

PLANNING DEPT. PCT 3 CERTIFICATE OF PLAT & UTILITY STATUS		
	APPLICANT	APPLICATION NO.
1.	JAIME VELIZ	3-128
2.		
3.		
4.		
5.		
6.		
7.		
	COMM. COURT January 16, 2018	



PLANNING DEPARTMENT

Rev. 06-03-15

County of Hidalgo

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

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

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

Precinct 1 2 3 4

T.J. Arredondo, CFM
Director of Planning

Application No: 3-128

12/21/17

HIDALGO COUNTY CERTIFICATE OF PLAT AND UTILITY STATUS UNDER TEXAS LOCAL GOVT. CODE SECTION 232.028(b)

WE THE UNDERSIGNED CERTIFY AS FOLLOWS:

Upon the application of:

Name: Jaime Veliz Jr.

Address: 5713 Brushline

Rd. Mission Tr.

78574

Phone: 956 4456868

Approved by Environmental Health:	Temporary Service	Final Service
_____	_____	<u>Arredondo</u>
Inspection/Permit No: _____	Authorized Signature _____	Authorized Signature _____
Date Approved: _____	<u>1 1</u>	<u>EXISTING</u> <u>1/9/18</u>

Water Supplier: Agua S.U.D.

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

Account/ESI No.: 10032789438107045

[] Temporary Pole [X] Permanent Service

regarding the land described as:

Abraam North Sub Lot 86

on _____, 20____, the Hidalgo County Commissioners Court, at a meeting duly called and noticed in accordance with the Texas Open Meetings Act, made the following determinations regarding plat and utility status of the land herein described pursuant to Texas Local Government Code Section 232,028(b):

Fill in "yes" or "no" in each blank

YES A plat has been prepared; (Date approved 11/14/95);

YES A plat has been reviewed and approved by the Commissioners Court; (verified by Joy Cortez);

YES water service facilities have been constructed or installed to service the subdivision under Local Government Code Section 232.023 and are fully operable;

YES an organized sewage collection and treatment system is to be used, and under sewer service facilities have been constructed or installed to service the subdivision under Section 232.023 and are fully operable;

NO individual septic systems are to be used, and lots in the subdivision can be adequately and legally served by septic systems under Section 232.023;

YES electrical and gas facilities, if available, have been constructed or installed to service the subdivision under Section 232.023. (verified by Joy Cortez);

(verified by Arredondo);

(verified by Arredondo);

(verified by Arredondo);

(verified by Arredondo);

(verified by Arredondo);

(verified by Arredondo);

(verified by Arredondo);

(verified by Arredondo);

(verified by Arredondo);

(verified by Arredondo);

(verified by Arredondo);

(verified by Arredondo);

(verified by Arredondo);

(verified by Arredondo);

(verified by Arredondo);

(verified by Arredondo);

(verified by Arredondo);

Joy Cortez 1/9/18
Planning Department Authorized Signature

Hidalgo County Judge

Date

ATTEST:

Hidalgo County Clerk

Date



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T.J. Arredondo, CFM
Director of Planning

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12/21/17

REQUEST FOR HIDALGO COUNTY CERTIFICATE OF PLAT AND UTILITY STATUS UNDER TEXAS LOCAL GOVT. CODE SECTION 232.028(b)

In my status and for the land indicated below, which is located outside of any municipality, I request that the Hidalgo County Commissioners Court make the determinations regarding plat and utility status described in Texas Local Government Code § 232.028(b) and issue a certificate of such determinations:

PARTY MAKING REQUEST:

Name: Jaime Veliz Jr.

Address: 5713 Brushline Rd.

Mission Tx 78574

Phone: 956 445 6868

IDENTIFICATION OF LAND (e.g., lot and block number of recorded subdivision, designation on plat, address, description in deed, etc.):

Abram North Lot 86

STATUS OF PERSON OR ENTITY MAKING REQUEST:

- Subdivider
- Owner of lot in subdivision
- Resident of lot in a subdivision
- Entity that provides utility service

[Signature]
Requesting Party (Signature)

1/9/18
Date

ATTACHED COPY OF VERIFICATION OF OWNERSHIP OR RESIDENCY OF LOT:

- Deed
- Executory Contract
- Lease
- Rent Receipt
- Affidavit
- Other (describe) Permit

.....
This part to be filled out by receiving county official:

Location of land verified and completed request accepted by Hidalgo County for processing on:

1/9/18
Date

[Signature]
County Official

CHARGE: VLTC**GF 152525-AR**

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: July 14, 2017

Grantor: Julian Veliz aka Julian Velis and Irma Veliz aka Irma Velis

Grantor's Mailing Address: 3103 Hurlingham St.
(including county) Houston, Harris County, TX 77093

Grantee: Yoana Patricia Gonzalez and spouse, Jaime Veliz

Grantee's Mailing Address: 8207 Jade Dr.
(including county) Mission, Hidalgo County, TX 78574

Consideration: TEN AND NO/100 DOLLARS (\$10.00) and other valuable consideration and a note of even date in the principal amount of Twenty-Eight Thousand Eight Hundred and no/100 DOLLARS (\$28,800.00) executed by Grantee payable to the order of SECURITY FIRST FEDERAL CREDIT UNION. The note is secured by a vendor's lien retained in favor of SECURITY FIRST FEDERAL CREDIT UNION in this deed and by a deed of trust of even date from Grantee to LEO DAN PEREZ, Trustee.

Property (including any improvements):

All of Lots 85 and 86, ABRAM NORTH SUBDIVISION, an Addition to the City of Mission, Hidalgo County, Texas, according to the map recorded in Volume 30, Pages 151 and 152, 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:

This conveyance is made subject to any easements, conditions, mandatory homeowners assessments and/or restrictions of record affecting the title to the hereinbefore described property ; including but not limited to any reservation or conveyance of all oil, gas and other mineral interests recorded in Volume 890, Page 565 of the Deed Records of Hidalgo County, Texas and Volume 1903, Page 208 of the Official Records of Hidalgo County, Texas.

Grantor, for the consideration and subject to the reservations from and exceptions to conveyance and warranty, grants, sells, and

conveys to Grantee the property, together with all and singular 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 hereby 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.

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

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

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

[Signature]
Julian Veliz aka Julian Velis

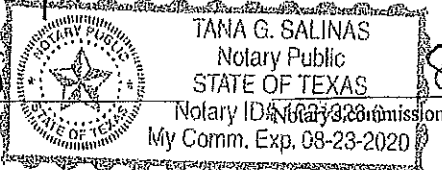
[Signature]
Irma Veliz aka Irma Velis

THE STATE OF TEXAS } (Acknowledgment)

COUNTY OF Hidalgo }
This instrument was acknowledged before me on the 15th day of July, 2017

by [Signature]
Notary Public, State of Texas

Tana Salinas
Notary's Name (printed)



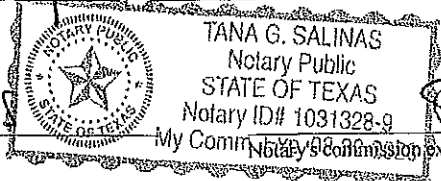
8/23/2020

THE STATE OF TEXAS } (Acknowledgment)

COUNTY OF _____ }
This instrument was acknowledged before me on the 15th day of July, 2017

by [Signature]
Notary Public, State of Texas

Tana Salinas
Notary's Name (printed)



8/23/2020

THE STATE OF TEXAS } (Acknowledgment)

COUNTY OF _____ }
This instrument was acknowledged before me on the _____ day of _____, 20____

by _____

