

PLANNING DEPT. PCTS 2 & 4 WATER SERVICE AVAILABILITY	
APPLICANT	APPLICATION NO.
1. Jennifer Jazinski	4-2427
2. Agripina Escobedo	4-2421
COMM. COURT: NOVEMBER 19, 2019	



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:

4-2427

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

Upon the application of:

Name: Jennifer Jazinski

Address: 201 Northgate Ln
McAllen, TX 78504

Phone: (956) 777-8464

Approved by Environmental Health:	Temporary Service	Final Service
Inspection/Permit No:	Authorized Signature	<u>W. Ramirez</u> Authorized Signature
Date Approved:	<u>1 1</u>	<u>existing</u> <u>11/05/19</u>

Water Supplier: Sharyland Water Supply Corp.

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

Account/ESI No.: #349147-1
 Temporary Pole Permanent Service

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

Lakehurst lot 8

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

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

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

-OR-

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

Planning Department Authorized Signature

Hidalgo County Judge

Date

ATTEST:

Hidalgo County Clerk

Date



PLANNING DEPARTMENT

Rev. 06-03-15

County of Hidalgo

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T.J. Arredondo, CFM
Director of Planning

Precinct 1 2 3 4

Application No:

4-2427

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

Jennifer Jazinski

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

Lakehurst Lot #8 12412 N. Taylor (Physical) "
10 # 214313 McAllen Texas 78504

[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."

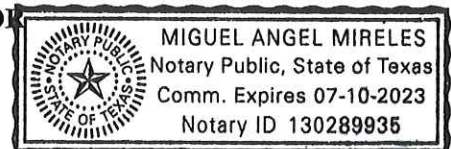
-OR-

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."

Jennifer Jazinski (Signature)

SUBSCRIBED AND SWORN TO before me on Nov 4th, 2019, to certify which, witnesses my hand and seal of office.

Miguel A. Mireles
NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS





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

11/1/2019 2:48:08 PM

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 4-2427
Receipt No.: 009652
L2460-00-000-0008-00

JAZINSKI JENNIFER
201 NORTHGATE LN
MCALLEN, TX 78504
(956) 777-8464
(956) 777-8464

Community Panel Number: 4803340295D

Precinct: 4

Certification of Elevation Required: No

Setbacks: Front 140', Rear 15', Side 6', Side 6', Corner'

Special Conditions: must comply with all setbacks and regulations required by the hcpd

Description: Permit 4-2427

Price: \$30.00

Total Amount.....\$30.00

Method of Payment: Check

Check/M.O.#: 0051

Payment: \$30.00

Change Due: \$0.00

Application: alex.antons

Inspector: danny.sanchez

Receipt: alex.antons

Cashier

Date

- [1] Contractor: SELF
- [2] Water System: Sharyland WSC
- [3] Class of Work: 25 Residential, new, Single Family Dwelling
- [4] Size of Structure: 2077Sq.Ft.
- [5] Legal Description: LAKEHURST LOT 8
- [6] Location: taylor and mile 8
- [7] Sewage: N/A
- [8] Construction Type: Wood
- [9] Est. Cost of Construction: \$95000
- [10] Flood Zone: Zone X

11/1/19

[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

11/1/19
Date

Gift Warranty Deed

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.

Date: **September 13, 2019**

Grantor: **MARIA E. JAZINSKI, a widow**

Grantor's Mailing Address: **201 Northgate Lane
McAllen, Texas 78504
Hidalgo County**

Grantee: **JENNIFER JAZINSKI, a single person**

Grantee's Mailing Address: **201 Northgate Lane
McAllen, Texas 78504
Hidalgo County**

Consideration: **A gift of the property herein conveyed because of the love and affection I hold for my daughter.**

Property (including any improvements):

A tract of land out of the North 23 acres of Lot 527, John H. Shary Subdivision, Hidalgo County, Texas, to known as Tract #8, Lakehurst Subdivision, Hidalgo County, Texas, according to the map or plat thereof to be filed in the office of the County Clerk of Hidalgo County, Texas.

Reservations from and Exceptions to Conveyance and Warranty:

Subject To:

All oil, gas, and other mineral reservations of record, if any;

All oil, gas leases and drilling agreements of record, if any;

Easements of record, if any;

Easements and conditions as may be contained in plat of said subdivision, if any;

Easements, rights, rules, and regulations in favor of pertaining water district, if any;

All visible easements and restrictions of record, if any.

Subdivision regulations of the County of Hidalgo and/or ordinance or governmental regulations of the City wherein the subject property lies or holds extra-territorial jurisdiction.

All ad valorem taxes for the year 2019 and all subsequent years.

Grantor, for the Consideration and subject to the Reservations from Conveyance and the

County, Texas.

**Reservations from and Exceptions to Conveyance and Warranty:
Subject To:**

All oil, gas, and other mineral reservations of record, if any;

All oil, gas leases and drilling agreements of record, if any;

Easements of record, if any;

Easements and conditions as may be contained in plat of said subdivision, if any;

Easements, rights, rules, and regulations in favor of pertaining water district, if any;

All visible easements and restrictions of record, if any.

Subdivision regulations of the County of Hidalgo and/or ordinance or governmental regulations of the City wherein the subject property lies or holds extra-territorial jurisdiction.

All ad valorem taxes for the year 2019 and all subsequent years.

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.

NO TITLE EXAMINATION WAS REQUESTED IN CONNECTION WITH THE PREPARATION OF THIS DOCUMENT NOR WAS ANY MADE. THE PREPARER EXPRESSES NO OPINION AS TO TITLE TO THIS PROPERTY.

Maria E. Jazinski
MARIA E. JAZINSKI

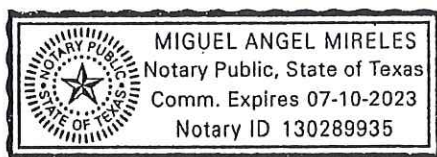
ACCEPTED BY:

Jennifer Jazinski
JENNIFER JAZINSKI

(Acknowledgment)

STATE OF TEXAS
COUNTY OF HIDALGO

This instrument was acknowledged before me on the 13th day of September, 2019, by **MARIA E. JAZINSKI.**

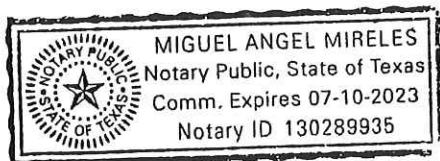


Miguel A. Mireles
Notary Public, State of Texas

(Acknowledgment)

STATE OF TEXAS
COUNTY OF HIDALGO

This instrument was acknowledged before me on the 13th day of September, 2019, by **JENNIFER JAZINSKI.**



Miguel A. Mireles
Notary Public, State of Texas

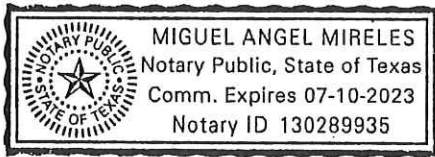
ACCEPTED BY:

Jennifer Jazinski
JENNIFER JAZINSKI

(Acknowledgment)

STATE OF TEXAS
COUNTY OF HIDALGO

This instrument was acknowledged before me on the 13th day of September, 2019,
by **MARIA E. JAZINSKI**.

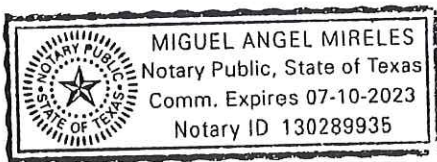


Miguel A Mireles
Notary Public, State of Texas

(Acknowledgment)

STATE OF TEXAS
COUNTY OF HIDALGO

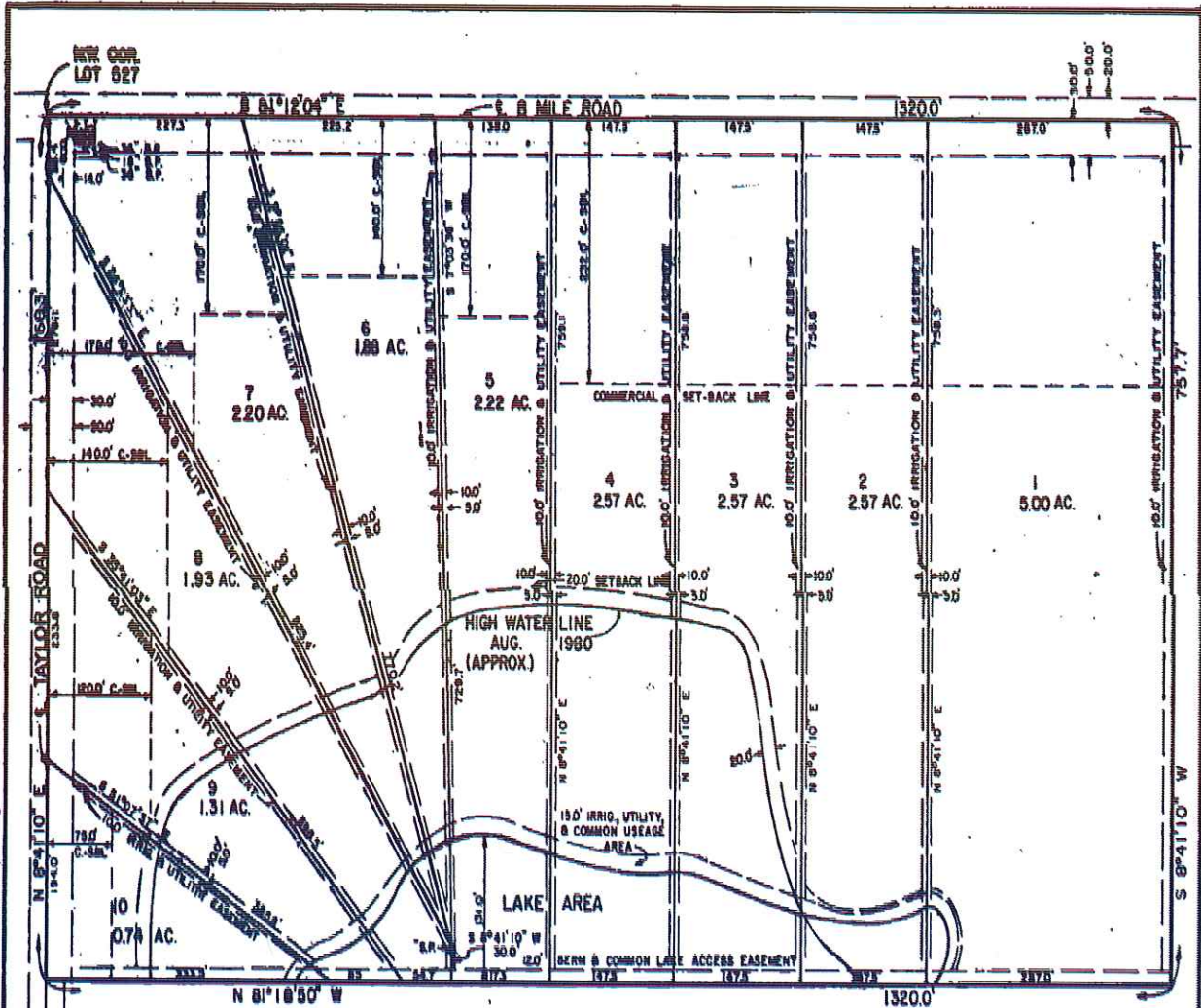
This instrument was acknowledged before me on the 13th day of September, 2019, by
JENNIFER JAZINSKI.



Miguel A Mireles
Notary Public, State of Texas

AFTER RECORDING RETURN TO:
Jennifer Jazinski
201 Northgate Ln.
McAllen, Texas 78504

PREPARED IN THE LAW OFFICE OF:
JOHN ROBERT KING
3409 N. 10th, Suite 100
McAllen, Texas 78501
File No.: GF#JAZINSKI; AH



**MAP OF
LAKEHURST SUBDIVISION
HIDALGO COUNTY, TEXAS**

BEING A RESUBDIVISION OF THE NORTH 23.0 ACRES OF LOT 527
JOHN H. SHARY SUBDIVISION, HIDALGO COUNTY, TEXAS

**APPROVED
FOR RECORDING**
Hidalgo Co. Right of Way Dept.
Verona Walker
Date 8-25-81

I, LARRY L. SMITH, A REGISTERED PUBLIC SURVEYOR, DO HEREBY CERTIFY ACCORDING MAP TO BE A TRUE AND CORRECT REPRESENTATION OF THE LANDS HEREON DESCRIBED AS SURVEYED AND SUBDIVIDED UNDER MY DIRECTION.

Recorded in Book 2276 6
of the map records of Hidalgo
County, Texas
Charles L. Malden
County Surveyor

RECORDED
AUG 26 1981
SHARY SUBDIVISION
County Clerk, Hidalgo County, Texas
AM



LARRY L. SMITH, REGISTERED PUBLIC SURVEYOR
DUNLURG, TEXAS SURVEYED: 5/24/81 Job No. 810231
T196-427

STATE OF TEXAS,
COUNTY OF HIDALGO:
KNOW ALL MEN BY THESE PRESENTS:

THAT WE, CITRUS CITY LAKE DEVELOPMENT, INC., OWNER OF THE LANDS HEREIN DESCRIBED, ACTING THROUGH THE CHAIRMAN OF THE BOARD OF DIRECTORS, W. T. ELLIS, HAVING CAUSED SAME TO BE SUBDIVIDED DO HEREBY ACCEPT, ADOPT AND APPROVE THE ACCOMPANYING MAP OF SAID SUBDIVISION OF SAID LANDS AND DO HEREBY GRANT TO THE PUBLIC THE USE OF AND EASEMENTS INTO THE STREETS AND ALLEYS SHOWN THEREON.

CITRUS CITY LAKE DEVELOPMENT, INC.

W. T. Ellis
W. T. ELLIS, CHAIRMAN OF THE BOARD

STATE OF TEXAS,
COUNTY OF HIDALGO:

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED W. T. ELLIS, KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT HE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED. GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS 23rd DAY OF August, A.D., 1981.

BERNICE MALK
Notary Public in and for
Hidalgo County, Texas

Bernice Malk



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.
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956-968-4734
956-973-7850

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

Precinct 1 2 3 4

T.J. Arredondo, CFM
Director of Planning

Application No: 4-2421

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

Upon the application of:

Name: Agripina Escobedo

Address: 5203W. ROSEWOOD
Edinburg TX 78541

Phone: 956-560-7643

Approved by Environmental Health:	Temporary Service	Final Service
Inspection/Permit No:	Authorized Signature	Authorized Signature
Date Approved:	<u>Light Only</u>	
	<u>11/07/19</u>	/ /

Water Supplier: Shary Land

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

Account/ESI No.: 317622-003
 Temporary Pole Permanent Service

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

A 0.252ac of land of the South 1/2 (S 1/2) of the East 1/2 (E 1/2) of lot 8 (8) Section 236 Texas Mexican Railway Co. Survey.

[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 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: 4-2421

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

Agripina Escobedo

Known to me [or proved to me in the oath of _____ or through Driver's License - TX (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:

0.252 Ac of land of the South one half (S. 1/2) of the East one half (E. 1/2) of lot 8 (8) Section ."
236, Texas Mexican Railway Co. Survey

[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."

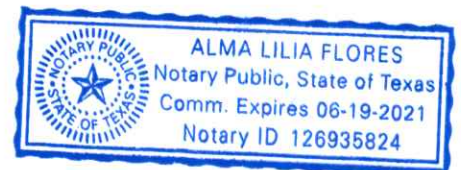
-OR-

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."

Agripina Escobedo (Signature)

SUBSCRIBED AND SWORN TO before me on November 7, 2019, to certify which, witnesses my hand and seal of office.

Alma Lilia Flores
NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS





Chapter 232, Texas Local Government Code

11/1/2019 10:27:39 AM

COUNTY OF HIDALGO

PLANNING DEPARTMENT

Permit No.: Permit 4-2421

Receipt No.: 009642

T2100-00-236-0008-15

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

CANTU AGRIPINA ESCOBEDO

5203 W ROGERS RD

EDINBURG, TX 78541

(956) 560-7643

(956) 560-7643

[1] Contractor: SELF

[2] Water System: Sharyland WSC

[3] Class of Work: 25 Residential, new, Single Family Dwelling

[4] Size of Structure: 1472Sq.Ft.

[5] Legal Description: TEX-MEX SURVEY LOT

8/N50'/S257'/S660'/E220' BLK 236 .252 AC .232 AC NET

[6] Location: Hoehn & Rodgers

[7] Sewage: N/A

[8] Construction Type: Wood

[9] Est. Cost of Construction: \$36000

[10] Flood Zone: Zone X

Community Panel Number: 4803340325D

Precinct: 4

Certification of Elevation Required: No

Setbacks: Front 50', Rear 15', Side 6', Side 6', Corner '

Special Conditions: Applicant must comply with all HCPD set backs and regulations.

Description: Permit 4-2421

Price: \$30.00

Total Amount.....\$30.00

Method of Payment: Check

Check/M.O.#: 382

Payment: \$30.00

Change Due: \$0.00

Application: alex.antons

Inspector: guillermo.rodriguez

Receipt: alex.antons

Cashier

Date

11/1/19

[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.

Agripina Escobedo
Signature of Owner or Applicant

11-1-19
Date

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

WARRANTY DEED

Date: June 25, 2018

Grantor: FERNANDO GUARDADO, AKA FERNANDO C. GUARDADO and wife,
SABRINA SUNDANCE FLORES GUARDADO

Grantor's Mailing Address (including county): 25787 Stephen St.
Esparto, California 95627
Yolo County, California

Grantee: AGRIPINA CANTU ESCOBEDO

Grantee's Mailing Address (including county): 5203 W. Rogers Rd.
Edinburg, Texas 78541
Hidalgo County, Texas

Consideration: Ten and No/100ths Dollars (\$10.00) and other good and valuable consideration to the undersigned paid by the grantee herein named, the receipt of which is hereby acknowledged.

Property (including any improvements):

0.252 acres of land of the South one-half (S. 1/2) of the East one-half (E. 1/2) of Lot Eight (8), Section 236, Texas Mexican Railway Company Survey, Hidalgo County, Texas, and said tract being described by metes and bounds as follows:

BEGINNING at the Northeast corner of said tract;

Thence South on the East boundary line of said tract a distance of 403 feet from the Northeast corner and true place of beginning of said 0.252 acres tract;

Thence, South, a distance of 50 feet, for the Southeast corner of this tract;

THENCE, West parallel to the South Boundary line of said tract, a distance of 220 feet, for the Southwest corner of this tract;

THENCE, North, a distance of 50 feet, for the Northwest corner of this tract;

THENCE, East, a distance of 220 feet, for the Northeast corner and place of beginning containing 0.252 acres more or less.

Reservations from and Exceptions to Conveyance and Warranty:

Validly existing easements, rights-of-way, and prescriptive rights, whether of record or not; all presently recorded and validly existing restrictions, reservations, covenants, conditions, oil and gas leases, mineral interests, and water interests outstanding in persons other than Grantor, and other instruments, other than conveyances of the surface fee estate, that affect the Property; validly existing rights of adjoining owners in any walls and fences situated on a common boundary; any discrepancies, conflicts, or shortages in area or boundary lines; any encroachments or overlapping of improvements; all easements, rules, regulations, rights, obligations, and other matters arising from and existing by reason of the water or irrigation district, if any, in which the property is situated; and taxes for the current year, which Grantee assumes and agrees to pay, and subsequent assessments for that and prior years due to change in land usage, ownership, or both, the payment of which Grantee assumes.

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

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

NO TITLE, TAX, OR SURVEY EXAMINATION WAS REQUESTED IN CONNECTION WITH THE PREPARATION OF THIS DOCUMENT NOR WAS ANY MADE. THE PREPARER EXPRESSES NO OPINION ON TITLE, TAX, OR SURVEY OF THIS PROPERTY OR WHETHER THE PROPERTY COMPLIES WITH FEDERAL, STATE, OR LOCAL LAWS OR REGULATIONS.



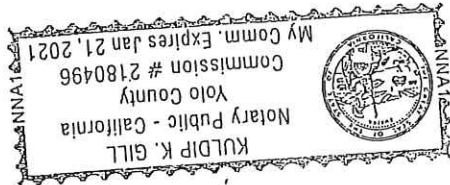
FERNANDO GUARDADO, AKA
FERNANDO C. GUARDADO



SABRINA SUNDANCE FLORES
GUARDADO

STATE OF California
COUNTY OF Yolo

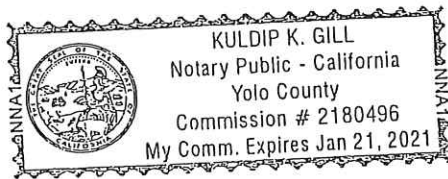
This instrument was acknowledged before me on the 23rd day of July, 2018,
by FERNANDO GUARDADO, AKA FERNANDO C. GUARDADO.



[Signature]
Notary Public State of California

STATE OF California
COUNTY OF Yolo

This instrument was acknowledged before me on the 23rd day of July, 2018,
by SABRINA SUNDANCE FLORES GUARDADO.



[Signature]
Notary Public State of California

AFTER RECORDING RETURN TO:
AGRIPINA CANTU ESCOBEDO
5203 W. Rogers Rd.
Edinburg, Texas 78541

PREPARED IN THE LAW OFFICE OF:
LEWIS, MONROE & PEÑA
ATTORNEYS AT LAW
3111 W. Freddy Gonzalez Dr.
EDINBURG, TEXAS 78539
GF#w2018-71

2900

The State of Texas, } Know All Men by These Presents:
County of Hidalgo

That We, Alfredo Cantu & wife Maria Elia Cantu
of the County of Hidalgo State of Texas for and in consideration
of the sum of Ten Dollars (\$10.00)-----
----- DOLLARS
and other good and valuable consideration,
to us in hand paid by Mid State Homes, Inc.

as follows:
Ten (\$10.00) Dollars and other good and valuable consideration, cash in hand paid,
the receipt and sufficiency of which is hereby acknowledged and confessed,

have Granted, Sold and Conveyed, and by these presents do Grant, Sell and Convey unto the said
Mid State Homes, Inc.

of the County of Hillsborough State of Florida all that certain
0.252 acres of land of the South one-half (1/2) of lot Eight (8), Section 236, Texas-
Mexican Railway Company's Survey, Hidalgo County, Texas, and said tract being
described by metes and bounds as follows:

beginning at the N. E. corner of said tract thence South on the east boundary line of
said tract a distance of 103 feet for the N.E. corner and true place of beginning of
said 0.252 acres tract.

- Thence; South, a distance of 50 feet for the S.E. corner of this tract;
- Thence; west parallel to the south boundary line of said tract, a distance of 220 feet
for the S.W. corner of this tract;
- Thence; north, a distance of 50 feet for the N.W. corner of this tract;
- Thence; east a distance of 220 feet for the N.E. corner and place of beginning
containing 0.252 acres more or less.

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 Mid State Homes, Inc.

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 Mid State Homes, Inc.

heirs and assigns, against every person whomsoever lawfully claiming, or to claim the same, or any
part thereof.

WITNESS our hands at Edinburg, Texas
this day of 19

Witnesses at Request of Grantor:
[Signature]
[Signature]
Alfredo Cantu
Maria Elia Cantu

SINGLE ACKNOWLEDGMENT

THE STATE OF TEXAS, }
 COUNTY OF Hidalgo

BEFORE ME, the undersigned, a Notary Public in and for said County and State, on this day personally appeared

Alfredo Cantu

known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE,
 this the 10 day of January, A. D. 1974

(L. S.)

Randy Summers Hidalgo
 Notary Public in and for County, Texas

SINGLE ACKNOWLEDGMENT

THE STATE OF TEXAS, }
 COUNTY OF Hidalgo

BEFORE ME, the undersigned, a Notary Public in and for said County and State, on this day personally appeared

Maria Elia Cantu

known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that she executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE,
 this the 10 day of January, A. D. 1974

(L. S.)

Randy Summers Hidalgo
 Notary Public in and for County, Texas

SINGLE ACKNOWLEDGMENT

THE STATE OF TEXAS, }
 COUNTY OF

BEFORE ME, the undersigned, a Notary Public in and for said County and State, on this day personally appeared

known to me to be the person whose name is subscribed to the foregoing instrument; and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE,
 this the _____ day of _____ A. D. 19____

(L. S.)

 Notary Public in and for _____ County, Texas

THE STATE OF TEXAS, }
 COUNTY OF

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

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

(L. S.)

 County Clerk _____ County, Texas

By _____, Deputy.

2900

124

Warranty Deed

FROM _____

TO _____

FILED FOR RECORD

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

By _____ County Clerk

_____ Deputy

RECORDED

FILED FOR RECORD THIS DATE _____ A. D. 19____

At _____ o'clock _____ M.

In _____ County Records

In Book _____ FEB - 7 1974, on Page _____

SANTOS SALDANA
 County Clerk, Hidalgo County, Texas

By _____ Deputy

Recording Fee \$ 01.2350

This instrument should be filed immediately with the County Clerk for Record

My State Home, Inc
 P. O. Box 22601
 Dallas, Texas 75227

The Older Computer, Publishers, Dallas