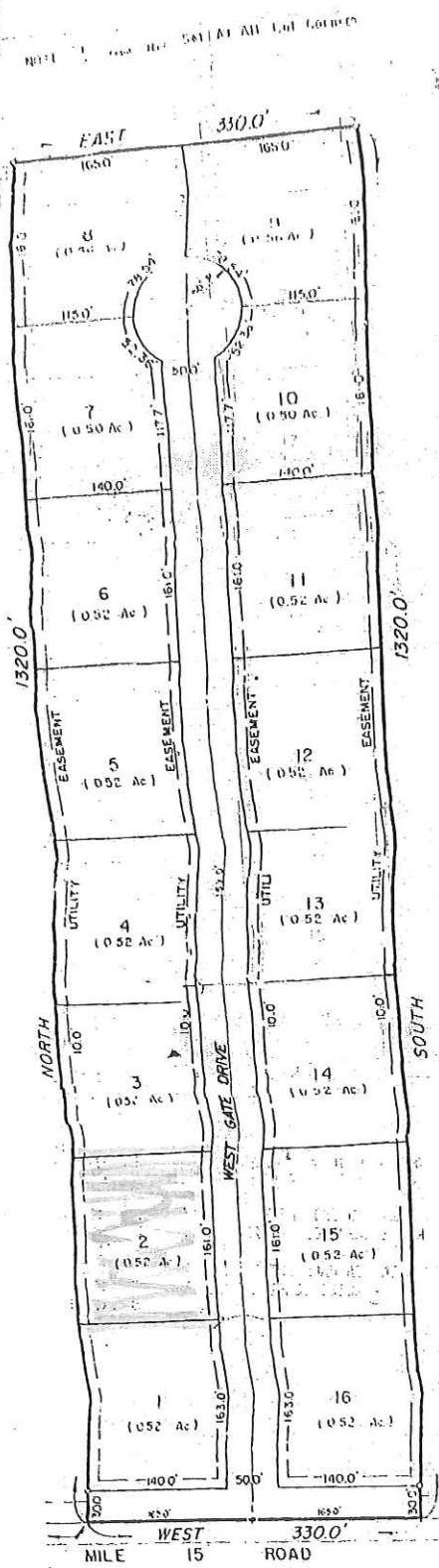
11/3/17
 Date

[NOTICE]

ALL SETBACKS AND FINISH FLOOR ELEVATIONS SHALL BE IN COMPLIANCE WITH THE SUBDIVISION PLAT AND/OR DEED RESTRICTIONS. NO CONSTRUCTION ALLOWED OVER ANY EASEMENTS. NO MORE THAN ONE SINGLE FAMILY RESIDENCE PER LOT. APPLICANT SHALL COMPLY WITH ALL THE PLAT AND OR DEED RESTRICTIONS AND REQUIREMENTS AFFECTING THE LOT. APPLICANT ACKNOWLEDGES THAT NO FURTHER DIVISION OF THE DESCRIBED PROPERTY SHALL BE DONE WITHOUT FIRST PREPARING A SUBDIVISION PLAT IN ACCORDANCE WITH HIDALGO COUNTY SUBDIVISION RULES, TEXAS LOCAL GOVERNMENT CODE AND/OR TEXAS WATER DEVELOPMENT BOARD MODEL SUBDIVISION RULES. A CLEARANCE WILL NOT BE ISSUED FOR ANY PROPERTY LOCATED IN AN AREA DESIGNATED AS ZONE 'A', 'AE', 'AH' OR 'AO' UNTIL THE OWNER AND/OR CONTRACTOR HAS PROVIDED THE PLANNING DEPARTMENT A DEVELOPMENT PERMIT APPROVED BY THE COUNTY OF HIDALGO FLOOD PLAIN ADMINISTRATOR INCLUDING AN ELEVATION CERTIFICATE REFLECTING THE PROPOSED FINISHED FLOOR ELEVATION FOR THE IMPROVEMENTS AND THE BASE FLOOD ELEVATION FOR THE PROPERTY. IN ADDITION, A FINAL CLEARANCE WILL NOT BE ISSUED UNTIL THE OWNER AND/OR CONTRACTOR HAS PROVIDED THE PLANNING DEPARTMENT A FINISHED FLOOR CONSTRUCTION ELEVATION CERTIFICATE CONFIRMING THAT ALL IMPROVEMENTS WERE CONSTRUCTED IN ACCORDANCE WITH THE TERMS OF THE INITIAL APPLICATION AND FLOOD PLAIN ADMINISTRATION DEVELOPMENT PERMIT. A SEPARATE PERMIT IS ALSO REQUIRED FOR INSTALLATION OF SEPTIC TANKS AND THE VERIFICATION THAT SEPTIC TANKS WERE INSTALLED IN COMPLIANCE WITH ALL LEGAL REQUIREMENTS. THIS APPLICATION IS SUBJECT TO CANCELLATION 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 ANY TIME AFTER WORK IS COMMENCED. APPLICANT/OWNER STATES THAT NO STRUCTURE EXISTS ON THIS TRACT OF LAND. IF FOUND IN VIOLATION APPROVED APPLICATION MAY BE REVOKED. APPROVED APPLICATION FEE SHALL BE DOUBLED FOR CONSTRUCTION COMMENCING AND/OR STRUCTURES MOVED IN PRIOR TO OBTAINING AN APPROVED APPLICATION. THE FORGOING IS A TRUE AND CORRECT DESCRIPTION OF THE IMPROVEMENTS CONTEMPLATED BY THE UNDERSIGNED APPLICANT, AND THE APPLICANT STATES THAT THE APPLICANT WILL HAVE FULL AUTHORITY OVER THE CONSTRUCTION OF SAME AND CONTRACTOR AND APPLICANT HEREBY AGREE TO COMPLY WITH ALL COUNTY REQUIREMENTS AND APPLICABLE PLAT AND/OR DEED RESTRICTIONS. APPLICANT AND CONTRACTOR HEREBY CERTIFY THAT EACH HAS 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 VIOLATE OR CANCEL THE PROVISIONS OF ANY OTHER STATE OR LOCAL LAW REGULATING CONSTRUCTION OR THE PERFORMANCE OF CONSTRUCTION. BY SIGNING THIS APPLICATION, APPLICANT AND CONTRACTOR AUTHORIZE REPRESENTATIVES OF THE COUNTY OF HIDALGO TO COME ON TO THE CONSTRUCTION SITE TO MONITOR CONTRACTOR'S AND APPLICANT'S COMPLIANCE WITH THE TERMS OF THE PERMIT AND THE COUNTY'S SUBDIVISION REGULATIONS. PLEASE CONTACT PLANNING DEPARTMENT 48 HOURS PRIOR TO POURING OF FOUNDATION FOR INSPECTION OF BUILDING SETBACKS FROM PROPERTY LINES AND FINISH FLOOR ELEVATION. NO CONSTRUCTION ALLOWED OVER ANY EASEMENTS. BUILDING SETBACKS AND FINISH FLOOR ELEVATIONS SHALL BE MET PRIOR TO POURING FOUNDATION OR WHEN MOVING IN A STRUCTURE.


 Signature of Owner or Applicant

11-3-17
 Date



MAP OF WEST GATE ACRES

BEING A RE-SUBDIVISION OF THE WEST 10.0 ACRES OF
TRACT 78621-462, WEST TRACT 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
LANDS HEREIN DESCRIBED AS SURVEYED AND SUBDIVIDED UNDER MY DIRECTION.



Larry L. Smith
LARRY L. SMITH
REGISTERED PUBLIC SURVEYOR AND ENGINEER
EDINBURG, TEXAS
SURVEYED: MARCH 30, 1983
T211-P38 & 39 JOB # 7-23065

STATE OF TEXAS }
COUNTY OF HIDALGO }

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

John T. Elliott
JOHN T. ELLIOTT

STATE OF TEXAS }
COUNTY OF HIDALGO }

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS 30th DAY OF MARCH 1983, THE
FIDELITY, OWNER KNOW TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE
GOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME OF HIS
OWN FREE WILL AND CONSIDERATION THEREIN EXPRESSED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS 30th DAY OF MARCH 1983.

THIS PLAT APPROVED BY THE COMMISSIONERS OF THE PUBLIC UTILITIES COMMISSION OF THE STATE OF TEXAS, THIS 30th DAY OF MARCH 1983.

- NOTES:
1. MINIMUM FINISH FLOOR IS NATURAL GROUND AND 18 INCHES OR ELEVATION 98.5, WHICHEVER IS HIGHER.
 2. THIS SUBDIVISION IS IN FIRM ZONE C - AREA OF MINIMAL FLOODING FOR THE 100 YEAR STORM EVENT.
 3. BENCH MARK IS CENTER OF THE ROAD AT THE SOUTHWEST CORNER OF THE SUBDIVISION - ELEVATION = 100.0

SEP 1983



PLANNING DEPARTMENT

County of Hidalgo

Rev. 06-03-15

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: 1-72

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

Upon the application of:

Name: Maria Vasquez

Address: PO Box 1247
Wimauma
Florida 33598

Phone: (813) 817-2118

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

Water Supplier: NAWS

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:

Tower Manor Est 10+17

[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
County of Hidalgo

Rev. 06-03-15

Main Office
1304 South 25th Street
Edinburg, Texas 78542
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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:

1-72

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 A Vazquez Tenorio

Known to me [or proved to me in the oath of ... or through
V223-541-59-713-0 (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:

Tower Manor Est lot 17

[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 A Vazquez Tenorio (Signature)

SUBSCRIBED AND SWORN TO before me on September 4, 2017, to certify which, witnesses my hand and seal of office.

NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS
Florida



LORENA YANEZ
Commission # GG 100395
Expires May 3, 2021
Bonded Thru Budget Notary Services

1849222

Warranty Deed

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OF THE FOLLOWING INFORMATION FROM THIS INSTRUMENT BEFORE IT FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY OR DRIVER'S LICENSE NUMBER. CHAPTER 11 SEC. 11.008 TEXAS PROPERTY CODE.

Date: **January 21, 2008**

Grantor: **Ann E. Cortez**

Grantor's Mailing Address (including county): **829 Elbert St.
Hidalgo County
Pharr, Texas 78577**

Grantee: **Maria Antonia Vasquez and Juan Padilla**

Grantee's Mailing Address (including county): **P.O. Box 1247
Waimauma, FL 33598**

Consideration: **Ten and no/100ths (\$10.00) and other good and valuable consideration;**

Property (including any improvements):

Lot Seventeen (17), Tower Manor Estates, Hidalgo County, as recorded in the office of the County Clerk Hidalgo County Texas.

Reservation from and Exception to Conveyance and Warranty:

-none-

For the consideration Grantor Warranty Deed to Grantee all of Grantor's rights, title, and interest in and to the property, to have and to hold in to Grantee, Grantee's heirs, executors, administrators, successors, or assigns forever. Neither Grantor nor Grantor's heirs, executors, administration, successors, or assigns shall have, claim, or demand any right or title to the property or any part of it.

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



ANN E. CORTEZ


ANN E. CORTEZ


Acknowledgment

State of Texas

County of Hidalgo

This instrument was acknowledged before me on the 23rd day of January, 2008 by ANN E. CORTEZ.


Notary Public, State of Texas

 SYLVIA A. RODRIGUEZ
Notary Public, State of Texas
My Commission Expires
NOVEMBER 08, 2008
Notary without Bond

AFTER RECORDING RETURN TO:

Ann E. Cortez
829 Elbert St.
Pharr, Texas 78577



Chapter 232, Texas Local Government Code

11/7/2017 11:20:00 AM

COUNTY OF HIDALGO
PLANNING DEPARTMENT

Main Office	Precinct No. 1 Substation	Precinct No. 3 Substation
1304 South 25th Street	1902 Joe Stephens Ave.	2401 N. Moorefield Rd.
Edinburg, Texas 78542	Weslaco, Texas 78596	Mission, Texas 78572
Ph: 956-318-2840	Ph: 956-968-4734	Ph: 956-205-7045
Fax: 956-318-2844	Fax: 956-973-7850	Fax: 956-205-7049

Permit No.: Permit 1-72
Receipt No.: 000341
T6268-00-000-0017-00

- VASQUEZ MARIA A & JUAN PADILLA
PO BOX 1247
WIMAUMA, FL 33598
(813) 217-2118
(813) 217-2118
- [1] Contractor: SELF
 - [2] Water System: North Alamo WSC
 - [3] Class of Work: 44 Mobile homes
 - [4] Size of Structure: 360Sq.Ft.
 - [5] Legal Description: TOWER MANOR ESTATES LOT 17
 - [6] Location: TOWER & MINNESOTA
 - [7] Sewage: North Alamo WSC
 - [8] Construction Type: Metal
 - [9] Est. Cost of Construction: \$1800
 - [10] Flood Zone: Zone B

Community Panel Number: 480334 0425 C
Precinct: 1
Certification of Elevation Required: No
Setbacks: Front 30', Rear 20', Side 7', Side 7', Corner '
Special Conditions: MUST COMPLY WITH ALL COUNTY
SETBACKS & REGULATIONS
Description: Permit 1-72
Price: \$30.00
Description: Unauthorized Construction Penalty
Price: \$30.00
Total Amount.....\$60.00
Method of Payment: Cash
Check/M.O.#:
Payment: \$100.00
Change Due: \$40.00
Application: alyssa.ulloa
Inspector: gilbert.pecina
Receipt: alyssa.ulloa

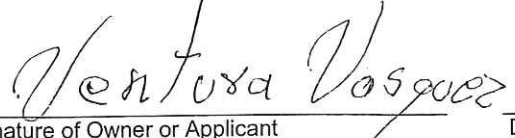


Cashier

11/7/17
Date

[NOTICE]

ALL SETBACKS AND FINISH FLOOR ELEVATIONS SHALL BE IN COMPLIANCE WITH THE SUBDIVISION PLAT AND/OR DEED RESTRICTIONS. NO CONSTRUCTION ALLOWED OVER ANY EASEMENTS. NO MORE THAN ONE SINGLE FAMILY RESIDENCE PER LOT. APPLICANT SHALL COMPLY WITH ALL THE PLAT AND OR DEED RESTRICTIONS AND REQUIREMENTS AFFECTING THE LOT. APPLICANT ACKNOWLEDGES THAT NO FURTHER DIVISION OF THE DESCRIBED PROPERTY SHALL BE DONE WITHOUT FIRST PREPARING A SUBDIVISION PLAT IN ACCORDANCE WITH HIDALGO COUNTY SUBDIVISION RULES, TEXAS LOCAL GOVERNMENT CODE AND/OR TEXAS WATER DEVELOPMENT BOARD MODEL SUBDIVISION RULES. A CLEARANCE WILL NOT BE ISSUED FOR ANY PROPERTY LOCATED IN AN AREA DESIGNATED AS ZONE 'A', 'AE', 'AH' OR 'AO' UNTIL THE OWNER AND/OR CONTRACTOR HAS PROVIDED THE PLANNING DEPARTMENT A DEVELOPMENT PERMIT APPROVED BY THE COUNTY OF HIDALGO FLOOD PLAIN ADMINISTRATOR INCLUDING AN ELEVATION CERTIFICATE REFLECTING THE PROPOSED FINISHED FLOOR ELEVATION FOR THE IMPROVEMENTS AND THE BASE FLOOD ELEVATION FOR THE PROPERTY. IN ADDITION, A FINAL CLEARANCE WILL NOT BE ISSUED UNTIL THE OWNER AND/OR CONTRACTOR HAS PROVIDED THE PLANNING DEPARTMENT A FINISHED FLOOR CONSTRUCTION ELEVATION CERTIFICATE CONFIRMING THAT ALL IMPROVEMENTS WERE CONSTRUCTED IN ACCORDANCE WITH THE TERMS OF THE INITIAL APPLICATION AND FLOOD PLAIN ADMINISTRATION DEVELOPMENT PERMIT. A SEPARATE PERMIT IS ALSO REQUIRED FOR INSTALLATION OF SEPTIC TANKS AND THE VERIFICATION THAT SEPTIC TANKS WERE INSTALLED IN COMPLIANCE WITH ALL LEGAL REQUIREMENTS. THIS APPLICATION IS SUBJECT TO CANCELLATION 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 ANY TIME AFTER WORK IS COMMENCED. APPLICANT/OWNER STATES THAT NO STRUCTURE EXISTS ON THIS TRACT OF LAND. IF FOUND IN VIOLATION APPROVED APPLICATION MAY BE REVOKED. APPROVED APPLICATION FEE SHALL BE DOUBLED FOR CONSTRUCTION COMMENCING AND/OR STRUCTURES MOVED IN PRIOR TO OBTAINING AN APPROVED APPLICATION. THE FORGOING IS A TRUE AND CORRECT DESCRIPTION OF THE IMPROVEMENTS CONTEMPLATED BY THE UNDERSIGNED APPLICANT, AND THE APPLICANT STATES THAT THE APPLICANT WILL HAVE FULL AUTHORITY OVER THE CONSTRUCTION OF SAME AND CONTRACTOR AND APPLICANT HEREBY AGREE TO COMPLY WITH ALL COUNTY REQUIREMENTS AND APPLICABLE PLAT AND/OR DEED RESTRICTIONS. APPLICANT AND CONTRACTOR HEREBY CERTIFY THAT EACH HAS 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 VIOLATE OR CANCEL THE PROVISIONS OF ANY OTHER STATE OR LOCAL LAW REGULATING CONSTRUCTION OR THE PERFORMANCE OF CONSTRUCTION. BY SIGNING THIS APPLICATION, APPLICANT AND CONTRACTOR AUTHORIZE REPRESENTATIVES OF THE COUNTY OF HIDALGO TO COME ON TO THE CONSTRUCTION SITE TO MONITOR CONTRACTOR'S AND APPLICANT'S COMPLIANCE WITH THE TERMS OF THE PERMIT AND THE COUNTY'S SUBDIVISION REGULATIONS. PLEASE CONTACT PLANNING DEPARTMENT 48 HOURS PRIOR TO POURING OF FOUNDATION FOR INSPECTION OF BUILDING SETBACKS FROM PROPERTY LINES AND FINISH FLOOR ELEVATION. NO CONSTRUCTION ALLOWED OVER ANY EASEMENTS. BUILDING SETBACKS AND FINISH FLOOR ELEVATIONS SHALL BE MET PRIOR TO POURING FOUNDATION OR WHEN MOVING IN A STRUCTURE.



Signature of Owner or Applicant

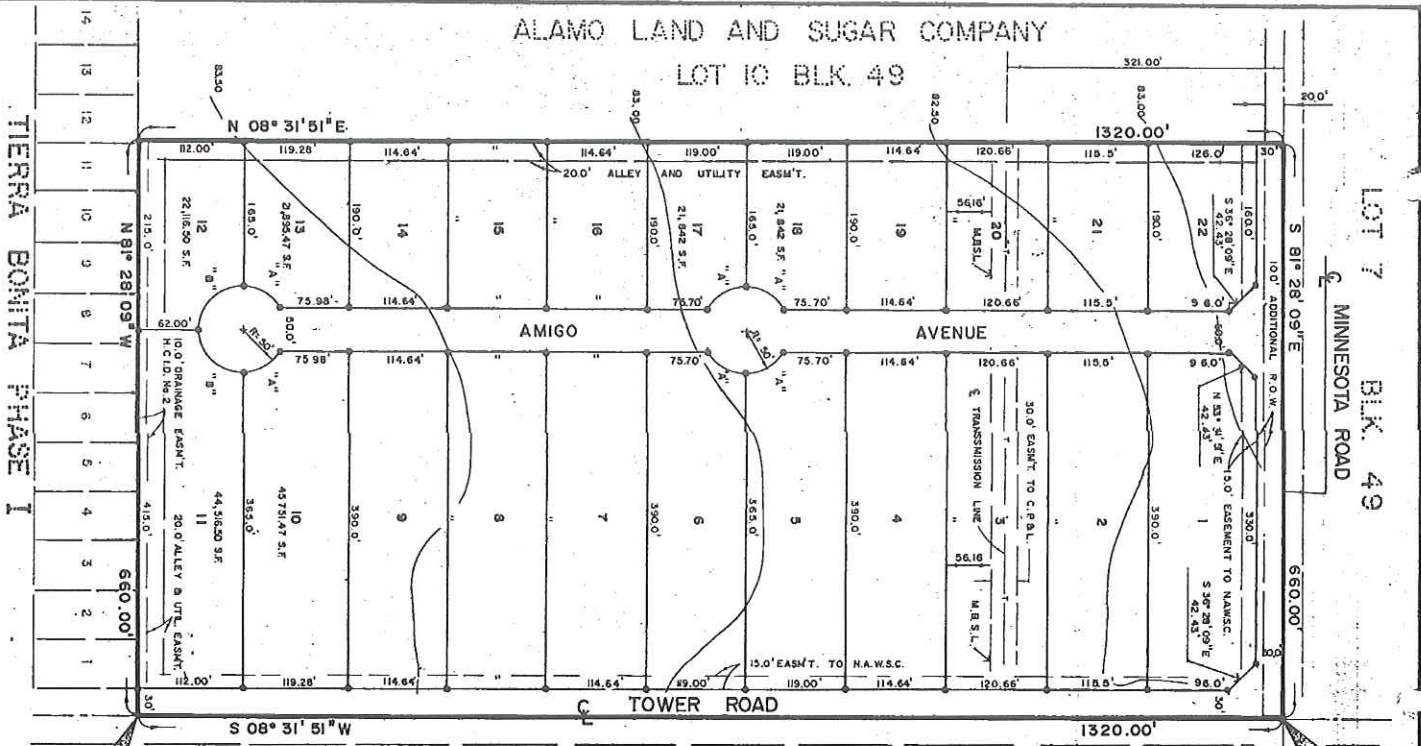
11/7/17
Date

ALAMO LAND AND SUGAR COMPANY

LOT 10 BLK. 49

TIERRA BONITA PHASE I

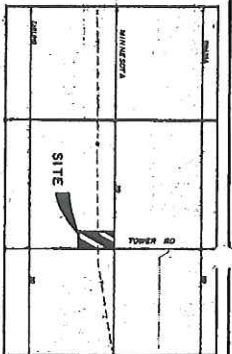
LOT 7
MINNESOTA ROAD
BLK. 49



LOT 11 BLK. 49

TOWER MANOR ESTATES
BEING A SUBDIVISION OF THE EAST 20.00 ACRES OF LOT 10, BLOCK 49, ALAMO LAND AND SUGAR COMPANY SUBDIVISION, HIDALGO COUNTY, TEXAS.

NETS AND BOUNDS



A 20.00 ACRE TRACT OF LAND BEING THE EAST 20.00 ACRES OF LOT 10, BLOCK 49, ALAMO LAND AND SUGAR COMPANY SUBDIVISION, HIDALGO COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 1, PAGE 24, MAP RECORDS, HIDALGO COUNTY, TEXAS.

BEGINNING AT A COTTON PICKER SPRINCLE SET AT THE INTERSECTION OF THE CENTRALLINE OF MINNESOTA ROAD AND TOWER ROAD FOR THE NORTHEAST CORNER OF LOT 10, AND THE NORTHEAST CORNER OF THIS TRACT.

THENCE: 9 08° 31' 51" W, ALONG THE EAST LINE OF LOT 10, AND THE CENTERLINE OF TOWER ROAD, PASSING AT 30.00 FEET, AT A 90°-00' ANGLE TO THE RIGHT, A 1/2" IRON ROD SET AT 30.00 FEET FOR THE INTERSECTION OF THE CENTERLINE OF TOWER ROAD AND THE CENTERLINE OF MINNESOTA ROAD, A TOTAL DISTANCE OF 1320.00 FEET TO A COTTON PICKER SPRINCLE SET ON THE NORTH LINE OF LOT 10, AND IN THE CENTRALLINE OF MINNESOTA ROAD FOR THE NORTHEAST CORNER OF THIS TRACT.

THENCE: N 81° 28' 09" W, ALONG THE SOUTH LINE OF LOT 10, PASSING A 1/2" IRON ROD SET AT 30.00 FEET FOR THE WEST N.O.M. LINE OF TOWER ROAD, A TOTAL DISTANCE OF 1320.00 FEET TO A 1/2" IRON ROD SET FOR THE SOUTHWEST CORNER OF THIS TRACT.

THENCE: N 08° 31' 51" W, PASSING A 1/2" IRON ROD SET AT 1320.00 FEET FOR THE SOUTH LINE OF LOT 10, AND THE CENTERLINE OF TOWER ROAD, A TOTAL DISTANCE OF 1320.00 FEET TO A COTTON PICKER SPRINCLE SET ON THE NORTH LINE OF LOT 10, AND IN THE CENTRALLINE OF MINNESOTA ROAD FOR THE NORTHEAST CORNER OF THIS TRACT.

THENCE: S 81° 28' 09" W, ALONG THE NORTH LINE OF LOT 10, AND THE CENTERLINE OF MINNESOTA ROAD, A TOTAL DISTANCE OF 1320.00 FEET TO THE POINT OF BEGINNING, AND CONTAINING 20.00 ACRES OF LAND MORE OR LESS.

NOTES:
1- NO FENCING OR STRUCTURES ARE PERMITTED ON THE ALLEY AND UTILITY EASEMENTS.
2- ALLEY SHALL BE MAINTAINED BY THE CITY OF ALAMO.
3- R-300 ZONE REGULATION: 7' MIN. "S" GRADE BETWEEN LINES OF THE 100-FOOT FLOOR AND 500-FOOT FLOOR, OR CERTAIN AREAS SUBJECT TO 100-FOOT FLOORING CODES, SHALL BE MAINTAINED AT A MINIMUM OF 11" FOOT ON WHERE THE CURB OR SIDEWALK IS LOCATED ON EITHER SIDE OF THE STREET (R.I.T.E.) OR AREAS PROTECTED BY LAYERS FROM THE BASE FLOOR.
4. A. P. N.E.V. 480334, 0202, C.
5. A. P. N.E.V. 480334, 0202, C.
6. CURBENTS MUST BE PROVIDED FOR DRIVEWAY BY LOT PURCHASER.
7. THERE SHALL BE A MINIMUM OF 1500.00 FEET FROM THE BOUNDARIES OF THIS SUBDIVISION.
8. MINIMUM BUILDING SETBACK LINES:
FRONT 30.0'
REAR 7.0' EXCEPT LOTS 3 & 20 NORTH SIDE SETBACK AS SHOWN
SIDE ABUTTING STREET 15.0'
9. LEGEND: e - DENOTES 1/2" IRON ROD SET UNLESS OTHER WISE NOTED.
a. CURVE DATA:
"R" = 61.60' CO. L = 1.3235' L = 78.54'
"R" = 60.00' CO. L = 1.3235' L = 78.54'
R = 30.00' L = 50.00'

APPROVED FOR RECORDING BY COMMISSIONERS' COURT This the 21st day of May 1994 WILLIAM "BILLY" LEO, County Clerk Hidalgo County, Texas

11-NO ERECTION SHALL BE ALLOWED FROM TOWER RD. TO LOTS 1-11.
12-NO STRUCTURES MAY BE BUILT ON C.R.A.L. CO. TRANSMISSION LINE EASEMENT ON LOTS 3 AND 20.
CHECKED FOR DRAINAGE BY: [Signature]
QUINTANILLA HEADLEY AND ASSOCIATES CONSULTING ENGINEERS AND LAND SURVEYORS 1215 E. STUBBS STREET, AUSTIN, TEXAS 78702-1145

STATE OF TEXAS
COUNTY OF HIDALGO
3746505
AMADO CORTIZ
[Signature]

STATE OF TEXAS
COUNTY OF HIDALGO
SUSAN J. HEADLEY
NOTARY PUBLIC
[Signature]

DATE: 9-28-93
[Signature]
PRESIDENT

DATE: 9-28-93
[Signature]
CHAIRMAN

DATE: 9-28-93
[Signature]
COUNTY CLERK



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: 1-73

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

Upon the application of:

Name: Alejandro De la Garza

Address: 10765 mile 1 1/2 west
mercedes, Texas

Phone: 956-975-9772

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

Water Supplier: NALWS

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

Account/ESI No.: 100-32789473631699
[] Temporary Pole [] Permanent Service

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

Campacuas Lot 3 Bk 102

[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: 1-73

**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

Alejandro De la Garza

Known to me [or proved to me in the oath of 28166122 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:

Lampacvas Lot #3 Block 102"

[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]

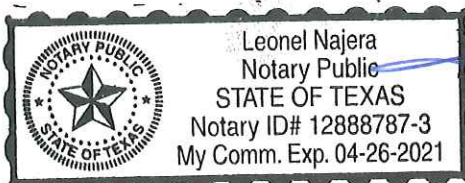
3A. "The land was not sold or conveyed to me by the Subdivider or the subdivider's agent after September 1, 1995."

-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 November 9th, 2017, to certify which, witnesses my hand and seal of office.



NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS

CHARGE: VLTC

GF# 154072

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 WITH VENDOR'S LIEN

Date: October 23, 2017

Grantor: UTAH DICKERSON FAMILY, LTD., a Texas Limited Partnership

Grantor's Mailing Address (including county):

1617 South Misty Lane
Weslaco, Texas 78596
Hidalgo County

Grantee: ALEJANDRO DELAGARZA and GOVANNA DELAGARZA, husband and wife

Grantee's Mailing Address (including County):

1320 South Bridge Ave., Unit 18
Weslaco, Texas 78596
Hidalgo County

CONSIDERATION: TEN AND NO/100THS DOLLARS and other good and valuable consideration, and the further consideration of a note of even date that is in the principal amount of **\$24,000.00** and is executed by Grantee, payable to SECURITY SERVICE FEDERAL CREDIT UNION, 15000 IH 10 West, San Antonio, Texas 78249. The note is secured by a vendor's lien retained in favor of SECURITY SERVICE FEDERAL CREDIT UNION, in this Deed and by a Deed of Trust of even date, from Grantee to Ruth W. Garner, Trustee.

SECURITY SERVICE FEDERAL CREDIT UNION, at Grantee's request, having paid in cash to Grantor that portion of the purchase price of the property that is evidenced by the note described, the vendor's lien and superior title to the property are retained for the benefit of SECURITY SERVICE FEDERAL CREDIT UNION and are transferred to SECURITY SERVICE FEDERAL CREDIT UNION without recourse on Grantor.

PROPERTY (including any improvements):

A tract of land containing 2.1 acres, more or less, being the South 138.6 feet of the East 660 feet of Lot 3, Block 102, CAMPACUAS ADDITION, Hidalgo County, Texas, according to the map recorded in Volume 1, Page 2, Map Records in the Office of the County Clerk of Hidalgo County, Texas, reference to which is here made for all purposes.

RESERVATIONS FROM AND EXCEPTIONS TO CONVEYANCE AND WARRANTY:

1. Statutory easements, rules, regulations and rights in favor of Hidalgo and Cameron Counties Water Control and Improvement District No. 9.
2. Roadways and reservations as shown on the map and dedication of Campacuas Addition, recorded in Volume 1, Page 2, Map Records of Hidalgo County, Texas and as shown on survey prepared by Juan Garcia, Jr. RPLS No. 4203, dated October 9, 2017, Job No. JN 6060.
3. Apparent easement for drainage as evidence by drain ditch along the West, as shown on survey dated October 9, 2017, by Juan Garcia, Jr., Registered Professional Land Surveyor # 4203.
4. Easement for canals, laterals and other rights as shown by instrument dated August 14, 1918, recorded in Volume 76, Page 603, Deed Records of Hidalgo County, Texas.
5. Mineral and/or royalty interest granted in deed dated September 14, 1948, recorded in Volume 89, Page 187, Oil and Gas Records of Hidalgo County, Texas.
6. Mineral and/or royalty interest granted in mineral deed dated September 8, 2010, filed September 24, 2010 under Document Number 2010-2141289, Official Records of Hidalgo County, Texas.
7. Mineral and/or royalty reservation contained in deed dated December 1, 1955, recorded in Volume 849, Page 241, Deed Records of Hidalgo County, Texas.
8. Mineral and/or royalty reservation contained in deed dated September 8, 2010, filed September 24, 2010 under Document Number 2010-2141287, Official Records of Hidalgo County, Texas.
9. Any portion of the property described herein within the limits or boundaries of Mile 1½ W. Road.
10. To the extent Grantor may own any minerals in the above described property, Grantor hereby reserves unto Grantor all of Grantor's present and reversionary rights, titles and interests in and to all of the oil, gas and other minerals in, on and under or that may be produced from the Property ("Grantor's Retained Minerals"). Grantor hereby agrees to waive and does hereby waive any and all rights to go on or about or use the surface of the property for the exploration, production or development of oil, gas or other minerals, and Grantor does hereby agree, in conducting exploration for, and production, processing, transportation, and marketing of oil, gas, or other minerals from the Property, not to use or occupy any portion of the surface of any part of the Property or place any fixtures, equipment, buildings or structures thereon; provided, however, this waiver shall not be construed as waiving, releasing, or relinquishing any of Grantor's right, title or interest in and to the oil, gas and other minerals that may be produced from the Property or the right of Grantor to explore, develop or produce such oil, gas, and other minerals by means which do not include the use of the surface of the Property, including, without limitation, directional wells drilled under any part of the Property from a site off the Property or by pooling of the Property with other lands.

Grantor, for the consideration, receipt of which is acknowledged, 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, executor, 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.

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

GRANTEE ACCEPTS THE PROPERTY "AS IS", "WHERE IS" AND "WITH ALL LATENT AND PATENT DEFECTS AND FAULTS," AND EXCEPT AS OTHERWISE EXPRESSLY PROVIDED FOR IN THIS AGREEMENT, WITHOUT REPRESENTATIONS OR WARRANTIES OF ANY KIND OR NATURE, EXPRESS OR IMPLIED OR OTHERWISE, INCLUDING ANY REPRESENTATIONS OR WARRANTY AS TO TITLE TO THE PROPERTY (OTHER THAN THE WARRANTY OF TITLE SET FORTH HEREIN), THE PHYSICAL CONDITION OF THE PROPERTY (INCLUDING THE CONDITION OF THE SOIL OR THE IMPROVEMENTS), THE ENVIRONMENTAL CONDITION OF THE PROPERTY (INCLUDING THE PRESENCE OR ABSENCE OF HAZARDOUS SUBSTANCES ON OR AFFECTING THE PROPERTY), THE COMPLIANCE OF THE PROPERTY WITH APPLICABLE LAWS AND REGULATIONS (INCLUDING ZONING AND BUILDING CODES OR THE STATUS OF DEVELOPMENT OR USE RIGHTS RESPECTING THE PROPERTY), THE FINANCIAL CONDITION OF THE PROPERTY OR ANY OTHER REPRESENTATION OR WARRANTY RESPECTING ANY INCOME OR EXPENSES AFFECTING OR PERTAINING TO THE PROPERTY OR ANY PART THEREOF. GRANTEE ACKNOWLEDGES THAT GRANTEE HAS EXAMINED, REVIEWED AND INSPECTED ALL MATTERS WHICH IN GRANTEE'S JUDGMENT BEAR UPON THE PROPERTY AND ITS VALUE AND SUITABILITY FOR GRANTEE'S PURPOSES. GRANTEE IS NOT RELYING ON AND GRANTORS MAKE NO REPRESENTATIONS AS TO THE ACCURACY OF ANY AND ALL INFORMATION PROVIDED TO GRANTEE BY ANY BROKER, SURVEYOR, TITLE COMPANY OR ANY OTHER THIRD PARTY. ANY AND ALL INFORMATION PROVIDED TO GRANTEE BY OR ON GRANTORS' BEHALF HAS BEEN PROVIDED ON AN "AS IS" BASIS WITHOUT REPRESENTATION OR WARRANTY, AS TO ACCURACY, FOR INFORMATIONAL PURPOSES ONLY AND GRANTEE HAS MADE HIS OWN DETERMINATION AS TO THE ACCURACY OF SAME. GRANTEE IS ACQUIRING THE PROPERTY SOLELY ON THE BASIS OF GRANTEE'S OWN PHYSICAL AND FINANCIAL EXAMINATIONS, REVIEWS AND INSPECTIONS, ON THE LIMITED REPRESENTATIONS AND WARRANTIES SET FORTH HEREIN AND IN THE AGREEMENT, AND NOT IN RELIANCE ON ANY REPRESENTATION, STATEMENT OR OTHER ASSERTION MADE BY BROKER OR AGENT ON GRANTORS' BEHALF.

UTAH DICKERSON FAMILY, LTD., a Texas Limited Partnership
By: UTAH DICKERSON MANAGEMENT, LLC
Its: General Partner

By: Utah W. Dickerson
Utah W. Dickerson, Manager

By: Thelma K. Dickerson
Thelma K. Dickerson, Manager

(Corporate Acknowledgment)

STATE OF TEXAS §
§
COUNTY OF CAMERON §

This instrument was acknowledged before me on October 26, 2017, by UTAH W. DICKERSON as Manager on behalf of UTAH DICKERSON MANAGEMENT, LLC, General Partner of UTAH DICKERSON FAMILY, LTD., a Texas Limited Partnership.

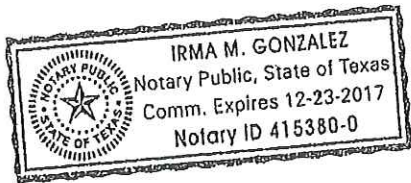


[Signature]
Notary Public, State of Texas

(Corporate Acknowledgment)

STATE OF TEXAS §
§
COUNTY OF CAMERON §

This instrument was acknowledged before me on October 26, 2017, by THELMA K. DICKERSON as Manager on behalf of UTAH DICKERSON MANAGEMENT, LLC, General Partner of UTAH DICKERSON FAMILY, LTD., a Texas Limited Partnership.



[Signature]
Notary Public, State of Texas

GMP: 7170.0

PREPARED IN THE OFFICE OF:

Greg M. Powers
1217 E. Harrison
Harlingen, Texas 78550

AFTER RECORDING RETURN TO:

Greg M. Powers
1217 E. Harrison
Harlingen, Texas 78550

C-1511

File No. 89-309
G.F. # 38177

Vol. 2887 PAGE 818

DEED OF TRUST

Date: January 15, 1990

Grantor: UTAH DICKERSON

Grantor's Address: Rt. 1 Box 295, Weslaco, Hidalgo County, Texas 78596

Trustee: JAMES H. LAUDERDALE

Trustee's Mailing Address: 611 International Ave., Weslaco, Hidalgo County, Texas 78596

Beneficiary: MARY MARGARET BUTLER

Beneficiary's Mailing Address: 2413 Lisa Ann, Harlingen, Cameron County, Texas 78550

Note(s)

Date: January 15, 1990

Amount: ONE HUNDRED FIFTY-NINE THOUSAND TWO HUNDRED SEVENTY-EIGHT AND 14/100THS DOLLARS (\$159,278.14)

Maker: UTAH DICKERSON

Payee: MARY MARGARET BUTLER

Final Maturity Date: April 1, 1997

Terms of payment (optional): As therein provided.

Property (including any improvements):

See Exhibit A attached hereto and incorporated herein by reference for all purposes.

Prior Lien(s)(including recording information):

NONE

For value received and to secure payment of the note, Grantor conveys the property to Trustee in trust. Grantor warrants and agrees to defend the title to the property. If Grantor performs all the covenants and pays the note according to its terms, this deed of trust shall have no further effect, and Beneficiary shall release it at Grantor's expense.

Grantor's Obligations

Grantor agrees to:

1. keep the property in good repair and condition;
2. pay all taxes and assessments on the property when due;
3. preserve the lien's priority as it is established in this deed of trust;
4. maintain, in a form acceptable to Beneficiary, an insurance policy that:
 - a. covers all improvements for their full insurable value as determined when the policy is issued and renewed, unless Beneficiary approves a smaller amount in writing;
 - b. contains an 80% co-insurance clause;
 - c. provides fire and extended coverage, including windstorm coverage;
 - d. protects Beneficiary with a standard mortgage clause;
 - e. provides flood insurance at any time the property is in a flood hazard area; and
 - f. contains such other coverage as Beneficiary may reasonable require;
5. comply at all times with the requirements of the 80% co-insurance clause;
6. deliver the insurance policy to Beneficiary and deliver renewals to Beneficiary at least ten days before expiration;
7. keep any buildings occupied as required by the insurance policy; and
8. if this is not a first lien, pay all prior lien notes that Grantor is personally liable to pay and abide by all prior lien instruments.

W. D.

Beneficiary's Rights

1. Beneficiary may appoint in writing a substitute or successor trustee, succeeding to all rights and responsibilities of trustee.
2. If the proceeds of the note are used to pay any debt secured by prior liens, Beneficiary is subrogated to all of the rights and liens of the holders of any debt so paid.
3. Beneficiary may apply any proceeds received under the insurance policy either to reduce the note or to repair or replace damaged or destroyed improvements covered by the policy.
4. If Grantor fails to perform any of Grantor's obligations, Beneficiary may perform those obligations and be reimbursed by Grantor, on demand, at the place where the note is payable for any sums so paid, including attorney's fees, plus interest on those sums from the dates of payment at the rate stated in the note for matured, unpaid amounts. The sum to be reimbursed shall be secured by this Deed of Trust.
5. If Grantor defaults on the note or fails to perform any of Grantor's obligations or if default occurs on a prior lien note or other instrument, and the default continues after Beneficiary gives Grantor notice of the default and the time within which it must be cured, as may be required by law or by written agreement, then Beneficiary may:
 - a. declare the unpaid principal balance and earned interest on the note immediately due;
 - b. request Trustee to foreclose this lien, in which case Beneficiary or Beneficiary's agent shall give notice of the foreclosure sale as provided by the Texas Property Code as then amended; and
 - c. purchase the property at any foreclosure sale by offering the highest bid and have the bid credited on the note.

Trustee's Duties

If requested by Beneficiary to foreclose this lien, Trustee shall:

1. either personally or by agent give notice of the foreclosure sale as required by the Texas Property Code as then amended;
2. sell and convey all or part of the property to the highest bidder for cash with a general warranty binding Grantor, subject to prior liens and to other exceptions to conveyance and warranty; and
3. from the proceeds of the sale, pay, in this order:
 - a. expenses of foreclosure, including a commission to Trustee of five percent of the bid;
 - b. to Beneficiary, the full amount of principal, interest, attorney's fees, and other charges due and unpaid;
 - c. any amounts required by law to be paid before payment to Grantor; and
 - d. to Grantor, any balance.

General Provisions

1. If any of the property is sold under this Deed of Trust, Grantor shall immediately surrender possession to the purchaser. If Grantor fails to do so, Grantor shall become a tenant at sufferance of the purchaser, subject to an action for forcible detainer.
2. Recitals in any Trustee's Deed conveying the property will be presumed to be true.
3. Proceeding under this Deed of Trust, filing suit for foreclosure, or pursuing any other remedy will not constitute an election of remedies.
4. This lien shall remain superior to liens later created even if the time of the payment of all or part of the note is extended or part of the property is released.
5. If any portion of the note cannot be lawfully secured by this Deed of Trust, payments shall be applied first to discharge that portion.
6. Grantor assigns to Beneficiary all sums payable to or received by Grantor from condemnation of all or part of the property, from private sale in lieu of condemnation, and from damages caused by public works or construction on or near the property. After deducting any expenses incurred, including attorney's fees, Beneficiary may release any remaining sums to Grantor or apply such sums to reduce the note. Beneficiary shall not be liable for failure to collect or to exercise diligence in collecting any such sums.
7. Grantor assigns to Beneficiary absolutely, not only as collateral, all present and future rent and other income and receipts from the property. Leases are not assigned. Grantor warrants the validity and enforceability of the assignment. Grantor may as Beneficiary's licensee collect rent and other income and receipts as long as Grantor is not in default under the note or this deed of trust. Grantor will apply all rent and other income and receipts to payment of the note and performance of this deed of trust, but if the rent and other income and receipts exceed the amount due under this note and deed of trust, Grantor may retain the excess. If Grantor defaults in payment of the note or performance of this deed of trust, Beneficiary may terminate Grantor's license to collect and then as Grantor's agent may rent the property if it is vacant and collect all rent and other income and receipts. Beneficiary neither has nor assumes any obligations as lessor or landlord with respect to any occupant of the property. Beneficiary may exercise Beneficiary's rights and remedies under this paragraph without taking possession of the property. Beneficiary shall apply all rent and other income and receipts collected under this paragraph first to expenses incurred in exercising Beneficiary's rights and remedies and then to Grantor's obligations under the note and this deed of trust in the order determined by Beneficiary. Beneficiary is not required to act under this paragraph, and

- acting under this paragraph does not waive any of Beneficiary's other rights or remedies. If Grantor becomes a voluntary or involuntary bankrupt, Beneficiary's filing a proof of claim in bankruptcy will be tantamount to the appointment of a receiver under Texas law.
8. Interest on the debt secured by this deed of trust shall not exceed the maximum amount of nonusurious interest that may be contracted for, taken, reserved, charged, or received under law; any interest in excess of that maximum amount shall be credited on the principal of the debt or, if that has been paid, refunded. On any acceleration or required or permitted prepayment, any such excess shall be cancelled automatically as of the acceleration or prepayment or, if already paid, credited on the principal of the debt or, if the principal of the debt has been paid, refunded. This provision overrides other provisions in this and all other instruments concerning the debt.
 9. When the context requires, singular nouns and pronouns include the plural.
 10. The term note includes all sums secured by this deed of trust.
 11. This Deed of Trust shall bind, inure to the benefit of, and be exercised by successors in interest of all parties.
 12. If Grantor and Maker are not the same person, the term Grantor shall include Maker.
 13. Grantor represents that this deed of trust and the note are given for the following purposes:

The debt evidenced by the note is in part payment of the purchase price of the property; the debt is secured both by this deed of trust and by a vendor's lien on the property, which is expressly retained in a deed to Grantor of even date. This deed of trust does not waive the vendor's lien, and the two liens and the rights created by this instrument shall be cumulative. Beneficiary may elect to foreclose under either of the liens without waiving the other or may foreclose under both. The deed is incorporated into this deed of trust.

The lien created by this deed of trust is subordinate to the lien securing the unpaid balance of a prior promissory note in the original principal amount of FORTY NINE THOUSAND AND NO/100THS DOLLARS (\$49,000.00), which is described in and secured by a deed of trust recorded in Volume 640, Page 179, of the deed of trust records of Hidalgo County, Texas. Grantor in this deed of trust has not assumed payment of that prior note, but beneficiary is obligated to pay it according to its terms. The warranty deed with vendor's lien referred to above provides that in the event of default in payment of that prior note, Grantor shall have the right to cure any such default as long as Grantor is not in default in payment of the wraparound lien note in the original principal amount of \$159,278.14 secured in part by this instrument or in default in performance of the covenants of this instrument. If Grantor cures a default in payment of the prior note, Grantor may receive credit on the wraparound lien note secured in part by this instrument for all amounts so paid as of the date of the payment, in the manner that Grantor directs.


UTAH DICKERSON

STATE OF TEXAS §
§ (Acknowledgment)
COUNTY OF HIDALGO §

This instrument was acknowledged before me on the 15th day of MARCH, 1990, by UTAH

DICKERSON.



Lorna L. Goldsberry
Notary Public, State of Texas
LORNA L. GOLDSBERRY
(Printed Name of Notary)
My Commission Expires: 11/18/90

AFTER RECORDING, PLEASE
RETURN TO:

JAMES H. LAUDERDALE
Attorney at Law
611 International Ave.
Weslaco, Texas 78596

PREPARED IN THE LAW
OFFICE OF:

SAME

VALLEY LAND TITLE CO.
38.177

TRACT 1:

32.97 acres out of Lot 3, Block 103, CAMPACUAS ADDITION SUBDIVISION out of the Llano Grande Grant, Hidalgo County, Texas, according to the map recorded in Volume 1, Page 2, Map Records in the Office of the County Clerk of Hidalgo County, Texas, reference to which is here made for all purposes, and being more particularly described by metes and bounds as follows, to-wit:

BEGINNING at the Northeast corner of Lot 3, Block 103 of said subdivision;

THENCE, Westerly along the North boundary line of Lot 3 to the Northwest corner;

THENCE, Southerly along the West line of said Lot 3 to the Southwest corner;

THENCE, Easterly along the South boundary line of said lot, a distance of 856.2 feet to a point;

THENCE, to the left 70 degrees, 39 minutes, a distance of 1399 feet to the POINT OF BEGINNING, containing 32.97 acres, inclusive of roads and highways and irrigation and drainage canals and laterals.

TRACT 2:

All of Lot 11, Block 102, CAMPACUAS ADDITION SUBDIVISION to the Capisallo District out of the Llano Grande Grant, Hidalgo County, Texas, according to the map recorded in Volume 1, Page 2, Map Records in the Office of the County Clerk of Hidalgo County, Texas, reference to which is here made for all purposes, containing 40 acres, more or less.

TRACT 3:

The West 10 acres of the South 19.20 acres of Lot 14, Block 102, CAMPACUAS ADDITION SUBDIVISION out of the Llano Grande Grant, Hidalgo County, Texas, according to the map recorded in Volume 1, Page 2, Map Records in the Office of the County Clerk of Hidalgo County, Texas, reference to which is here made for all purposes, and being more particularly described by metes and bounds as follows, to-wit:

BEGINNING at the Southwest corner of Lot 14, Block 102;

THENCE, Easterly along its South boundary line, 549.2 feet;

THENCE, to the left 90 degrees, no minutes, 679.45 feet;

THENCE, to the left 67 degrees, 30 minutes, 594.4 feet to a point on its West boundary line;

THENCE, to the left 112 degrees, 30 minutes Southerly along said West boundary line, 906.9 feet to its Southwest corner, the POINT OF BEGINNING, containing 10 acres of land.

TRACT 4:

A portion of Lots 2 and 3, Block 103 and Lot 15, Block 102, CAMPACUAS ADDITION SUBDIVISION out of the Llano Grande Grant, Hidalgo County, Texas, according to the map recorded in Volume 1, Page 2, Map Records in the Office of the County Clerk of Hidalgo County, Texas, reference to which is here made for all purposes, and being more particularly described by metes and bounds as follows, to-wit:

40

BEGINNING at a point on the West boundary line of Lot 15, Block 102, which point is 877.3 feet South of its Northwest corner;

THENCE, continuing Southerly with the West line of said Lot, 442.7 feet to the Southwest corner;

THENCE, to the right, 19 degrees, 21 1/2 minutes, 856 feet;

THENCE, to the left 111 degrees, 45 minutes, 787.9 feet;

THENCE, to the left 87 degrees, 41 minutes, 779.7 feet;

THENCE, to the left 89 degrees, 55 1/2 minutes, 94.4 feet;

THENCE, to the right 85 degrees, 44 minutes, 162 feet;

THENCE, to the right 8 degrees, 44 minutes, 236.18 feet;

THENCE, to the left 13 degrees, 34 minutes, 45.5 feet;

THENCE, to the left 80 degrees, 54 minutes, 494.7 feet to the POINT OF BEGINNING, containing 18.38 acres of land.

SAVE AND EXCEPT 1.146 acres in Lot 15, Block 102, CAMPACUAS ADDITION SUBDIVISION out of the Llano Grande Grant, Hidalgo County, Texas, according to the map recorded in Volume 1, Page 2, Map Records in the Office of the County Clerk of Hidalgo County, Texas, reference to which is here made for all purposes, and being more particularly described by metes and bounds as follows, to-wit:

BEGINNING at the Northwest corner of this tract of land, which is North a distance of 442.70 feet from the Southwest corner of Lot 15;

THENCE, along a line parallel with the South boundary line of Lot 15, East a distance of 494.70 feet to an iron pin;

THENCE, South 09 degrees, 06 minutes, 00 seconds East, a distance of 45.54 feet to an iron pin;

THENCE, South 04 degrees, 28 minutes, 00 seconds West, a distance of 55.20 feet to an iron pin;

THENCE, West a distance of 497.60 feet to an iron pin;

THENCE, North a distance of 100.00 feet to the POINT OF BEGINNING; containing within these metes and bounds 1.146 gross acres, more or less.

TRACT 5:

1.394 acres of land out of Lots 2 and 3, Block 103, CAMPACUAS ADDITION SUBDIVISION out of the Llano Grande Grant, Hidalgo County, Texas, according to the map recorded in Volume 1, Page 2, Map Records in the Office of the County Clerk of Hidalgo County, Texas, reference to which is here made for all purposes, and being more particularly described by metes and bounds as follows, to-wit:

BEGINNING at the Southwest corner of Lot 15, Block 102;

U.D.

THENCE, East 589.9 feet along the South line of said Lot 15 to a point;

THENCE, South 0 degrees, 04 minutes, 30 seconds East, 100 feet to a point, said point being the Southeast corner of this tract;

THENCE, West 626.16 feet parallel to the South line of Lot 15, to a point, said point being the Southwest corner of this tract;

THENCE, North 19 degrees, 21 minutes, 30 seconds East, 105.9 feet to the POINT OF BEGINNING, containing 1.394 acres, more or less.

TRACT 6:

The North 20.80 acres of Lot 14, Block 102, CAMPACUAS ADDITION SUBDIVISION out of the Llano Grande Grant, Hidalgo County, Texas, according to the map recorded in Volume 1, Page 2, Map Records in the Office of the County Clerk of Hidalgo County, Texas, reference to which is here made for all purposes, and being more particularly described by metes and bounds as follows, to-wit:

BEING all that portion of Lot 14, Block 102, lying North of a line running in a Northwesterly and Southwesterly direction which line intersects its East boundary line at a point 360.2 feet North of its Southeast corner, and intersects its West boundary line at a point 906.9 feet North of its Southwest corner, containing 20.80 acres of land.

TRACT 7:

16.13 acres of land out of Lot 6, Block 102, CAMPACUAS ADDITION SUBDIVISION out of the Llano Grande Grant, Hidalgo County, Texas, that lies East of the center line of the drainage ditch traversing said Lot 6, Block 102, according to the map recorded in Volume 1, Page 2, Map Records in the Office of the County Clerk of Hidalgo County, Texas, reference to which is here made for all purposes, and being more particularly described by metes and bounds as follows, to-wit:

BEGINNING at the Northeast corner of Lot 6, Block 102, Campacuas Addition, as per subdivision map thereof duly recorded in Volume 1, Page 2, Map Records of Hidalgo County, Texas;

THENCE, Westerly along the North boundary line of said lot, a distance of 660 feet;

THENCE, to the left 10.1 degrees, 0 minutes, a distance of 1242.6 feet;

THENCE, to the right 11 degrees, 0 minutes, a distance of 100.3 feet;

THENCE, to the left 90 degrees, 0 minutes, along the South boundary line of said lot, a distance of 422.9 feet to the Southeast corner;

THENCE, Northerly along the East boundary line of said lot, 1320 feet to the POINT OF BEGINNING, and containing 16.13 acres, more or less.

TRACT 8:

A tract of land containing 2.1 acres, more or less, being the South 138.6 feet of the East 660 feet of Lot 3, Block 102, CAMPACUAS ADDITION SUBDIVISION out of the Llano Grande Grant, Hidalgo County, Texas, according to the map recorded in Volume 1, Page 2, Map Records in the Office of the County Clerk of Hidalgo County, Texas, reference to which is here made for all purposes.

4.0

RET:
James Lauderdale
Attorney at Law
611 International
Weslaco, Texas'

152212

FILED FOR RECORD
790 MAR 20 AM 8 57
WILLIAM BILLY LEO
DEPUTY CLERK
COUNTY CLERK
COUNTY TEXAS



COUNTY OF HIDALGO
PLANNING DEPARTMENT

Main Office	Precinct No. 1 Substation	Precinct No. 3 Substation
1304 South 25th Street Edinburg, Texas 78542	1902 Joe Stephens Ave. Weslaco, Texas 78596	2401 N. Moorefield Rd. Mission, Texas 78572
Ph: 956-318-2840	Ph: 956-968-4734	Ph: 956-205-7045
Fax: 956-318-2844	Fax: 956-973-7850	Fax: 956-205-7049

Permit No.: Permit 1-73
Receipt No.: 000342
C0700-00-102-0003-00

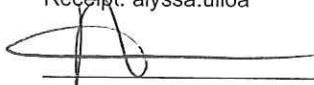
DE LA GARZA ALEJANDRO & GOVANNA
1320 SOUTH BRIDGE AVE. UNIT 18
WESLACO, TX 78596
(956) 975-9772
(956) 975-9772

Community Panel Number: 480334 0450C
Precinct: 1
Certification of Elevation Required: No
Setbacks: Front 50', Rear 15', Side 6', Side 6', Corner '
Special Conditions: MUST COMPLY WITH SETBACKS & REG.
Description: Permit 1-73
Price: \$30.00

- [1] Contractor: SELF
- [2] Water System: North Alamo WSC
- [3] Class of Work: 44 Mobile homes
- [4] Size of Structure: 896Sq.Ft.
- [5] Legal Description: CAMPACUAS E660'-S138.59' LOT 3 BLK 102 2.10AC GR 2.02 AC NET
- [6] Location: MILE 10 N. & MILE 1 1/2 W.
- [7] Sewage: N/A
- [8] Construction Type: Metal
- [9] Est. Cost of Construction: \$41000
- [10] Flood Zone: Zone X

Total Amount.....\$30.00

Method of Payment: Check
Check/M.O.#: 1136
Payment: \$30.00
Change Due: \$0.00
Application: alyssa.ulloa
Inspector: gilbert.pecina
Receipt: alyssa.ulloa


Cashier

11/7/17
Date

[NOTICE]

ALL SETBACKS AND FINISH FLOOR ELEVATIONS SHALL BE IN COMPLIANCE WITH THE SUBDIVISION PLAT AND/OR DEED RESTRICTIONS. NO CONSTRUCTION ALLOWED OVER ANY EASEMENTS. NO MORE THAN ONE SINGLE FAMILY RESIDENCE PER LOT. APPLICANT SHALL COMPLY WITH ALL THE PLAT AND OR DEED RESTRICTIONS AND REQUIREMENTS AFFECTING THE LOT. APPLICANT ACKNOWLEDGES THAT NO FURTHER DIVISION OF THE DESCRIBED PROPERTY SHALL BE DONE WITHOUT FIRST PREPARING A SUBDIVISION PLAT IN ACCORDANCE WITH HIDALGO COUNTY SUBDIVISION RULES, TEXAS LOCAL GOVERNMENT CODE AND/OR TEXAS WATER DEVELOPMENT BOARD MODEL SUBDIVISION RULES. A CLEARANCE WILL NOT BE ISSUED FOR ANY PROPERTY LOCATED IN AN AREA DESIGNATED AS ZONE 'A', 'AE', 'AH' OR 'AO' UNTIL THE OWNER AND/OR CONTRACTOR HAS PROVIDED THE PLANNING DEPARTMENT A DEVELOPMENT PERMIT APPROVED BY THE COUNTY OF HIDALGO FLOOD PLAIN ADMINISTRATOR INCLUDING AN ELEVATION CERTIFICATE REFLECTING THE PROPOSED FINISHED FLOOR ELEVATION FOR THE IMPROVEMENTS AND THE BASE FLOOD ELEVATION FOR THE PROPERTY. IN ADDITION, A FINAL CLEARANCE WILL NOT BE ISSUED UNTIL THE OWNER AND/OR CONTRACTOR HAS PROVIDED THE PLANNING DEPARTMENT A FINISHED FLOOR CONSTRUCTION ELEVATION CERTIFICATE CONFIRMING THAT ALL IMPROVEMENTS WERE CONSTRUCTED IN ACCORDANCE WITH THE TERMS OF THE INITIAL APPLICATION AND FLOOD PLAIN ADMINISTRATION DEVELOPMENT PERMIT. A SEPARATE PERMIT IS ALSO REQUIRED FOR INSTALLATION OF SEPTIC TANKS AND THE VERIFICATION THAT SEPTIC TANKS WERE INSTALLED IN COMPLIANCE WITH ALL LEGAL REQUIREMENTS. THIS APPLICATION IS SUBJECT TO CANCELLATION 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 ANY TIME AFTER WORK IS COMMENCED. APPLICANT/OWNER STATES THAT NO STRUCTURE EXISTS ON THIS TRACT OF LAND. IF FOUND IN VIOLATION APPROVED APPLICATION MAY BE REVOKED. APPROVED APPLICATION FEE SHALL BE DOUBLED FOR CONSTRUCTION COMMENCING AND/OR STRUCTURES MOVED IN PRIOR TO OBTAINING AN APPROVED APPLICATION. THE FORGOING IS A TRUE AND CORRECT DESCRIPTION OF THE IMPROVEMENTS CONTEMPLATED BY THE UNDERSIGNED APPLICANT, AND THE APPLICANT STATES THAT THE APPLICANT WILL HAVE FULL AUTHORITY OVER THE CONSTRUCTION OF SAME AND CONTRACTOR AND APPLICANT HEREBY AGREE TO COMPLY WITH ALL COUNTY REQUIREMENTS AND APPLICABLE PLAT AND/OR DEED RESTRICTIONS. APPLICANT AND CONTRACTOR HEREBY CERTIFY THAT EACH HAS 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 VIOLATE OR CANCEL THE PROVISIONS OF ANY OTHER STATE OR LOCAL LAW REGULATING CONSTRUCTION OR THE PERFORMANCE OF CONSTRUCTION. BY SIGNING THIS APPLICATION, APPLICANT AND CONTRACTOR AUTHORIZE REPRESENTATIVES OF THE COUNTY OF HIDALGO TO COME ON TO THE CONSTRUCTION SITE TO MONITOR CONTRACTOR'S AND APPLICANT'S COMPLIANCE WITH THE TERMS OF THE PERMIT AND THE COUNTY'S SUBDIVISION REGULATIONS. PLEASE CONTACT PLANNING DEPARTMENT 48 HOURS PRIOR TO POURING OF FOUNDATION FOR INSPECTION OF BUILDING SETBACKS FROM PROPERTY LINES AND FINISH FLOOR ELEVATION. NO CONSTRUCTION ALLOWED OVER ANY EASEMENTS. BUILDING SETBACKS AND FINISH FLOOR ELEVATIONS SHALL BE MET PRIOR TO POURING FOUNDATION OR WHEN MOVING IN A STRUCTURE.


Signature of Owner or Applicant

11/7/17
Date