Texas Department of Transportation

MEMO

January 22, 2020

To: Anna Pulido, P.E.
Utility Portfolio Section Director

From: Evan Roberts, P.E. ER
Design Support Supervisor, Pharr District

Subject: UTILITY ADJUSTMENT LUP Process U15218 Request Determination of Upper Limits
Hidalgo County c/o North Alamo Water Supply Corporation
Highway: Mile 6 West
ROW CSJ: 0921-02-356
Const. CSJ: 0921-02-420
Federal Number: STP 2017(405)
County: Hidalgo
Project Limits: On Mile 6 West from Mile 9 to Mile 11

The Pharr District reviewed and approves the following Agreement between Hidalgo County (LPA) and North Alamo Water Supply Corporation (Utility). Attached agreement is being submitted to Division for a "Determination of Eligibility" and "Determination of Upper Limits" for an 8" waterline utility adjustment. Portions of infrastructure owned by North Alamo Water Supply Corporation were encumbered in the widening of Mile 6 West and required relocation due to conflicts with the proposed construction activities. The total estimated cost for this adjustment is $745,889.00 with an applied betterment ratio of 10.84% and an eligibility ratio of 70.72%. Hidalgo County is requesting a "Determination of Eligibility" and "Determination of Upper Limits" for assurance estimated costs are eligible for reimbursement estimated in the amount of $470,312.49. Attached are the following forms and documents supporting District approval:

1. LPA Standard Utility Agreement - Exhibit "C":
2. Attachment "A" – Plans Specifications, Cost Estimate
3. Attachment "B" – Utility Accounting Method
4. Attachment "C" - Utilities Schedule of Work – (Section "7D"):
5. Attachment "D" – Statement Covering utility Construction contract Work –ROW-U-48 (County's Version)
6. Attachment "E" - Proof of Property Interest – ROW-U-1A
7. Attachment "F" - Eligibility Ratio Sheet - attachment showing calculation
8. Attachment "G" – Cost Comparison (if Betterment)
9. Attachment "H" – Betterment Statement
10. Attachment "I" – Quitclaim Deed
11. Attachment "J" – Joint Use Agreement

Please contact Juan Morales at 956-702-6233 if you have any questions or additional information is

needed.

Attachments
Cc: Rex A. Costley, P.E., Pharr District, Deputy District Engineer
Rene Garza P.E., Pharr Area Engineer
Ramon Jimenez, Jr., Right of Way Project Delivery Section Supervisor
Dora E. Robles, P.E., C.F.M., Transportation Engineer/Project Manager Advanced Project Delivery

UTILITY ACCOMMODATION / ADJUSTMENT CHECKLIST

(to be included with utility agreement submittal)

U-No.: 15218	District: Pharr	Date Received (in District): 01/22/20
Utility Name: North Alamo Water Supply Corp.		
ROW CSJ No.: 0921-02-356	Fed-Aid ROW Project. No.: STP 2017(405)	Highway No: Mile 6 West
Const. CSJ No.: 0921-02-420	Hwy Construction Letting Date: 01/22	County: Hidalgo
Project Limits (include station numbers): On Mile 6 West from Mile 9 to Mile 11 (Station 51+47 to Station 173+75)		
Limits of Utility Accommodation /Adjustment (include station numbers): Station 64+53 to Station 146+70		
Description of Work:		
LPA(s) (if applicable; if multiple LPAs, give % allocation to each, totaling 100%):		
Submission Type: ☐ SUP ☐ FUP ☒ LUP ☐ 100% State ☐ PASS Other: (specify)		
(Check one:) ☒ Actual Cost ☐ Lump Sum		

Total Adjustment Costs:	$ 745,889	
Betterment (in dollars and calculated %):	$ 80,854.37	10.84 %
Recommended Eligibility Ratio (%):	$ 470,312.49	70.72 %
Estimated Amount of State Cost Participation:	$ 470,312.49	
Estimated Date to Start Accommodation/Adjustment:	01/06/20	
Estimated Date to Complete Accommodation/Adjustment:	08/10/20	
ROW Project Release Date OR Early Release for Utilities Date (The utility Agreement should not be executed prior to project authorization):	08/31/16	
Emergency Work Authorization Date (if applicable):	N/A	

Standard Utility Agreement Submittal- General

1. This agreement was assembled by:
   ☐ TxDOT Utility Coordinator ☐ TxDOT Consultant

2. All forms submitted are completed and correct for the situation/circumstance?
   ☒ Yes ☐ No

3. Where necessary for a complete understanding, are there explanations, clarifications included in the transmittal?
   ☒ Yes ☐ No ☐ N/A

4. Plans folded so as to fit into 8.5" x 11" file?
   ☐ Yes ☐ No ☒ N/A

5. Signatory authority vested in utility representative signing forms if other than officer level?
   ☒ Yes ☐ No ☐ N/A

6. *CPA form: ☐ Yes ☒ No

   *attach form to checklist.

Attachment "A" - Plans, Specifications and Estimate

Plans:

A1.1) Project or vicinity plat provided where needed to understand scope of proposed work?
   ☒ Yes ☐ No

A1.2) Is utility adjustment within ROW Project limits or DIRECTLY related to work required within ROW Project limits?
   ☒ Yes ☐ No

A1.3) Information on plans sufficient and adequate to:

   a) Determine necessity and justification of proposed work?
      ☒ Yes ☐ No

   b) Demonstrate Utility Accommodation Policy compliance?
      ☒ Yes ☐ No ☐ N/A

   c) Indicate highway stationing, offsets from centerline, edge of pavement and ROW lines?
      ☒ Yes ☐ No

   d) Provide any other necessary or essential information such as pressure, flow, offset, type, condition, wall thickness, specifications etc.?
      ☐ Yes ☒ No

A1.4) Backfill requirements met?
   ☐ Yes ☐ No ☒ N/A

Estimate:

A2.1) Is the estimate properly and adequately itemized and detailed?
☒ Yes ☐ No

A2.2) Have materials subject to Buy America compliance been identified in the cost estimate?
☒ Yes ☐ No

A2.3) Have ineligible costs been identified? (Utility Manual, Ch. 7, Sec. 2)
☒ Yes ☐ No

A2.4) Replacement easement charges justified and supported?
☐ Yes ☐ No ☒ N/A

A2.5) Estimate compared and reconciled to plans and statement of work in agreement?
☒ Yes ☐ No

A2.6) Betterment credit applicable? (if so, see Attachment "G")
☒ Yes ☐ No

If yes, is credit calculated and applied properly?
☒ Yes ☐ No

A2.7) Accrued Depreciation credit applicable?
☐ Yes ☒ No

If yes, is credit calculated and applied properly?
☐ Yes ☒ No

A2.8) Salvage credit applicable?
☐ Yes ☒ No

If yes, is credit applied properly?
☐ Yes ☐ No

A2.9) Overheads and loadings explained and checked for reasonableness?
☐ Yes ☐ No ☒ N/A

A2.10) Estimate extensions checked?
☒ Yes ☐ No

A2.11) Utility consultant engineering contract reviewed and approved by District (if applicable)?
☐ Yes ☐ No ☒ N/A

Attachment "B" - Utility's Accounting Method

B1) Acceptable accounting method (Actual cost or Lump Sum) indicated?
☒ Yes ☐ No

Attachment "C" - Utility's Schedule of Work and Estimated Date of Completion

C1) Schedule of work provided by utility company?

☒ Yes ☐ No ☐ In Highway Contract

C2) Includes Start Date of Adjustment (Physical Adjustment or Relocation):

☒ Yes ☐ No

C3) Estimated Duration of Adjustment Physical Adjustment or Relocation (number of days): 180

Attachment "D" - Statement covering Contract Work - ROW-U-48

D1) Statement Covering Contract Work included?

☒ Yes ☐ No ☐ N/A

Attachment "E" - Utility Joint Use Acknowledgement

E1) Utility Joint Use Agreement or Permit included?

☐ Yes ☐ No ☒ N/A

Attachment "F" - Eligibility Ratio

F1) Eligibility ratio calculated and recommended?

☒ Yes ☐ No

Attachment "G" - Betterment Calculation and Estimates

G1) Betterment and In-Kind estimates included?

☒ Yes ☐ No ☐ N/A

G2) Betterment credit applied properly?

☒ Yes ☐ No ☐ N/A

Attachment "H" - Proof of Property Interest - ROW-U-1A, ROW-U-1B, or ROW-U-1C

H1) Proof of property or compensable interest ownership by utility established where applicable?

☒ Yes ☐ No

H2) Corporate succession documented for property interest "chain of ownership"?

☐ Yes ☐ No ☒ N/A

H3) Quitclaim required?

☐ Yes ☐ No ☒ N/A

ATTESTED TO BY:

Prepared By: Hazel Zepeda Date: 01/27/20

L&G Engineering

Transportation Consultants

October 4, 2019

Texas Department of Transportation, Pharr District
Hazel Zepeda, Utility Coordinator
Attn: Juan Morales
PO Box 1717
Pharr, TX 78577-1717

RE: ***Mile 6 West – North Alamo Water Supply Co.–DUL Approval/Determination of Eligibility***
Compensable Utility Process & LPA Standard Utility Agreement (SUA) - U#15218
Limits: From Mile 9 to Mile 11
CSJ: 0921-02-420
RCSJ: 0921-02-356
U#15218

Dear Ms. Zepeda,

This letter, together with the attached documents, is to request a DUL Eligibility Approval and DETERMINATION OF UPPER LIMITS and for compensable utilities related to the Mile 6 West project in Hidalgo County, Texas. As you are aware, recent changes in TxDOT policy have resulted in revisions to the agreement being necessary since the July 6, 2019 submittal to TxDOT.

North Alamo Water Supply Company (NAWSC) has prepared the attached package and has requested Hidalgo County (County) execute the ACTUAL COST LPA STANDARD UTILITY AGREEMENT (Section 7a). The agreement states that the County will reimburse the eligible costs upon concurrence by TxDOT. Your concurrence, through the DETERMINATION OF UPPER LIMITS, will be required before execution by the County.

If you have any questions, please contact me at (956) 585-1909 or toll free at 1-866-585-1909.

Sincerely,

Anthony Garza
Planning Coordinator

cc: David Fuentes, Commissioner, Hidalgo County Precinct #1
T.J. Arredondo, Hidalgo County Planning Administrator
Jorge Pena, Hidalgo County Pct. #1 RPIC
Steven P. Sanchez – NAWSC General Manager
Pete Alvarez, P.E. – TxDOT Pharr District Engineer
Dora Robles, P.E., TxDOT Project Manager
Jacinto Garza, P.E., President - L&G Engineering
Carlos Peralez, P.E. – L&G (Project Engineer)

2100 W. Expressway 83 • Mercedes, TX 78570 • Office (956) 565-9813 • Fax (956) 565-9018
900 S. Stewart Rd., Ste. 10 • Mission, TX 78572 • Office (956) 585-1909 • Fax (956) 585-1927

Determination of Upper Limits Packet

for

North Alamo WSC

2017 Mile 6 West Road
Water Distribution System Project

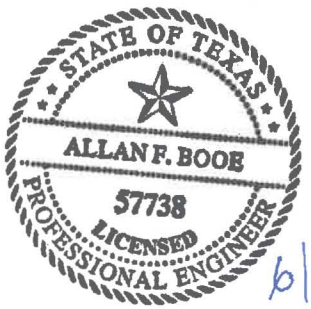
Contract: U#15218
ROW CSJ: 0921-02-356

Prepared by:

Melden & Hunt, Inc.

115 W. McIntyre Street
Edinburg, Texas 78541
P: 956.381.0981
F: 956.381.18139
Texas Registration No. F-1435

Job No. 17208.01



6/25/19

Determination of Upper Limits Packet
North Alamo Water Supply Corporation
2017 Mile 6 West Road (Westgate) Water Distribution System Project

Table of Contents

Section	Description
1.0	LPA Standard Utility Agreement Exhibit "C"
2.0	Plans of Adjustment, Specifications, and Estimated Costs (Attachment "A")
3.0	Accounting Method (Attachment "B") (2 Originals)
4.0	Schedule (Start & End Dates (Attachment "C") (2 Originals)
5.0	Statement Covering Contract Work-TXDOT ROW-U-48 (Attachment "D") (2 Originals)
6.0	Proof of Property Interest-TXDOT ROW-U1A (Attachment "E") (2 Originals, and 1 Copy of Recorded Instrument)
7.0	Eligibility Ratio (Attachment "F" (2 Originals)
8.0	Cost Comparison (if Betterment) (Attachment "G") (2 Originals)
9.0	Betterment Statement (Attachment "H") (2 Originals)
10.0	Quit Claim Deed-TXDOT ROW-N-30 (Attachment "I") (2 Originals)
11.0	Joint Use Agreement (Attachment "J") (2 Originals)

LPA Standard Utility Agreement

Exhibit “C”

Section 1.0 LPA Standard Utility Agreement
(Actual Cost) Exhibit "C"

Manager Approval: _____

Date: 9/24/19

EXHIBIT "C"

STATE OF TEXAS §

COUNTY OF HIDALGO §

LPA STANDARD UTILITY AGREEMENT (ACTUAL COST)

MILE 6 WEST

NORTH ALAMO WATER SUPPLY CORP.

ADJUSTMENT, REMOVAL, AND/OR REPLACEMENT

This agreement is made by and between the County Of Hidalgo, Texas hereinafter referred to as "County" and **North Alamo Water Supply Corporation** hereinafter referred to as "Utility", acting by and through its duly authorized representative, shall be effective on the date of approval and execution by and on behalf of the County.

WHEREAS, Hidalgo County has deemed it necessary to make certain highway improvements as overseen by the State and approved by the Federal Highway Administration located on the highway as indicated above;

WHEREAS; the County is a county in the State of Texas;

WHEREAS, the proposed highway improvements will necessitate the adjustment, removal, and/or relocation of certain facilities of the Utility as indicated in the following statement of work: **Approx. 11,694 ft of 8" waterline as a result of the widening of Mile 6 North from Mile 9 to Mile 11, and being replaced with 11,694 LF of 10" waterline pvc, as betterment, and to complete the system to normal hydraulic operating procedure;** being performed by County with oversight from the Texas Department of Transportation and more specifically shown in the Utility's plans, specifications and estimated costs, which are attached hereto in Attachment "A";

WHEREAS, the County, in receipt of evidence it deems sufficient, acknowledges the Utility's interest in certain lands and/or facilities that entitle it to reimbursement for the adjustment, removal, and relocation of certain facilities located upon lands as indicated in Attachment "A";

NOW, THEREFORE, for and in consideration of the premises and mutual promises, covenants and agreements hereinafter set forth, and intending to be legally bound, the County and the Utility agree as follows:

1. The County will pay the Utility all eligible actual costs which are incurred in the adjustment, removal, and/or relocation of the Utility's facilities.

2. The Utility agrees that all conduct under this agreement, including but not limited to the adjustment, removal, and/or relocation of the facility, the development of

reimbursement of costs, any environmental requirements, and retention of records will be in accordance with 23 CFR 645, Subparts A & B and all other applicable federal and state laws, rules and regulations. The Utility agrees to supply, upon request by the County, proof of compliance with the aforementioned laws, rules and regulations prior to commencement of construction.

3. The Utility agrees to develop relocation or adjustment costs by accumulating actual direct and related indirect costs in accordance with a work order accounting procedure prescribed by the County, or may, with the County's written approval, accumulate actual direct and related indirect costs in accordance with an established accounting procedure developed by the Utility. The bill for the work hereunder will be submitted to the County not later than ninety (90) days after completion of the work.

4. Upon execution of this agreement by both parties hereto, the County will, by written notice, authorize the Utility to proceed with the necessary adjustment, removal, and/or relocation. The Utility agrees to proceed in a diligent manner and will take all prudent actions to avoid delay or interference with the highway construction.

5. The Utility will endeavor to perform this work at its earliest window of opportunity.

6. The County will, upon satisfactory completion of the relocation or adjustment, receipt of a proper certification by the Utility that the work has been completed in accordance with the approved plans and specifications, receipt and verification of the bill prepared in an approved form and manner, and concurrence by TxDOT, make payment to the Utility.

7. This agreement in its entirety consists of the following:

    i. LPA Standard Utility Agreement;
    ii. Plans of Adjustment (color coded), Specifications, and Estimated Costs (Attachment "A")(2 Originals);
    iii. Accounting Method (Attachment "B")(2 Originals);
    iv. Schedule (Start & End Dates) (Attachment "C")(2 Originals);
    v. Statement Covering Contract Work – TxDOT ROW-U-48 (Attachment "D")(2 Originals);
    vi. Proof of Property Interest – TxDOT ROW-U-1A (Attachment "E")(2 Originals and 1 copy of recorded instrument);
    vii. Eligibility Ratio(Attachment "F")(2 Originals);
    viii. Cost Comparison (if Betterment) (Attachment "G")(2 Originals);
    ix. Betterment Statement (Attachment "H")(2 Originals);
    x. Quit Claim Deed – TxDOT ROW-N-30 (Attachment "I")(2 Originals), if applicable;
    xi. Joint Use Agreement (Attachment "J")(2 Originals), if applicable.

EXHIBIT "C"

All attachments are included herein as if fully set forth. In the event it is determined that a substantial change from the statement of work contained in this agreement is required, reimbursement therefore shall be limited to costs covered by a modification of this agreement or a written change or extra work order approved by the County.

8. The Utility agrees to provide signed and sealed "as-built" plans to the County within sixty (60) days of the completion of the work.

9. This agreement is subject to immediate cancellation by the County at any time up to the date that work under this Agreement has been authorized and that such cancellation will not create any liability on the part of the County.

10. The Utility by execution of this agreement does not waive any of the rights which the Utility may have within the limits of the law.

11. It is expressly understood that the Utility conducts the adjustment, removal, and/or relocation using its own methods, and that the Utility agrees to indemnify and hold the County harmless for any and all damages and attorney's fees caused by the Utility's actions and/or conduct.

12. The Utility affirms that it has the authority to enter into this agreement, and that it has obtained the approval, if necessary, from any bankruptcy court exercising jurisdiction over the Utility.

13. Notice: Except as maybe otherwise specifically provided in this Agreement, all notices, demands, requests or communication required or permitted hereunder shall be in writing and shall either be (i) personally delivered against a written receipt, or (ii) sent by registered or certified mail, return receipt requested, postage prepaid and addressed to the parties at the addresses set forth below, or at such other addresses as may have been theretofore specified by written notice delivered in accordance herewith:

If to Utility: North Alamo Water Supply Corp.
Attention: Steve D. Krenek, Board President
420 S. Doolittle Rd.
Edinburg, TX 78542

If to County: Hidalgo County, Texas
Attention: Richard Cortez, Hidalgo County Judge
P. O. Box 758
Edinburg, Texas 78540-0758

With copy to: David L. Fuentes, Commissioner Pct. No.1
1902 Joe Stephens, Ste.1

EXHIBIT "C"

Weslaco, Texas 78599

14. Each notice, demand, request or communication which shall be delivered or mailed in the manner described above shall be deemed sufficiently given for all purposes at such time as it is personally delivered to the addressee, or, if mailed, at such time as it is deposited in the United States mail.

15. Additional Documents: The parties hereto covenant and agree that they will execute such other and further instruments and documents as are or may become necessary or convenient to effectuate and carry out the terms of this agreement.

16. Texas Law to Apply. This Agreement shall be construed under and in accordance with the laws of the State of Texas, and all obligation of the parties created hereunder are performable in Hidalgo County, Texas. The parties hereby consent to personal jurisdiction in Hidalgo County, Texas

17. Successors. This Agreement shall be binding upon and inure to the benefit of the parties hereto and their respective heirs, executors, administrators, legal representatives, successors, and assigns where permitted by this Agreement.

18. Assignment: This Agreement shall not be assignable.

19. Headings. The headings and captions contained in this Agreement are solely for the convenience reference and shall not be deemed to affect the meaning or interpretation of any provision of paragraph hereof.

20. Gender and Number. All pronouns used in this Agreement shall include the other gender, whether used in the masculine, feminine or neuter gender, and singular shall include the plural whenever and as often as may be appropriate.

21. Authority to Execute. The execution and performance of this Agreement by the Utility and County have been duly authorized by all necessary laws, resolutions or corporate action, and this Agreement constitutes the valid and enforceable obligations of the Utility and County in accordance with its terms.

22. Governmental Purpose. Each party hereto is entering into the agreement for the purpose of providing for governmental services or functions and will pay for such services out of current revenues available to the paying party as herein provided.

23. Commitment or Current Revenues Only. In the event that during any term hereof; the governing body of any party does not appropriate sufficient funds to meet the obligations of such party under this Agreement, then any party may terminate this Agreement upon ninety (90) days written notice to the other party. Each of the parties hereto agrees, however, to use its best efforts to secure funds necessary for the continued performance of this Agreement. The parties intend this provision

to be a continuing right to terminate this Agreement at the expiration of each budget period of each party hereto pursuant to the provisions of Tex. Loc. Govt. Code Ann. §271.903.

24. The signatories to this agreement warrant that each has the authority to enter into this agreement on behalf of the party represented.

WITNESS THE HANDS OF THE PARTIES effective as of the day and year of approval and execution by and on behalf of the County.

North Alamo Water Supply

By: _____
Steve D. Krenek - President

_____

_____

COUNTY OF HIDALGO

By: _____
Richard Cortez, County Judge

ATTEST:

_____
County Clerk

APPROVED AS TO FORM:

County Legal Representative

By: _____

Attachment “A”

Plans, Specifications & Cost estimate

Section 2.0 Plans of Adjustment (Color Coded), Specifications, and Estimated Costs
Attachment "A" & 2 Originals

Manager Approval: _____

Date: 6/25/19

Section 2.0
Statement of Work of the Compensable Adjustments for
North Alamo Water Supply Corporation
2017 Mile 6 West Road (Westgate) Water Distribution System Project

North Alamo Water Supply Corporation (NAWSC), the owner of the utility cover by this Agreement owns, operates, and maintains the existing water distribution system made up of 2", 4", 6", and 8" PVC pipe waterlines lying along and crossing Mile 6 West Road. These existing lines are within NAWSC easements and within the existing road right-of-way, the attached plans of adjustment provide the location of the existing and proposed waterlines along Mile 6 West Road.

The Mile 6 West Road widening improvement project RCSJ-0921-02-356 from Mile 9 North Road to Mile 11 North Road conflict with existing NAWSC waterlines. Below is a brief description of the compensable adjustments to the water utility.

- Segment No. 1-8" PVC waterline located within a 15.0 ft. exclusive NAWSC easement recorded in Volume 49, Page 99-101 Hidalgo County Map Records. Beginning at Station 64+53 and ending at Station 69+23 for a total length of 470 feet. **(Parcels 16, 18, & 19)**

- Segment No. 2-8" PVC waterline located within a 15.0 ft. exclusive NAWSC easement recorded under Document Number 1188366 Hidalgo County Official Records. Beginning at Station 73+30 and ending at Station 77+61 for a total length of 431 feet. **(Parcel 22)**

- Segment No. 3-8" PVC waterline located within a 15.0 ft. exclusive NAWSC easement recorded under Document Number 1188366 Hidalgo County Official Records. Beginning at
- Station 73+30 and ending at Station 103+57 for a total length of 3,027 feet. **(Parcel 22 & 23)**

- Segment No. 4-8" PVC waterline located within a 15.0 ft. exclusive NAWSC easement recorded in Volume 1638, Page 955, Hidalgo County Deed Records, Volume 1637, Page 827, Hidalgo County Deed Records, Document Number 278499 Hidalgo County Map Records, Volume 1637, Page 829, Hidalgo County Deed Records, Volume 1637, Page 831, Hidalgo County Deed Records, Volume 1642, Page 205, Hidalgo County Deed Records. Beginning at Station 110+90 and ending at Station 131+74 for a total length of 2,084 feet. **(Parcel 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, & 58)**

- Segment No. 5-8" PVC waterline located within a 15.0 ft. exclusive NAWSC easement recorded in Volume 1637, Page 829, Hidalgo County Deed Records, and Volume 1642, Page 205, Hidalgo County Deed Records. Beginning at Station 137+14 and ending at Station 146+70 for a total length of 956 feet. **(Parcel 59, 60, 61, 62, 63 & 64)**

6,968 Lineal Feet of Estimated Compensable Adjustments.

It was determined a 10" PVC Waterline would be more cost effective and better serve the area. Cost comparison was performed using the single 10" PVC Waterline with a deductive bid alternative to provide an 8" line. Betterment calculations are provided in **Section G**.

NAWSC and Hidalgo County will execute an LPA SUA and Hidalgo County Agrees to provide Actual Cost reimbursement for all eligible costs included in this agreement. NAWSC will follow Buy America/American Iron & Steel Guidelines and provide a Form 1818 Statement of Materials as part of

this packet. NAWSC will contract directly with the qualified and responsive bidder for the project and perform the adjustment in accordance with the plans provided in this agreement. The most current price tab be found in the Statement Covering Contract Work (ROW-U48).

NAWSC has bid the project and will award the work to the most qualified low bid vendor and be in accordance with Buy America. The line replacing the compensable portions will be a 10" PVC line beginning at sta.51+90 an ending at 146+70 a total length of 11,694 feet of 10" PVC Waterline replacing the existing system.

Task 1 NAWSC will begin installation of new pipe in the alignment indicated in the plans and perform all associated tests in order to place the line into service.

Task 2 Once the new line is operational the NAWSC contractor will remove the sections of pipeline indicated in the plans of adjustment.

Task 3 The NAWSC contractor will mark the plans provided indicating field changes. The NAWSC engineer will produce signed and sealed as-built plans to be submitted along with the final billing for reimbursement.

Section 2.0
Estimated Cost Summary of the Compensable Adjustments for
North Alamo Water Supply Corporation
2017 Mile 6 West Road (Westgate) Water Distribution System Project

	PRIVATE			PUBLIC			
Waterline 1	STA (Start)	STA (End)	Unit (LF)	STA (Start)	STA (End)	Unit (LF)	Total Unit (LF)
Sheet 4 of 14	64+53	66+38	182	66+38	67+48	110	292
Sheet 4 of 14	67+48	69+23	183	69+23	73+40	447	630
Sheet 4 of 14	73+40	78+00	460				460
Sheet 5 of 14	78+00	92+00	1400				1400
Sheet 6 of 14	92+00	103+57	1157				1157
Sub-Total			3382			557	3939

	PRIVATE			PUBLIC			
Waterline 2	STA (Start)	STA (End)	Unit (LF)	STA (Start)	STA (End)	Unit (LF)	Total Unit (LF)
Sheet 4 of 14				69+40	73+35	395	395
Sheet 4 of 14	73+35	77+61	430	77+61	78+00	47	477
Sheet 5 of 14	78+00	92+00	1400				1400
Sheet 6 of 14				92+00	106+00	1400	1400
Sheet 7 of 14				106+00	110+85	485	485
Sub-Total			1830			2327	4157

	PRIVATE			PUBLIC			
Waterline 3	STA (Start)	STA (End)	Unit (LF)	STA (Start)	STA (End)	Unit (LF)	Total Unit (LF)
Sheet 7 of 14	110+90	120+00	920				920
Sheet 8 of 14	120+00	131+74	1174	131+74	134+00	226	1400
Sheet 9 of 14				134+00	137+14	314	314
Sheet 9 of 14	137+14	146+70	964				964
Sub-Total			3058			540	3598

TOTALS		PRIVATE	**8,270**		PUBLIC	**3,424**	**11,694**
Eligibility Ratio (8,270/11,694)=			70.72%				

Eligibility Ratio = Total Compensable Length/Total Relocation Length

Eligibility Ratio (8,270 LF/11,694 LF) = 70.72%

Engineering Cost	$164,554.00
Additive Alternative	$20,000.00
Construction Cost 10” WL	$561,335.00
Sub-total	**$745,889.00**
Less Betterment Ratio 10.84%	$80,854.37
Total Eligible	**$665,034.63**
Eligibility Ratio	70.72%
Total Reimbursement Amount	**$470,312.49**

Engineering Firm:Melden and Hunt, Inc.
Project: NAWSC Mile 6 West Road Waterline Relocation Project

Summary of Project Cost of the Compensable Adjustments for
North Alamo Water Supply Corporation
2017 Mile 6 West Road (Westgate) Water Distribution System Project

Engineers Labor Cost & Hours

	Method of Payment for Basic Services: Lump Sum							Method of Payment for Additional Services: Hourly Rate					
TASK DESCRIPTION	Principal Engineer	Project Engineer	Project Manager	Engineering CAD Tech 4	Project Inspector	Administration	Clerical Delievery	GPS Survey Crew	Registered Land Surveyor	Survey CAD Tech 4	Survey Coordinator	Labor Hours	Cost
Basic Services													
I. Preliminary Design Phase	28		30			13						71	$7,985.00
II. Design Phase	20	80	60	150		30	15	80	20	63	15	533	$51,685.00
III. Bidding or Negotiating Phase		15	12			14	2					43	$4,000.00
IV. Construction Administration Phase	11	20	26		12	15	4					88	$8,584.00
V. As-Built Drawings		3	4	4	10	4	2					27	$2,000.00
Subtotal for Basic Services												**762**	**$74,254.00**
Additional Services													
VI. Construction Staking	5	10	15	40	20	4		50	10		14	168	$17,500.00
VIII. Permits (TXDOT, Irrigation District, Drainage District, County)	15	40	30	20		21	5					131	$13,100.00
VIII. Property Survey Plats, Metes & Bounds, & Legal Descriptions			40				10	30	10	120	20	230	$19,800.00
IX. Construction Inspection	20		20		200	65						305	$21,900.00
X. Project Administrative Requirements	16	32	63	36		33	22					202	$18,000.00
Subtotal for Additional Services												**1036**	**$90,300.00**
TOTAL LABOR HOURS	**115**	**200**	**300**	**250**	**242**	**200**	**60**	**160**	**40**	**183**	**49**	**1798**	
CONTRACT RATE PER HOUR	$150.00	$125.00	$100.00	$70.00	$65.00	$60.00	$35.00	$150.00	$125.00	$70.00	$65.00		
TOTAL LABOR COSTS	**$17,280.00**	**$25,000.00**	**$30,000.00**	**$17,500.00**	**$15,732.50**	**$11,975.00**	**$2,096.50**	**$24,000.00**	**$5,000.00**	**$12,785.00**	**$3,185.00**		**$164,554.00**
% DISTRIBUTION OF STAFFING	6.4%	11.1%	16.7%	13.9%	13.5%	11.1%	3.3%	8.9%	2.2%	10.2%	2.7%		

Engineering Firm:Melden and Hunt, Inc.
Project: NAWSC Mile 6 West Road Waterline Relocation Project

Revised 1/24/2020

Estimated Construction Cost Breakdown

Saenz Brothers Construction
Base Bid:

10 Inch Waterline					
Item	**Description**	**Quantity**	**Unit**	**Unit Price**	**Item Total**
1.	10" PVC C900 DR18	13,750	LF	$ 16.00	$ 220,000.00
2.	8" PVC Certa-lok	125	LF	$ 29.00	$ 3,625.00
3.	8" PVC C900 DR18	115	LF	$ 16.00	$ 1,840.00
4.	6" PVC C900 DR18	234	LF	$ 16.00	$ 3,744.00
5.	4" PVC C900 DR18	111	LF	$ 14.00	$ 1,554.00
6.	2" PVC C900 DR18	122	LF	$ 12.00	$ 1,464.00
7.	10" Gate valve w/box *	1	EA	$ 3,200.00	$ 3,200.00
8.	8" Gate valve w/box *	6	EA	$ 2,850.00	$ 17,100.00
9.	6" Gate valve w/box *	12	EA	$ 1,950.00	$ 23,400.00
10.	4" Gate valve w/box *	4	EA	$ 1,200.00	$ 4,800.00
11.	Reconnect & adjust fire hydrant w/6" valve	11	EA	$ 3,500.00	$ 38,500.00
12.	Single service connection-adjacent	14	EA	$ 950.00	$ 13,300.00
13.	Single service connection-across	28	EA	$ 1,200.00	$ 33,600.00
14.	10" Tee *	1	EA	$ 950.00	$ 950.00
15.	10"x10"x8" tee *	3	EA	$ 950.00	$ 2,850.00
16.	10"x10"x6" tee *	5	EA	$ 950.00	$ 4,750.00
17.	10"x10"x4" tee *	4	EA	$ 850.00	$ 3,400.00
18.	10" 90 degree elbow *	7	EA	$ 750.00	$ 5,250.00
19.	10" 45 degree elbow *	18	EA	$ 750.00	$ 13,500.00
20.	10" 11 1/4 degree elbow *	2	EA	$ 650.00	$ 1,300.00
21.	10"x8" reducer *	1	EA	$ 650.00	$ 650.00
22.	10"x8" cross *	1	EA	$ 950.00	$ 950.00
23.	10"x6" cross *	1	EA	$ 950.00	$ 950.00
24.	8" 90 degree elbow *	1	EA	$ 550.00	$ 550.00
25.	8" 45 degree elbow *	4	EA	$ 550.00	$ 2,200.00
26.	8"x8"x8" tee *	1	EA	$ 650.00	$ 650.00
27.	4"x2" reducer *	3	EA	$ 550.00	$ 1,650.00
28.	2" 45 degree elbow *	1	EA	$ 450.00	$ 450.00
29.	2" Dresser coupling *	1	EA	$ 350.00	$ 350.00
30.	4" dresser coupling *	3	EA	$ 650.00	$ 1,950.00
31.	6" dresser coupling *	7	EA	$ 750.00	$ 5,250.00
32.	8" dresser coupling *	6	EA	$ 850.00	$ 5,100.00
33.	6" tee *	2	EA	$ 550.00	$ 1,100.00
34.	6"x10" reducer *	2	EA	$ 750.00	$ 1,500.00
35.	6" 45 degree elbow *	3	EA	$ 550.00	$ 1,650.00
36.	18" PVC Casing SDR26 pipe	545	LF	$ 85.00	$ 46,325.00
37.	18"x3/8" steel casing *	243	LF	$ 95.00	$ 23,085.00
38.	16" x 3/8" steel casing *	183	LF	$ 85.00	$ 15,555.00
39.	12"x3/8" steel casing *	176	LF	$ 56.00	$ 9,856.00
40.	8"x3/8" steel casing *	186	LF	$ 32.00	$ 5,952.00
41.	Concrete & asphalt driveways (slick bore)	303	LF	$ 95.00	$ 28,785.00
42.	Valve markers	23	LF	$ 150.00	$ 3,450.00
43.	Meter boxes	42	LF	$ 125.00	$ 5,250.00
Total Base Bid					**$ 561,335.00**

Saenz Brothers Construction
Additive Alternative Bid:

Item	**Description**	**Quantity**	**Unit**	**Unit Price**	**Item Total**
1.	Asbestos cement pipe targeted for removal/disposal	800	LF	$ 25.00	$ 20,000.00
Total Additive Alternate					**$ 20,000.00**

Saenz Brothers Construction
Deductive Alternative Bid:

8 Inch Waterline					
Item	**Description**	**Quantity**	**Unit**	**Unit Price**	**Item Total**
1.	8" PVC C900 DR18	13,865	LF	$ 14.00	$ 194,110.00
2.	8" PVC Certa-lok	125	LF	$ 29.00	$ 3,625.00
3.	6" PVC C900 DR18	234	LF	$ 16.00	$ 3,744.00
4.	4" PVC C900 DR18	111	LF	$ 14.00	$ 1,554.00
5.	2" PVC C900 DR18	122	LF	$ 12.00	$ 1,464.00
6.	8" Gate valve w/box *	7	EA	$ 2,100.00	$ 14,700.00
7.	6" Gate valve w/box*	12	EA	$ 1,200.00	$ 14,400.00
8.	4" Gate valve w/box*	4	EA	$ 950.00	$ 3,800.00
9.	Reconnect & adjust fire hydrant w/6" valve	11	EA	$ 3,500.00	$ 38,500.00
10.	Single service connection-adjacent	14	EA	$ 950.00	$ 13,300.00
11.	Single service connection-across	28	EA	$ 1,200.00	$ 33,600.00
12.	8" Tee*	4	EA	$ 650.00	$ 2,600.00
13.	8"x 8" x 6" tee*	5	EA	$ 650.00	$ 3,250.00
14.	8"x8"x4" tee*	4	EA	$ 650.00	$ 2,600.00
15.	8" 90 degree elbow*	8	EA	$ 550.00	$ 4,400.00
16.	8" 45 degree elbow*	22	EA	$ 550.00	$ 12,100.00
17.	8" 11 1/4 degree elbow*	2	EA	$ 550.00	$ 1,100.00
18.	8" Cross*	1	EA	$ 750.00	$ 750.00
19.	8"x6" cross*	1	EA	$ 650.00	$ 650.00
20.	8"x8"x6" tee*	1	EA	$ 650.00	$ 650.00
21.	4"x2" reducer*	3	EA	$ 550.00	$ 1,650.00
22.	2" 45 degree elbow*	1	EA	$ 450.00	$ 450.00
23.	2" Dresser coupling*	1	EA	$ 350.00	$ 350.00
24.	4" dresser coupling*	3	EA	$ 650.00	$ 1,950.00
25.	6" dresser coupling*	7	EA	$ 750.00	$ 5,250.00
26.	8" dresser coupling*	6	EA	$ 850.00	$ 5,100.00
27.	6" tee*	2	EA	$ 650.00	$ 1,300.00
28.	6"x10" reducer*	2	EA	$ 750.00	$ 1,500.00
29.	6" 45 degree elbow*	3	EA	$ 550.00	$ 1,650.00
30.	16" PVC Casing SDR26 pipe	545	LF	$ 75.00	$ 40,875.00
31.	16"x3/8" steel casing*	426	LF	$ 85.00	$ 36,210.00
32.	12" x 3/8" steel casing*	176	LF	$ 56.00	$ 9,856.00
33.	8"x3/8" steel casing*	186	LF	$ 32.00	$ 5,952.00
34.	Concrete & asphalt driveways (slick bore)	303	LF	$ 95.00	$ 28,785.00
35.	Valve markers	23	LF	$ 150.00	$ 3,450.00
36.	Meter boxes	42	LF	$ 125.00	$ 5,250.00
Total Deductive Alternative					**$ 500,475.00**

Total Deduction: Base bid minus Deductive Bid: **$ 60,860.00**
CALENDAR DAYS: **160**

Note: Buy American/American Iron & Steel Products *****

COST BREAKDOWN

10" WATERLINE INSTALLATION					
ITEM	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	ITEM TOTAL
1	10" PVC C900 DR18	2,056	LF	$ 16.00	$ 32,896.00
3	8" PVC C900 DR18	115	LF	$ 16.00	$ 1,840.00
4	6" PVC C900 DR18	234	LF	$ 16.00	$ 3,744.00
8	8" GATE VALVE W/ BOX*	3	EA	$ 2,850.00	$ 8,550.00
9	6" GATE VALVE W/ BOX*	7	EA	$ 1,950.00	$ 13,650.00
15	10" X 10" X 8" TEE*	1	EA	$ 950.00	$ 950.00
16	10" X 10" X6" TEE*	3	EA	$ 950.00	$ 2,850.00
18	10" 90 DEGREE ELBOW*	4	EA	$ 750.00	$ 3,000.00
19	10" 45 DEGREE ELBOW*	6	EA	$ 750.00	$ 4,500.00
23	10" X 6" CROSS*	1	EA	$ 950.00	$ 950.00
31	6" DRESSER COUPLING*	4	EA	$ 750.00	$ 3,000.00
32	8" DRESSER COUPLING*	2	EA	$ 850.00	$ 1,700.00
33	6" TEE*	1	EA	$ 550.00	$ 550.00
34	6" X 10" REDUCER*	1	EA	$ 750.00	$ 750.00
36	18" CASING SDR26 PIPE*	76	LF	$ 85.00	$ 6,460.00
38	16" X 3/8" STEEL CASING*	90	LF	$ 85.00	$ 7,650.00
39	12" X 3/8" STEEL CASING*	176	LF	$ 56.00	$ 9,856.00
				TOTAL	$ 102,896.00
	ORIGINAL BID TAB AMOUNTS				$ 561,335.00
	NON-REIMBURSABLE AMOUNT				$ 102,896.00
	REIMBURSABLE AMOUNT				$ 458,439.00

8" WATERLINE INSTALLATION					
ITEM	DESCRIPTION	QUANTITY	UNIT	UNIT PRICE	ITEM TOTAL
1	8" PVC C900 DR18	2,271	LF	$ 14.00	$ 31,794.00
3	6" PVC C900 DR18	234	LF	$ 16.00	$ 3,744.00
6	8" GATE VALVE W/ BOX	3	EA	$ 2,100.00	$ 6,300.00
7	6" GATE VALVE W/ BOX	7	EA	$ 1,200.00	$ 8,400.00
12	8" TEE	1	EA	$ 650.00	$ 650.00
13	8" X 8" X 6" TEE	2	EA	$ 650.00	$ 1,300.00
15	8" 90 DEGREE ELBOW	4	EA	$ 550.00	$ 2,200.00
16	8" 45 DEGREE ELBOW	6	EA	$ 550.00	$ 3,300.00
19	8" X 6" CROSS	1	EA	$ 650.00	$ 650.00
20	8" X 8" X 6" TEE	1	EA	$ 650.00	$ 650.00
25	6" DRESSER COUPLING	4	EA	$ 750.00	$ 3,000.00
26	8" DRESSER COUPLING	2	EA	$ 850.00	$ 1,700.00
27	6" TEE	1	EA	$ 650.00	$ 650.00
28	6" X 10" REDUCER	1	EA	$ 750.00	$ 750.00
30	16" CASING SDR26 PIPE	76	LF	$ 75.00	$ 5,700.00
31	16" X 3/8" STEEL CASING	90	LF	$ 85.00	$ 7,650.00
32	12" X 3/8" STEEL CASING	176	LF	$ 56.00	$ 9,856.00
					$ 88,294.00
					$ 500,475.00
					$ 88,294.00
					$ 412,181.00

Engineering Cost

Melden & Hunt, Inc.

ENGINEERS
SCOPE OF SERVCIES
NAWSC 10-INCH WATERLINE
ALONG MILE 6 WEST ROAD
FROM MILE 9 NORTH ROAD TO MILE 11 1/2 NORTH ROAD

Basic Services (Fixed Fee)

The ENGINEER agrees to perform professional services in connection with the project, including normal civil engineering services related thereto, as set forth below and contained within this Agreement.

Preliminary Design Phase

After written authorization to proceed with the design, ENGINEER shall:

1. Consult with the OWNER to clarify and define the OWNER'S requirements for the project and review available data.

2. Organize, coordinate and conduct a series of workshops, participants include North Alamo's Project Team and appropriate members of the Melden and Hunt team. The purpose of the workshops are to present, discuss and develop project design concepts and issues; and, if possible, either reach consensus on these issues or develop an approach to reach consensus.

3. Prepare preliminary engineering construction drawings (30% level) on 22" x 34" to show the character and extent of the Project.

4. Meet with the Irrigation District's, Hidalgo County Drainage District, TXDOT, Hidalgo County Planning and other agencies along with North Alamo WSC to work out the details of the project as it pertains to the requirements and roles of these agencies.

5. Conduct field surveys as necessary to secure topographic information needed for the preparation of the plans.

6. Prepare easement descriptions (if necessary) of areas where they will be required for construction.

7. Prepare an opinion of probable project cost.

Design Phase

1. Prepare for incorporation in the contract Documents final drawings on 22" x 34" to show the character and extent of the Project (hereinafter called "Drawings") and Specifications.

2. Furnish to OWNER such documents and design data as may be required for, and assist in the preparation of, the required documents so that OWNER may apply for approvals of such governmental authorities as have jurisdiction over design criteria applicable to the Project, and assist in obtaining such approvals by participating in submissions to and negotiations with appropriate authorities.

3. Advise OWNER of any adjustments to the latest opinion of probable Project Cost caused by changes in extent or design requirements of the Project or Construction Costs and furnish a revised opinion of probable Project Cost based on the Drawings and Specifications.

4. Prepare for review and approval by OWNER, his legal counsel and other advisors contract agreement forms, general conditions and supplementary conditions, and (where appropriate) bid forms, invitation to bid and instructions to bidders, and assist in the preparation of other related documents.

5. Furnish four (4) copies of the above documents and present and review them in person with OWNER. The construction drawings submitted for review shall be half size drawings (11" x 17") on bond paper. The final construction plans to be filed at the North Alamo Water Supply Corporation shall be bond paper (22" x 34").

Bidding or Negotiating Phase

After written authorization to proceed with the Bidding or Negotiating Phase, ENGINEER shall:

1. Conduct a pre-bid conference, inviting prospective bidders to discuss all aspects and requirements to the proposed work.

2. Issue all addenda which do not affect the scope of the proposed project. Obtain OWNER'S approval prior to issuance of addenda which affect the scope of the project or significantly alters the project as approved by OWNER.

3. Assist the OWNER in obtaining bids and prepare tabulations of bids received; submit copies of the bid tabulation and the ENGINEER'S recommendation for the award of contract to the OWNER.

4. Consult with and advise OWNER as to the acceptability of subcontractors and other persons and organizations proposed by the prime contractor(s) (hereinafter called "Contractor(s)") for those portions of the work as to which such acceptability is required by the bidding documents.

5. Consult with and advise OWNER as to the acceptability of substitute materials and equipment proposed by Contractor(s) when substitution prior to the award of contracts is allowed by the bidding documents.

Construction Phase

1. Perform the duties and discharge the responsibilities stated in project specifications after receiving written authorization to proceed with construction. The extent and limitations of the duties, responsibilities and authority of ENGINEER as assigned in Project Specifications shall not be modified except as ENGINEER may otherwise agree in writing. All of OWNER'S instructions to Contractor(s) will be issued through ENGINEER who will have authority to act on behalf of OWNER to the extent provided in said Standard General Conditions except as otherwise provided in writing.

2. Make visits to the site at intervals appropriate to the various stages of construction to observe as an experienced and qualified design professional the progress and quality of the executed work of Contractor(s) and to determine if such work is proceeding in accordance with the Contract Documents. During such visits and on the basis of on-site observations ENGINEER shall keep OWNER informed of the progress of the work, and shall notify OWNER of defects and deficiencies and may disapprove or reject work failing to conform to the Contract Documents.

3. Review and approve or take other appropriate action in respect of Shop Drawings and samples, the results of tests and inspections and other data which each Contractor is required to submit but only for conformance with the design concept of the Project and compliance with the information given in the Contract Documents (but such review and approval or other action shall not extend to means, methods, sequences, techniques or procedures of construction or to safety precautions and programs incident thereto: determine the acceptability of substitute materials and equipment proposed by Contractor(s)), and receive and review (for general content as required by the Specifications) maintenance and operating instructions, schedules, guarantees, bonds and certificates of inspection which are to be assembled by Contractor(s) in accordance with the Contract Documents.

4. Issue all instructions of OWNER to Contractor(s); issue necessary interpretations and clarifications of the Contract Documents and in connection therewith prepare change orders as required; have authority as

OWNER'S representative to require special inspection or testing of the work; act as initial interpreter of the requirements of the Contract Documents and judge of the acceptability of the work thereunder and make decisions on all claims of OWNER and Contractor(s) relating to the acceptability of the work or the interpretation of the Contract Documents pertaining to the execution and progress of the work: but ENGINEER shall not be liable for the results of any such interpretation or decisions rendered by him in good faith.

5. Based on ENGINEER'S on-site observations as an experienced and qualified design professional and on review of applications for payment and the accompanying data schedules, determine the amounts owing to Contractor(s) and recommend in writing payments to Contractor(s) in such amounts; such recommendations of payment will constitute a representation to OWNER, based on such observations and review, that the work has progressed to the point indicated, that, to the best of ENGINEER'S knowledge, information and belief, the quality of such work is in accordance with the Contract Documents (subject to an evaluation of such work as a functioning Project upon substantial completion, to the results of any subsequent tests called for in the Contract Documents, and to any qualifications stated in his recommendation), and that payment of the amount recommended is due Contractor(s); but by recommending any payment ENGINEER will not thereby be deemed to have represented that continuous or exhaustive examinations have been made by ENGINEER to check the quality or quantity of the work or to review the means, methods, sequences, techniques or procedures of construction or safety precautions or programs incident thereto or that ENGINEER has made an examination to ascertain how or for what purposes any Contractor has used the monies paid on account of the contract price.

6. Conduct an inspection to determine if the Project is substantially complete and a final inspection to determine if the work has been completed in accordance with the Contract Documents and if each Contractor has fulfilled all of his obligations thereunder so that ENGINEER may recommend, in writing, final payment to each Contractor and may give written notice to OWNER and the contractor(s) that the work is acceptable (subject to any conditions therein expressed), by any such recommendation and notice shall be subject to the limitations expressed in Paragraph 5.

7. Revise contract drawings, with the assistance of the Contractor and OWNER. Provide OWNER with one (1) set of record drawings on bond paper, and one set of record drawings and contract documents (front end and technical specifications) in digital (pdf) format.

8. ENGINEER shall not be responsible for the acts or omissions of any Contractor, or subcontractor, or any of the Contractor(s)' or subcontractors' agents or employees or any other persons (except ENGINEER'S own employees and agents) at the site or otherwise performing any of the Contractor(s)' work.

Payment Schedule for Basic Services

For Basic Services

OWNER shall pay ENGINEER for Basic Services on a monthly basis as a percentage of completion of the itemized task. The total fixed fee of the itemized basic services tasks is **$74,254.00** Fees for the itemized basic services tasks are as follows

Preliminary Design Phase	$ 7,985.00
Design Phase	$51,685.00
Bidding Phase	$ 4,000.00
Construction Phase	$ 8,584.00
As-Built Drawings	$ 2,000.00

Additional Services (Hourly Rate)

1. Performance of detailed staking for the construction of the project. **(Estimated Budget $17,500.00)**

2. All work related to securing permits from agencies having jurisdiction where construction work is to be performed such as TXDOT, Irrigation District's, Drainage District, and Hidalgo County Planning. **(Estimated Budget $13,100.00)**

3. Property surveys, detailed descriptions of sites, maps, drawings, or estimates related thereto; assistance in negotiating for easement rights. **(Estimated Budget $19,800.00)**

4. Routine daily Inspection to provide further protection for Owner against defects and deficiencies in the Work. However, the Inspector shall not, during such visits or as a result of such observations of Contractor's work in progress, supervise, direct, or have control over the Contractor's work nor shall the Inspector have authority over or responsibility for the means, methods, techniques, sequences, or procedures selected or used by Contractor, for security or safety at the Site, for safety precautions and programs incident to the Contractor's work in progress, for any failure of Contractor to comply with Laws and Regulations applicable to Contractor's performing and furnishing the Work, or responsibility for Contractor's failure to furnish and perform the Work in accordance with the Contract Documents. **(Estimated Budget $21,900.00)**

5. All other items or services not specifically mentioned as part of the basic service such as necessary laboratory work or cost of advertising. Items such as this will be charged at the cost of the service as a reimbursable.

6. All preliminary work related to comply with the LPA 2-Compensable Utility Process/Special Administrative Requirements. **(Estimated Budget $18,000.00)**

Payment For Additional Services

OWNER shall pay ENGINEER for Additional Services on a monthly basis for actual services rendered. A detailed breakdown showing the task, the resource, and the hours for each additional service will be provided as part of the monthly invoicing. Provided under Exhibit "B" is the hourly rate schedule for Melden and Hunt, Inc.

Engineers Hourly Rate Schedule
MELDEN AND HUNT, INC.

The Schedule of Rates and Charges Table below sets the hourly rates for various personnel and shall be the basis for compensation.

PERSONNEL	RATE PER HOUR
Engineering	
Principal	$ 150.00
Project Engineer	$ 125.00
Project Manager	$ 100.00
E.I.T. (Engineer in Training)	$ 90.00
Engineering CAD Technician 4	$ 70.00
GIS Technician	$ 65.00
Administration	$ 60.00
Clerical/Delivery	$ 35.00
Project Inspector	$ 65.00
Surveying	
GPS Survey Crew	$ 150.00
Construction Staking	$ 150.00
Survey Coordinator	$ 65.00
Registered Professional Land Surveyor (RPLS)	$ 125.00
Survey CAD Technician 4	$ 70.00

The schedule of charges for printing below will be employed in the event that copies beyond what is standard and customary.

Cost of Printing Beyond Copies Provided By Contract	
8-1/2 X 11 Sheet (Black & White)	$0.20/Sheet
11 X 17 Sheet (Black & White)	$0.35/Sheet
22 X 34 Sheet (Black & White)	$1.00/Sheet

Plans of Adjustment Color Coded

Melden & Hunt, Inc.
115 West McIntyre Street
Edinburg, Texas 78541

NORTH ALAMO WATER SUPPLY CORPORATION

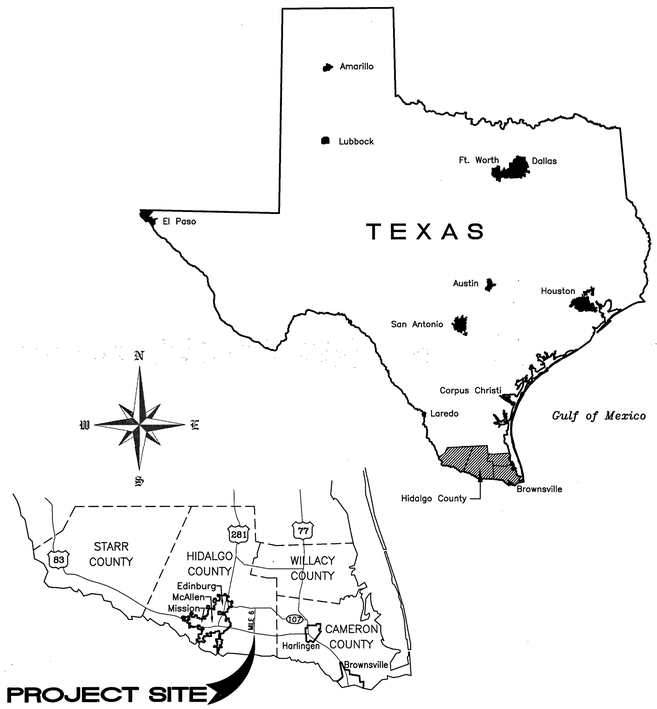
HIDALGO COUNTY, TEXAS

N.A.W.S.C. 2017 MILE 6 W. RD. (WESTGATE) WATER DISTRIBUTION SYSTEM PROJECT

WATER IMPROVEMENTS ALONG MILE 6 W. RD. (WESTGATE), BETWEEN MILE 9 N. RD. AND MILE 11 1/2 N. RD.

INDEX

SHEET No.	DESCRIPTION
1.	COVER SHEET
2.	LOCATION MAP & GENERAL CONSTRUCTION NOTES
3.	PROPOSED WATERLINE IMPROVEMENTS 1 OF 10
4.	PROPOSED WATERLINE IMPROVEMENTS 2 OF 10
5.	PROPOSED WATERLINE IMPROVEMENTS 3 OF 10
6.	PROPOSED WATERLINE IMPROVEMENTS 4 OF 10
7.	PROPOSED WATERLINE IMPROVEMENTS 5 OF 10
8.	PROPOSED WATERLINE IMPROVEMENTS 6 OF 10
9.	PROPOSED WATERLINE IMPROVEMENTS 7 OF 10
10.	PROPOSED WATERLINE IMPROVEMENTS 8 OF 10
11.	PROPOSED WATERLINE IMPROVEMENTS 9 OF 10
12.	PROPOSED WATERLINE IMPROVEMENTS 10 OF 10
13.	N.A.W.S.C. TYPICAL WATER DETAILS (1 of 2)
14.	N.A.W.S.C. TYPICAL WATER DETAILS (2 of 2)



2017

BOARD OF DIRECTORS

Steve D. Krenek.....President
Dennis Goldsberry.....Vice-President
Derrick Swanberg.....Secretary/Treasurer
Manuel B. Garcia.....Member
Abdiel Cuevas.....Member
Ray Yeary.....Member
Thomas Jendrusch.....Member
Martin Drewery.....Member
Michael England.....Member
Steve Sanchez.....General Manager
Robert Rodriguez.....Water Systems Manager

THESE PLANS HAVE BEEN REVIEWED AND APPROVED BY NORTH ALAMO WATER SUPPLY CORPORATION

ON THE _____ DAY OF _____ 20____

_____
N.A.W.S.C.

MELDEN & HUNT INC.
•CONSULTANTS •ENGINEERS •SURVEYORS
115 W. McINTYRE, EDINBURG, TX 78541
PH: (956) 381-0981 FAX: (956) 381-1839
ESTABLISHED 1947
www.meldenandhunt.com

TBPLS No. 10096900
TBPE FIRM # F-1435

STATE OF TEXAS
ALLAN F. BOOE
57738
REGISTERED
PROFESSIONAL ENGINEER

THE SEAL APPEARING ON THIS DOCUMENT WAS AUTHORIZED BY ALLAN F. BOOE, P.E. 57738

PLANS CORRECT:

ALLAN F. BOOE, P.E. — DATE 5/20/18

JOB No. 17208.01

SHEET 1 OF 14 — SET No. _____

ALTERATION OF A SEALED DOCUMENT WITHOUT PROPER NOTIFICATION TO THE RESPONSIBLE ENGINEER IS AN OFFENSE UNDER THE TEXAS ENGINEERING PRACTICE LAW

© Copyright 2017 Melden & Hunt, Inc. All rights reserved.

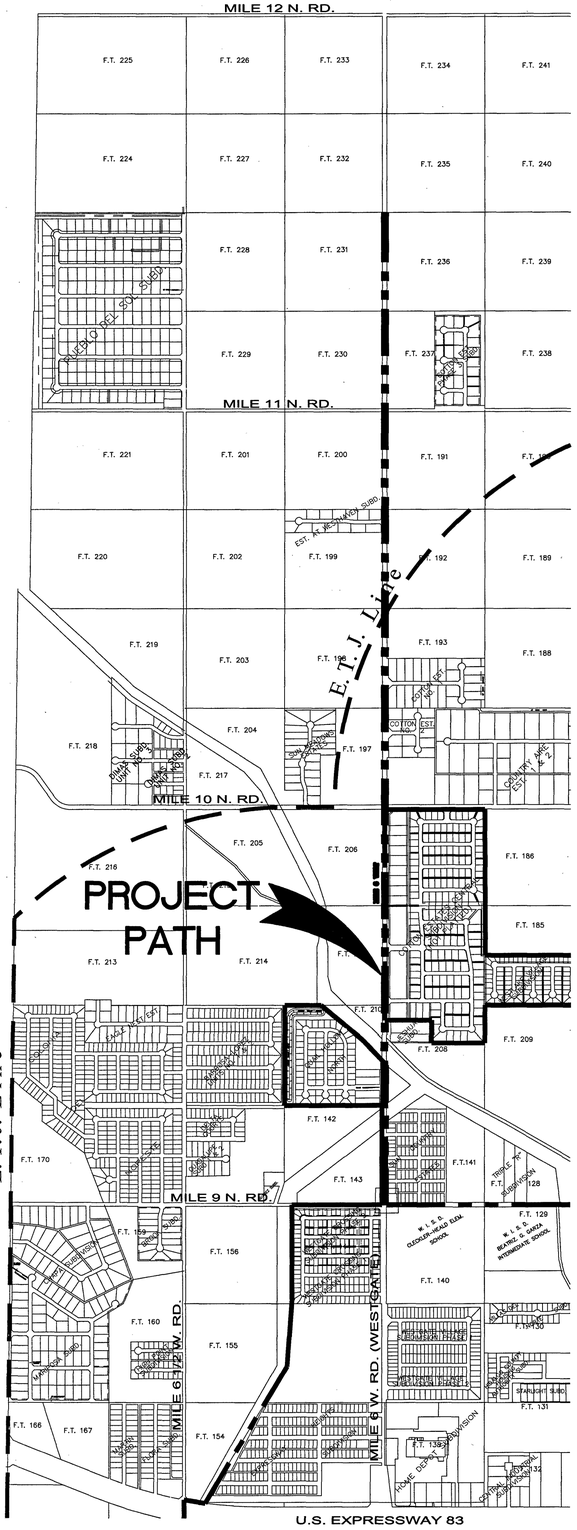
CALL BEFORE YOU DIG!

Texas 811
Know what's below.
Call before you dig.

PARTICIPANTS REQUEST 48 HOURS NOTICE BEFORE YOU DIG, DRILL, OR BLAST – STOP AND CALL CONSTRUCTION

811

THE LONE STAR NOTIFICATION COMPANY AT 1-800-669-8344


MILE 12 N. RD.
MILE 11 N. RD.
MILE 10 N. RD.
MILE 9 N. RD.
MILE 8 W. RD. (WESTGATE)
MILE 6 1/2 W. RD.
E.T.J. Line
PROJECT PATH
U.S. EXPRESSWAY 83
N
S
E
W
F.T. 225
F.T. 226
F.T. 233
F.T. 234
F.T. 241
F.T. 224
F.T. 227
F.T. 232
F.T. 235
F.T. 240
F.T. 228
F.T. 231
F.T. 236
F.T. 239
F.T. 229
F.T. 230
F.T. 237
F.T. 238
F.T. 221
F.T. 201
F.T. 200
F.T. 191
F.T. 220
F.T. 202
F.T. 199
F.T. 192
F.T. 189
F.T. 219
F.T. 203
F.T. 198
F.T. 193
F.T. 188
F.T. 218
F.T. 204
F.T. 197
F.T. 217
F.T. 205
F.T. 206
F.T. 186
F.T. 216
F.T. 185
F.T. 213
F.T. 214
F.T. 210
F.T. 208
F.T. 209
F.T. 142
F.T. 170
F.T. 143
F.T.141
F.T. 128
F.T. 129
F.T. 159
F.T. 156
F.T. 140
F.T. 160
F.T. 155
F.T. 131
F.T. 166
F.T. 167
F.T. 154
F.T. 132
F.T. 133
F.T. 134
F.T. 135
F.T. 136
F.T. 137
F.T. 138
F.T. 139
F.T. 130
F.T. 145
F.T. 146
F.T. 147
F.T. 148
F.T. 149
F.T. 150
F.T. 151
F.T. 152
F.T. 153
F.T. 157
F.T. 158
F.T. 161
F.T. 162
F.T. 163
F.T. 164
F.T. 165
F.T. 168
F.T. 169
F.T. 171
F.T. 172
F.T. 173
F.T. 174
F.T. 175
F.T. 176
F.T. 177
F.T. 178
F.T. 179
F.T. 180
F.T. 181
F.T. 182
F.T. 183
F.T. 184
F.T. 187
F.T. 190
F.T. 194
F.T. 195
F.T. 196
F.T. 207
F.T. 211
F.T. 212
F.T. 215
F.T. 222
F.T. 223
F.T. 242
F.T. 243
F.T. 244
F.T. 245
F.T. 246
F.T. 247
F.T. 248
F.T. 249
F.T. 250
F.T. 251
F.T. 252
F.T. 253
F.T. 254
F.T. 255
F.T. 256
F.T. 257
F.T. 258
F.T. 259
F.T. 260
F.T. 261
F.T.



MECHANICAL JOINTS AT ALL NEW CONNECTIONS SHALL INCLUDE CONCRETE THRUST BLOCKS AND MEG-A-LUGS.

Legend

- Existing 8-inch Waterline
- Existing 6-Inch Waterline
- Existing 4-Inch Waterline
- Existing 2-Inch Waterline
- Segment

Note: Pink Segment line denotes ROW taking parcel boundaries and additional ROW

Proposed ROW Line

Proposed ROW Line

JOB No. 17208.01

BY	DATE	REVISION

MELDEN & HUNT, INC.
•CONSULTANTS •ENGINEERS •SURVEYORS
115 W. McINTYRE, EDINBURG, TEXAS 78541
PH: (956) 381-0981 FAX: (956) 381-1839
ESTABLISHED 1947
www.meldenandhunt.com
TBPLS No. 10058800

DRAWING DATE: 10/04/2018
DRAWN BY: J. d' Z.
CHECKED BY: A. F. B.
DESIGNED BY: J. d' Z.
RELEASE DATE:
T- , PG.
SCALE: 1"-50'

MELDEN & HUNT, INC.
TEXAS REGISTRATION F-1435

STATE OF TEXAS
ALLAN F. BOOE
57738
LICENSED PROFESSIONAL ENGINEER
10/18/18

THE SEAL APPEARING ON THIS DOCUMENT WAS AUTHORIZED BY ALLAN F. BOOE, P.E. 57738

ALTERATION OF A SEALED DOCUMENT WITHOUT PROPER NOTIFICATION TO THE RESPONSIBLE ENGINEER IS AN OFFENSE UNDER THE TEXAS ENGINEERING PRACTICE LAW

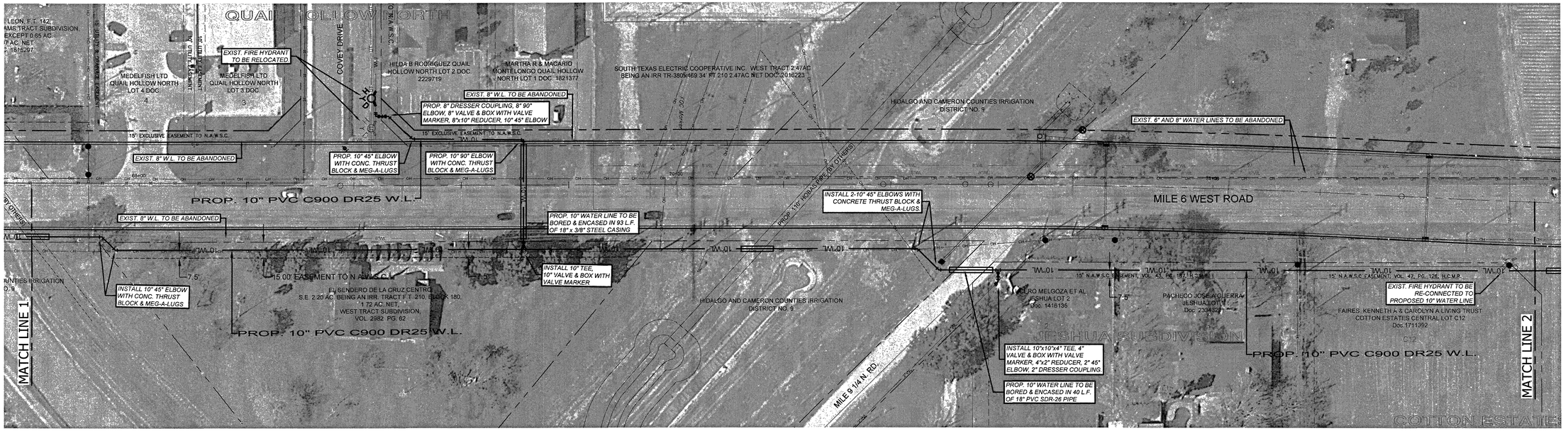
MILE 6 W. RD. (WESTGATE) WATER DISTRIBUTION SYSTEM IMPROVEMENTS PROJECT 2017 NORTH ALAMO WATER SUPPLY CORPORATION

WATER LINE IMPROVEMENTS 1 OF 10

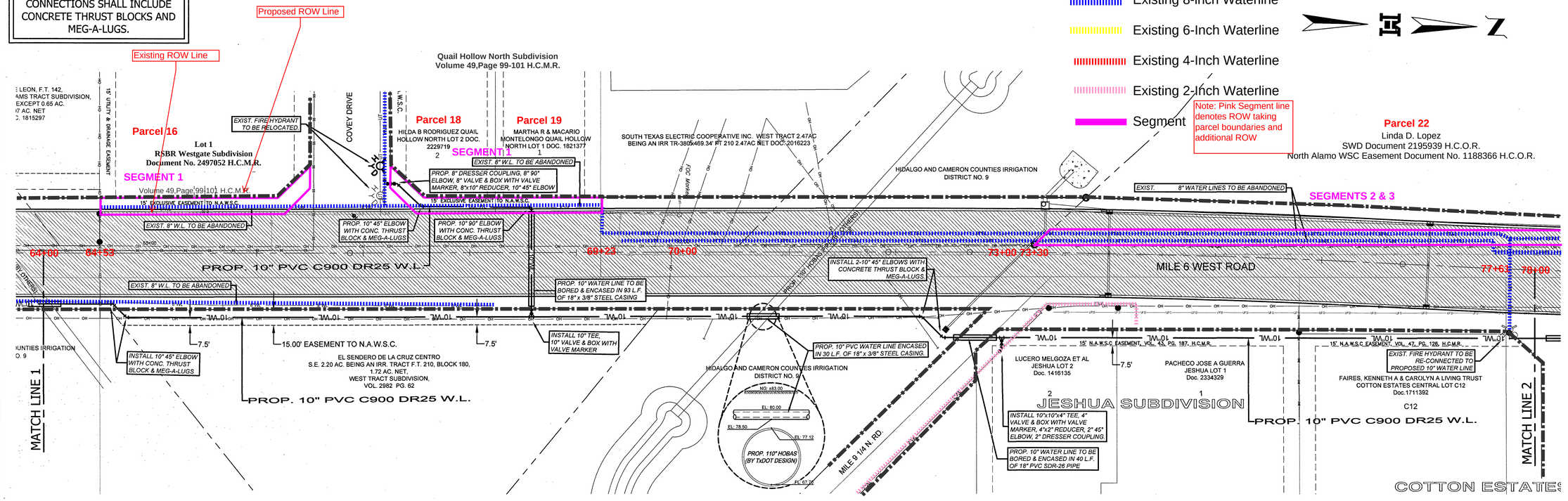
BEARING BASIS AS PER TEXAS STATE PLANE GRID COORDINATE SYSTEM, NAD 83, TEXAS SOUTH 4205

© Copyright 2017 Melden & Hunt, Inc. All Rights Reserved

File Name: 17208.01



MECHANICAL JOINTS AT ALL NEW CONNECTIONS SHALL INCLUDE CONCRETE THRUST BLOCKS AND MEG-A-LUGS.



Legend

- Existing 8-inch Waterline
- Existing 6-Inch Waterline
- Existing 4-Inch Waterline
- Existing 2-Inch Waterline
- Segment

JOB No. 17208.01

MELDEN & HUNT INC
•CONSULTANTS •ENGINEERS •SURVEYORS
115 W. McINTYRE, EDINBURG, TX 78541
PH: (956) 381-0981 FAX: (956) 381-1839
ESTABLISHED 1947
www.meldenandhunt.com
TBPLS No. 10008800

REVISION	DATE	BY

DRAWING DATE: 10/04/2018
DRAWN BY: J. d' Z.
CHECKED BY: A. F. B.
DESIGNED BY: J. d' Z.
RELEASE DATE:
T- PG.
SCALE: 1"-50'

MELDEN & HUNT, INC.
TEXAS REGISTRATION F-1435

STATE OF TEXAS
ALLAN F. BOOE
57738
LICENSED PROFESSIONAL ENGINEER
10/12/18

THE SEAL APPEARING ON THIS DOCUMENT WAS AUTHORIZED BY ALLAN F. BOOE, P.E. 57738

ALTERATION OF A SEALED DOCUMENT WITHOUT PROPER NOTIFICATION TO THE RESPONSIBLE ENGINEER IS AN OFFENSE UNDER THE TEXAS ENGINEERING PRACTICE LAW

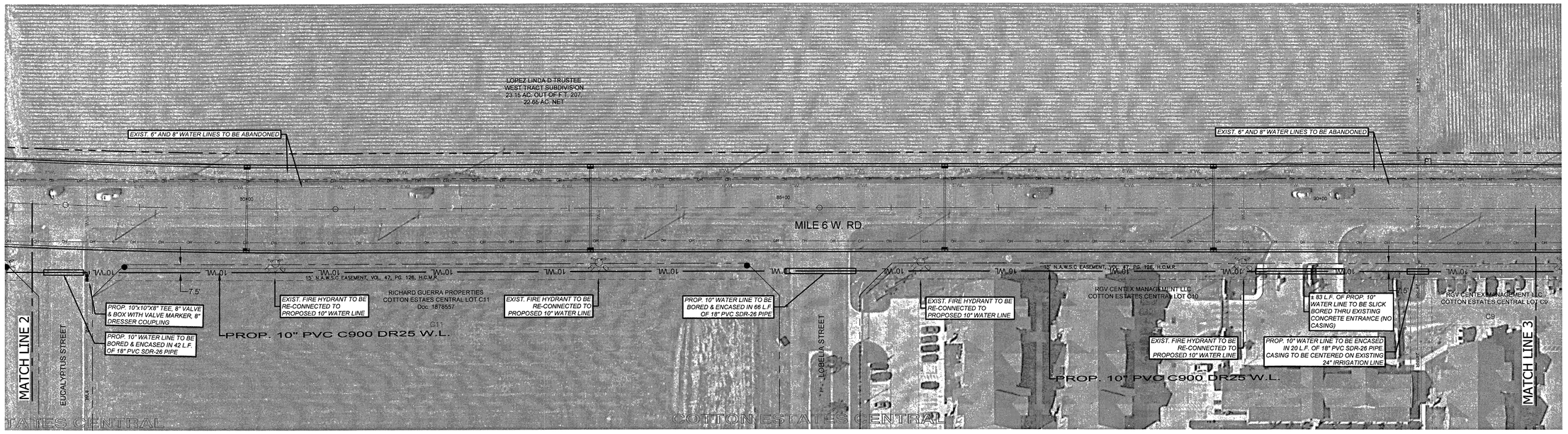
MILE 6 W. RD. (WESTGATE) WATER DISTRIBUTION SYSTEM IMPROVEMENTS PROJECT 2017
NORTH ALAMO WATER SUPPLY CORPORATION

WATER LINE IMPROVEMENTS
2 OF 10

BEARING BASIS AS PER TEXAS STATE PLANE GRID COORDINATE SYSTEM, NAD 83, TEXAS SOUTH 4205

©Copyright 2017 Melden & Hunt, Inc. All Rights Reserved.

File Name: 17208.01

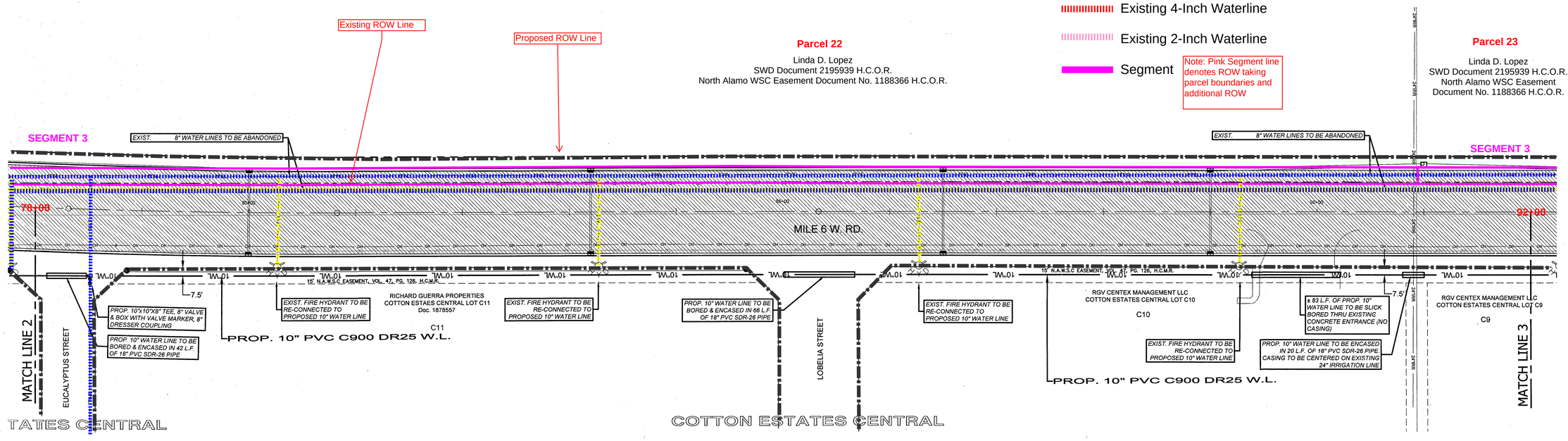


MECHANICAL JOINTS AT ALL NEW CONNECTIONS SHALL INCLUDE CONCRETE THRUST BLOCKS AND MEG-A-LUGS.

Legend

- Existing 8-inch Waterline
- Existing 6-Inch Waterline
- Existing 4-Inch Waterline
- Existing 2-Inch Waterline
- Segment

Note: Pink Segment line denotes ROW taking parcel boundaries and additional ROW



JOB No. 17208.01

BY	DATE	REVISION

MELDEN & HUNT, INC
CONSULTANTS • ENGINEERS • SURVEYORS
115 W. MAIN • EDINBURG, TX 78541
PH: (956) 381-0981 • FAX: (956) 381-1839
ESTABLISHED 1947
www.meldenandhunt.com
TBPLS No. 10096800

DRAWING DATE: 10/04/2016
DRAWN BY: J. d'Z.
CHECKED BY: A. F. B.
DESIGNED BY: J. d'Z.
RELEASE DATE:
T- , PG.
SCALE: 1"-50'

MELDEN & HUNT, INC.
TEXAS REGISTRATION F-1435

STATE OF TEXAS
ALLAN F. BOOE
57738
LICENSED
PROFESSIONAL ENGINEER

THE SEAL APPEARING ON THIS DOCUMENT WAS AUTHORIZED BY ALLAN F. BOOE, P.E. 57738

ALTERATION OF A SEALED DOCUMENT WITHOUT PROPER NOTIFICATION TO THE RESPONSIBLE ENGINEER IS AN OFFENSE UNDER THE TEXAS ENGINEERING PRACTICE LAW

MILE 6 W. RD. (WESTGATE)
WATER DISTRIBUTION SYSTEM
IMPROVEMENTS PROJECT
2017
NORTH ALAMO WATER
SUPPLY CORPORATION

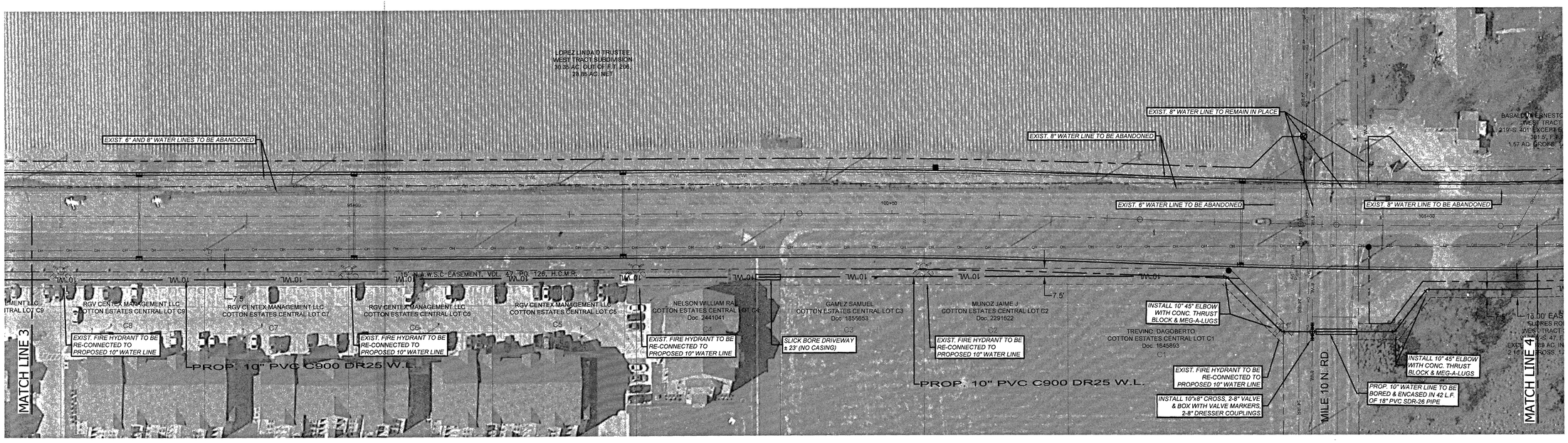
WATER LINE IMPROVEMENTS
3 OF 10

BEARING BASIS AS PER TEXAS STATE PLANE GRID COORDINATE SYSTEM, NAD 83, TEXAS SOUTH 4205

©Copyright 2017 Melden & Hunt, Inc.
All Rights Reserved

File Name: 17208.01

SHEET 5 OF 14



MECHANICAL JOINTS AT ALL NEW CONNECTIONS SHALL INCLUDE CONCRETE THRUST BLOCKS AND MEG-A-LUGS.

Legend

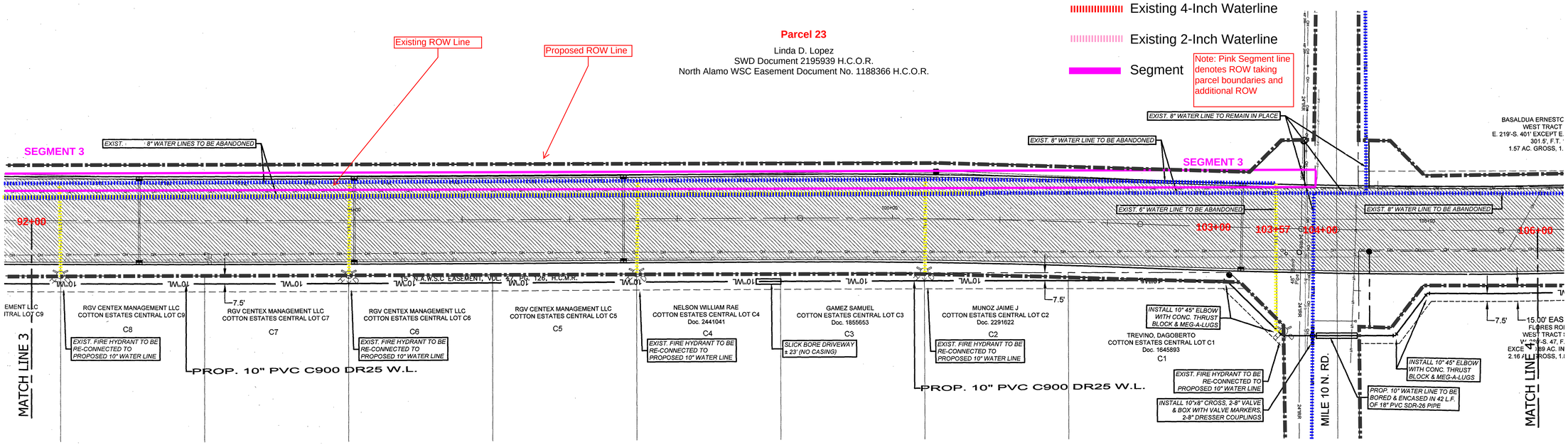
- Existing 8-inch Waterline
- Existing 6-Inch Waterline
- Existing 4-Inch Waterline
- Existing 2-Inch Waterline
- Segment

Note: Pink Segment line denotes ROW taking parcel boundaries and additional ROW

Parcel 23
Linda D. Lopez
SWD Document 2195939 H.C.O.R.
North Alamo WSC Easement Document No. 1188366 H.C.O.R.

Existing ROW Line

Proposed ROW Line



JOB No. 17208.01

BY	DATE	REVISION

MELDEN & HUNT INC.
•CONSULTANTS •ENGINEERS •SURVEYORS
115 W. McINTYRE, EDINBURG, TX 78541
PH: (956) 381-0981 FAX: (956) 381-1839
e-mail: mail@meldenandhunt.com
www.meldenandhunt.com
TBPLS No. 10006900

DRAWING DATE: 10/04/2018
DRAWN BY: J. d' Z.
CHECKED BY: A. F. B.
DESIGNED BY: J. d' Z.
RELEASE DATE:
T- , PG.
SCALE: 1"-50'

MELDEN & HUNT, INC.
TEXAS REGISTRATION F-1435

STATE OF TEXAS
ALLAN F. BODE
57738
REGISTERED PROFESSIONAL ENGINEER
5/23/18

THE SEAL APPEARING ON THIS DOCUMENT WAS AUTHORIZED BY ALLAN F. BODE, P.E. 57738

ALTERATION OF A SEALED DOCUMENT WITHOUT PROPER NOTIFICATION TO THE RESPONSIBLE ENGINEER IS AN OFFENSE UNDER THE TEXAS ENGINEERING PRACTICE LAW

MILE 6 W. RD. (WESTGATE)
WATER DISTRIBUTION SYSTEM
IMPROVEMENTS PROJECT
2017
NORTH ALAMO WATER
SUPPLY CORPORATION

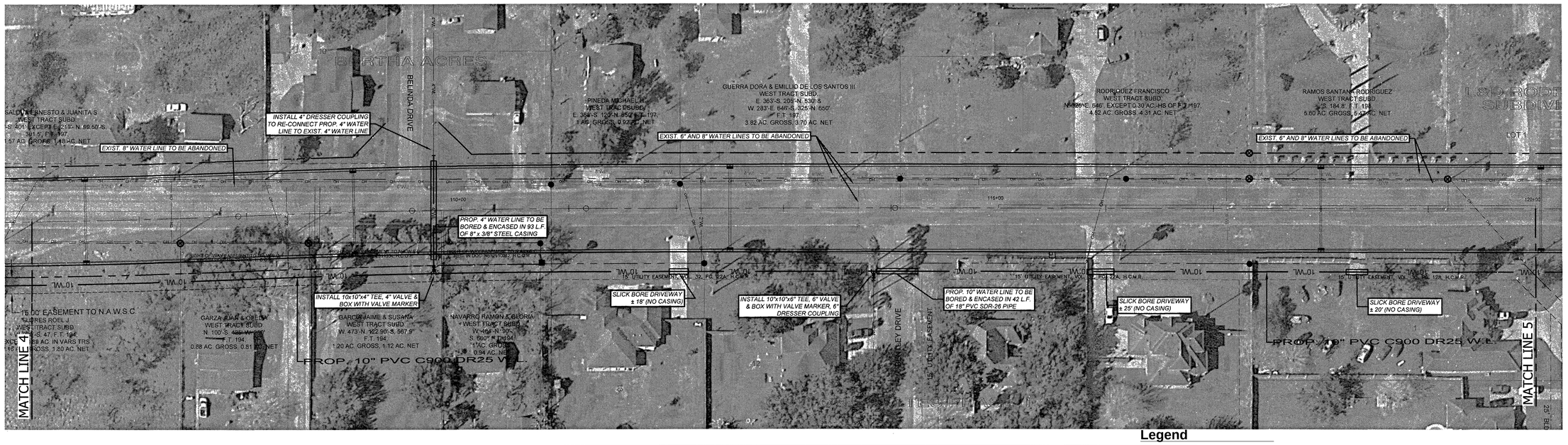
WATER LINE IMPROVEMENTS
4 OF 10

BEARINGS BASIS AS PER TEXAS STATE PLANE GRID COORDINATE SYSTEM, NAD 83, TEXAS SOUTH 4205

© Copyright 2017 Melden & Hunt, Inc. All Rights Reserved.

File Name: 17208.01

SHEET 6 OF 14

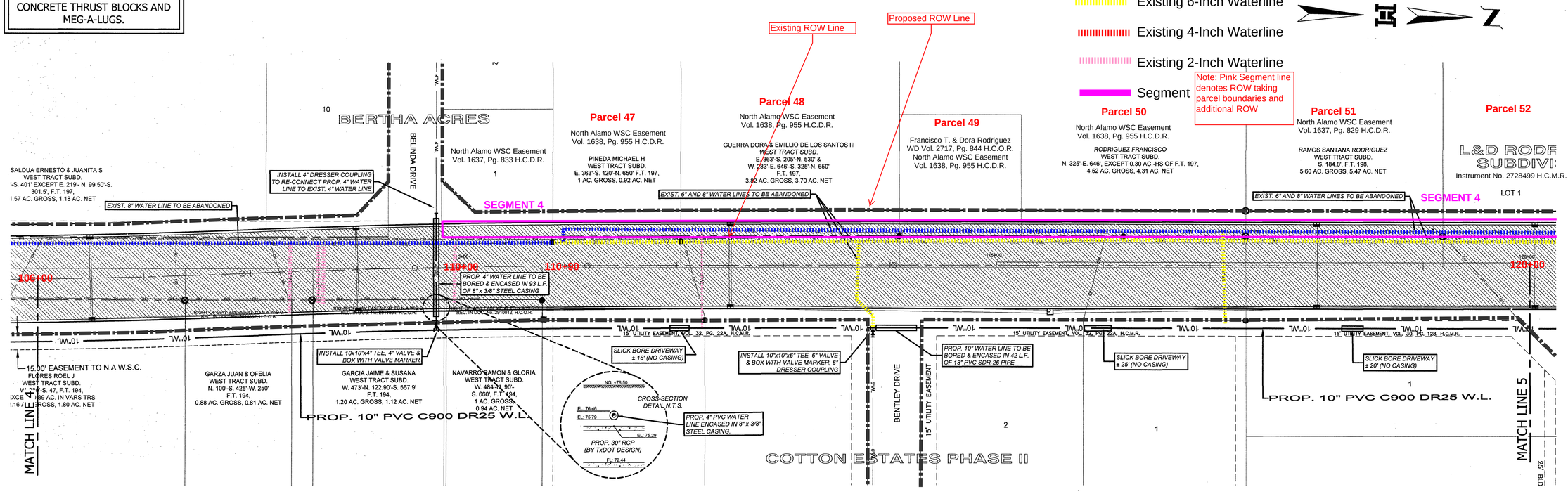


Legend

- Existing 8-inch Waterline
- Existing 6-Inch Waterline
- Existing 4-Inch Waterline
- Existing 2-Inch Waterline
- Segment

Note: Pink Segment line denotes ROW taking parcel boundaries and additional ROW

MECHANICAL JOINTS AT ALL NEW CONNECTIONS SHALL INCLUDE CONCRETE THRUST BLOCKS AND MEG-A-LUGS.



JOB No. 17208.01

BY	DATE	REVISION

MELDEN & HUNT, INC.
•CONSULTANTS •ENGINEERS •SURVEYORS
115 WOODWAY DRIVE, HIDALGO, TEXAS 78557
PH. (956) 381-0981 FAX: (956) 381-1839
ESTABLISHED 1947
www.meldenandhunt.com
TBPLS No. 10096800

DRAWING DATE: 10/04/2018
DRAWN BY: J. d' Z.
CHECKED BY: A. F. B.
DESIGNED BY: J. d' Z.
RELEASE DATE:
F- , PG.
SCALE: 1"=50'

MELDEN & HUNT, INC.
TEXAS REGISTRATION F-1435

STATE OF TEXAS
ALLAN F. BOOE
57738
LICENSED PROFESSIONAL ENGINEER
5/9/18

THE SEAL APPEARING ON THIS DOCUMENT WAS AUTHORIZED BY ALLAN F. BOOE, P.E. 57738

ALTERATION OF A SEALED DOCUMENT WITHOUT PROPER NOTIFICATION TO THE RESPONSIBLE ENGINEER IS AN OFFENSE UNDER THE TEXAS ENGINEERING PRACTICE LAW

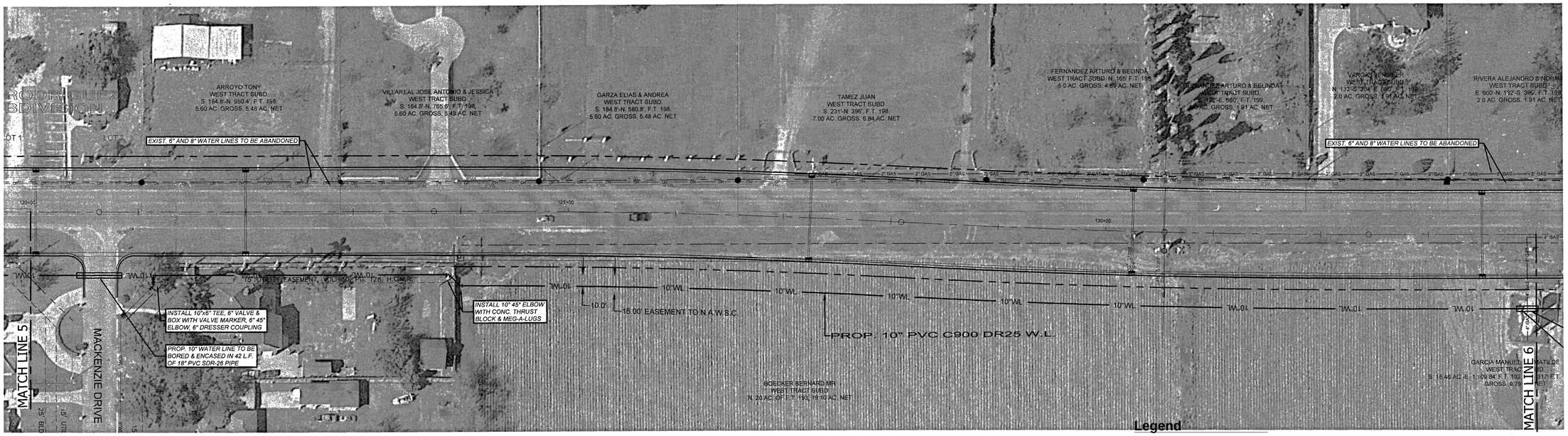
MILE 6 W. RD. (WESTGATE) WATER DISTRIBUTION SYSTEM IMPROVEMENTS PROJECT 2017
NORTH ALAMO WATER SUPPLY CORPORATION

WATER LINE IMPROVEMENTS
5 OF 10

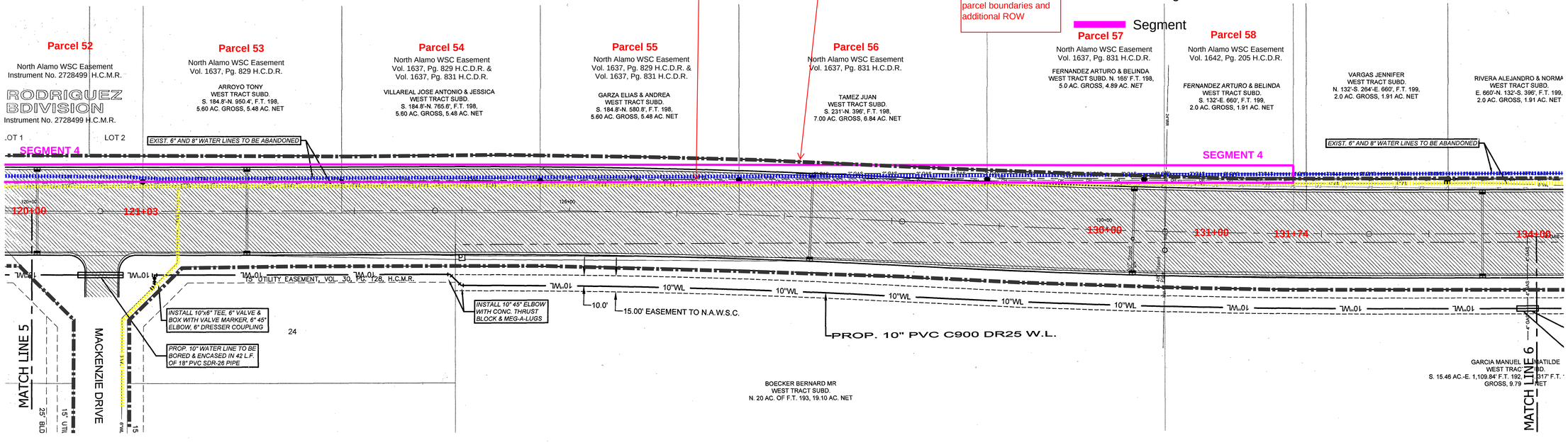
BEARING BASIS AS PER TEXAS STATE PLANE GRID COORDINATE SYSTEM, NAD 83, TEXAS SOUTH 4205

© Copyright 2017 Melden & Hunt, Inc. All Rights Reserved.

File Name: 17208.01



MECHANICAL JOINTS AT ALL NEW CONNECTIONS SHALL INCLUDE CONCRETE THRUST BLOCKS AND MEG-A-LUGS.



JOB No. 17208.01

BY	DATE	REVISION

MELDEN & HUNT, INC.
•CONSULTANTS •ENGINEERS •SURVEYORS
115 WILD BASIN ROAD SOUTH, SUITE 244
PH: (956) 381-0981 FAX: (956) 381-1839
ESTABLISHED 1947
www.meldenandhunt.com
TBPELS No. 10096800

DRAWING DATE: 10/04/2018
DRAWN BY: J. d' Z.
CHECKED BY: A. F. B.
DESIGNED BY: J. d' Z.
RELEASE DATE:
T- , PG.
SCALE: 1"-50'

MELDEN & HUNT, INC.
TEXAS REGISTRATION F-1435

STATE OF TEXAS
ALLAN F. BOOE
57738
LICENSED PROFESSIONAL ENGINEER
10/4/18

THE SEAL APPEARING ON THIS DOCUMENT WAS AUTHORIZED BY ALLAN F. BOOE, P.E. 57738

ALTERATION OF A SEALED DOCUMENT WITHOUT PROPER NOTIFICATION TO THE RESPONSIBLE ENGINEER IS AN OFFENSE UNDER THE TEXAS ENGINEERING PRACTICE LAW

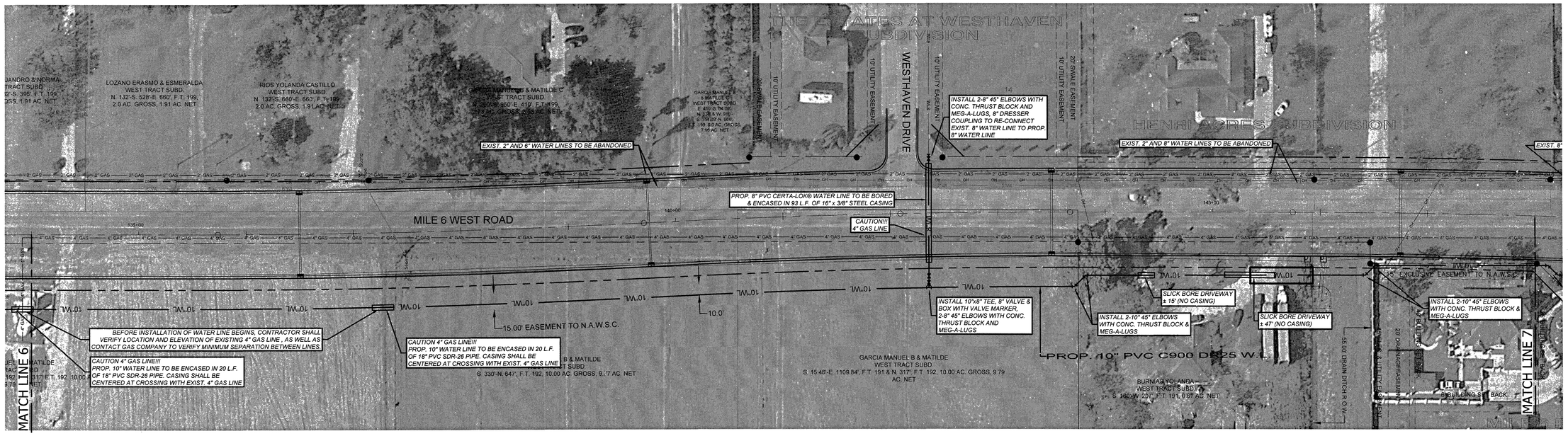
MILE 6 W. RD. (WESTGATE)
WATER DISTRIBUTION SYSTEM
IMPROVEMENTS PROJECT
2017
NORTH ALAMO WATER
SUPPLY CORPORATION

WATER LINE IMPROVEMENTS
6 OF 10

BEARING BASIS AS PER TEXAS STATE PLANE GRID COORDINATE SYSTEM, NAD 83, TEXAS SOUTH 4205

© Copyright 2017 Melden & Hunt, Inc.
All Rights Reserved.

File Name: 17208.01

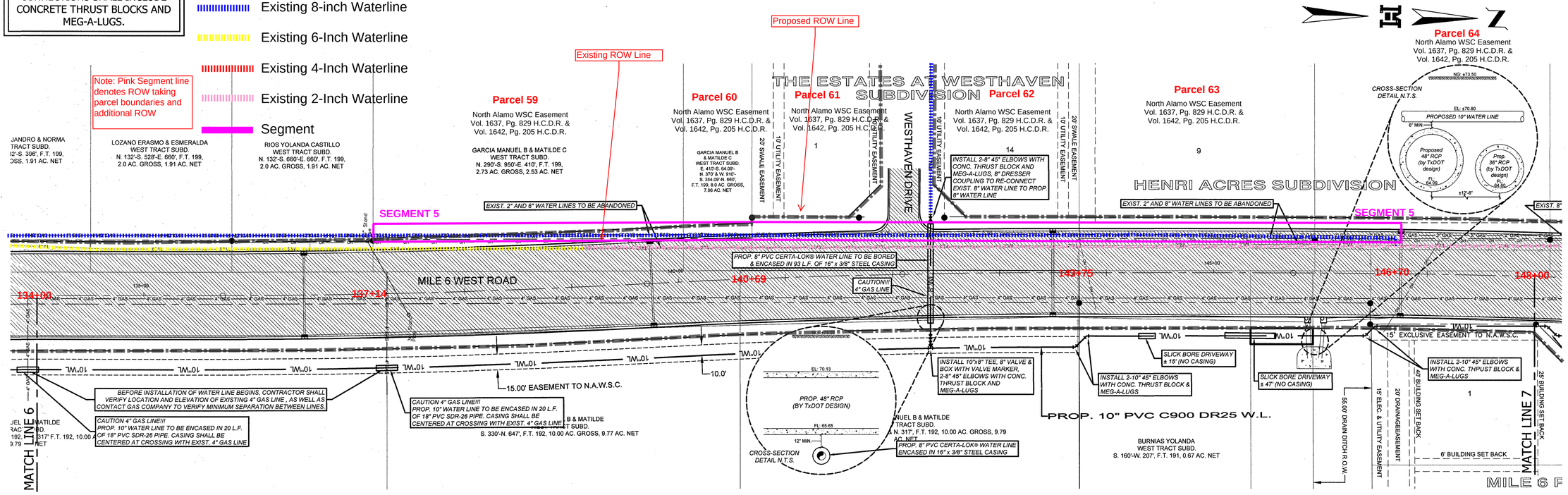


MECHANICAL JOINTS AT ALL NEW CONNECTIONS SHALL INCLUDE CONCRETE THRUST BLOCKS AND MEG-A-LUGS.

Legend

- Existing 8-inch Waterline
- Existing 6-Inch Waterline
- Existing 4-Inch Waterline
- Existing 2-Inch Waterline
- Segment

Note: Pink Segment line denotes ROW taking parcel boundaries and additional ROW



JOB No. 17208.01

REVISION | DATE | BY

MELDEN & HUNT, INC.
•CONSULTANTS •ENGINEERS •SURVEYORS
•145 AVENUE E, EDINBURG, TEXAS 78541
PH: (956) 381-0981, FAX: (956) 381-1839
ESTABLISHED 1947
www.meldenandhunt.com
TBPLS No. 10058800

DRAWING DATE: 10/04/2018
DRAWN BY: J. of Z.
CHECKED BY: A. F. B.
DESIGNED BY: J. of Z.
RELEASE DATE:
T- , PG.
SCALE: 1"-50'

MELDEN & HUNT, INC.
TEXAS REGISTRATION F-1435

STATE OF TEXAS
ALLAN F. BOOE
57738
LICENSED PROFESSIONAL ENGINEER
10/29/18

THE SEAL APPEARING ON THIS DOCUMENT WAS AUTHORIZED BY ALLAN F. BOOE, P.E. 57738

ALTERATION OF A SEALED DOCUMENT WITHOUT PROPER NOTIFICATION TO THE RESPONSIBLE ENGINEER IS AN OFFENSE UNDER THE TEXAS ENGINEERING PRACTICE LAW

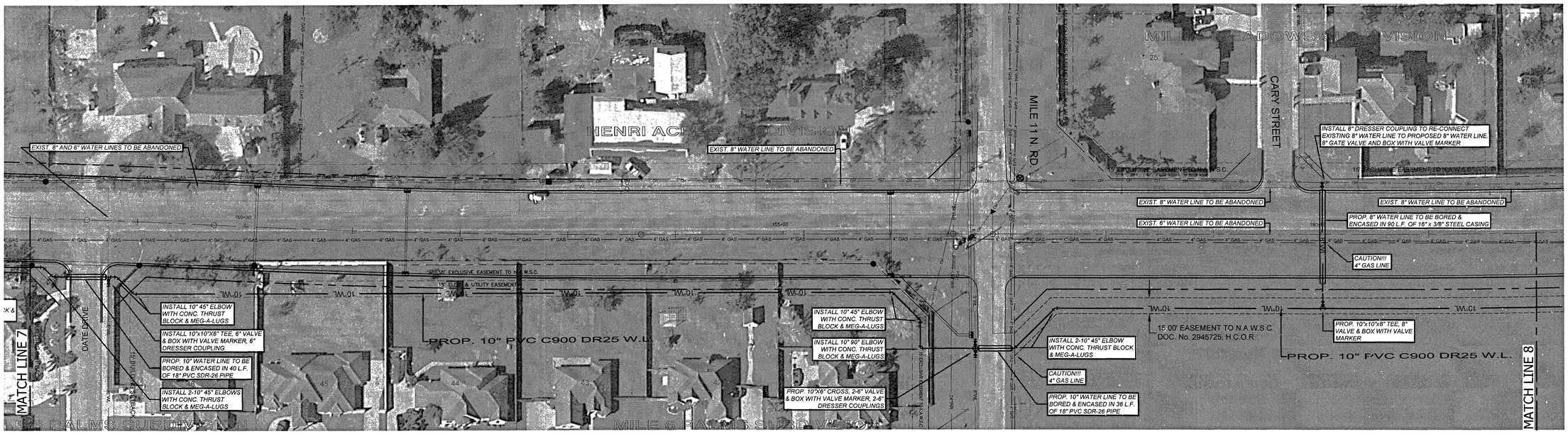
MILE 6 W. RD. (WESTGATE) WATER DISTRIBUTION SYSTEM IMPROVEMENTS PROJECT 2017
NORTH ALAMO WATER SUPPLY CORPORATION

WATER LINE IMPROVEMENTS
7 OF 10

BEARING BASIS AS PER TEXAS STATE PLANE GRID COORDINATE SYSTEM, NAD 83, TEXAS SOUTH 4205

©Copyright 2017 Melden & Hunt, Inc. All Rights Reserved.

File Name: 17208.01

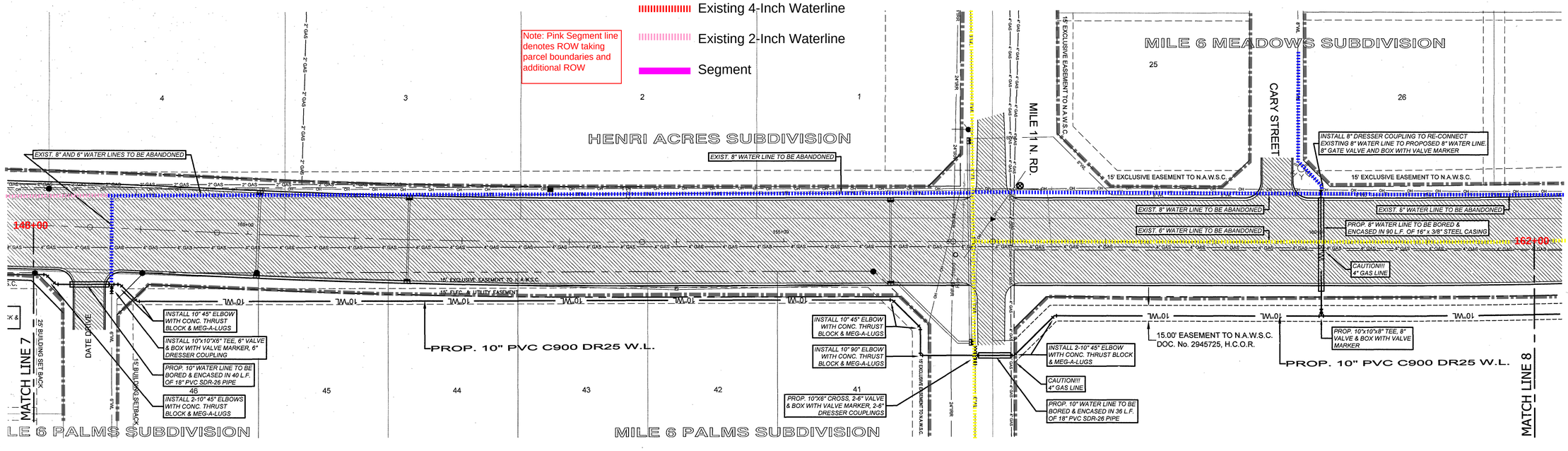


MECHANICAL JOINTS AT ALL NEW CONNECTIONS SHALL INCLUDE CONCRETE THRUST BLOCKS AND MEG-A-LUGS.

Legend

- Existing 8-inch Waterline
- Existing 6-Inch Waterline
- Existing 4-Inch Waterline
- Existing 2-Inch Waterline
- Segment

Note: Pink Segment line denotes ROW taking parcel boundaries and additional ROW



JOB No. 17208.01

BY	DATE	REVISION

MELDEN & HUNT inc.
•CONSULTANTS •ENGINEERS •SURVEYORS
115 W. McINTYRE, EDINBURG, TX 78541
(956) 383-4626 FAX (956) 381-1839
ESTABLISHED 1947
www.meldenandhunt.com
TBPLS No. 10056900

DRAWING DATE: 10/04/2018
DRAWN BY: J. d'Z.
CHECKED BY: A. F. B.
DESIGNED BY: J. d'Z.
RELEASE DATE:
T- , PG.
SCALE: 1"-50'

MELDEN & HUNT, INC.
TEXAS REGISTRATION F-1435

STATE OF TEXAS
ALLAN F. BOOE
57738
LICENSED PROFESSIONAL ENGINEER

THE SEAL APPEARING ON THIS DOCUMENT WAS AUTHORIZED BY ALLAN F. BOOE, P.E. 57738

ALTERATION OF A SEALED DOCUMENT WITHOUT PROPER NOTIFICATION TO THE RESPONSIBLE ENGINEER IS AN OFFENSE UNDER THE TEXAS ENGINEERING PRACTICE LAW

MILE 6 W. RD. (WESTGATE)
WATER DISTRIBUTION SYSTEM
IMPROVEMENTS PROJECT
2017
NORTH ALAMO WATER
SUPPLY CORPORATION

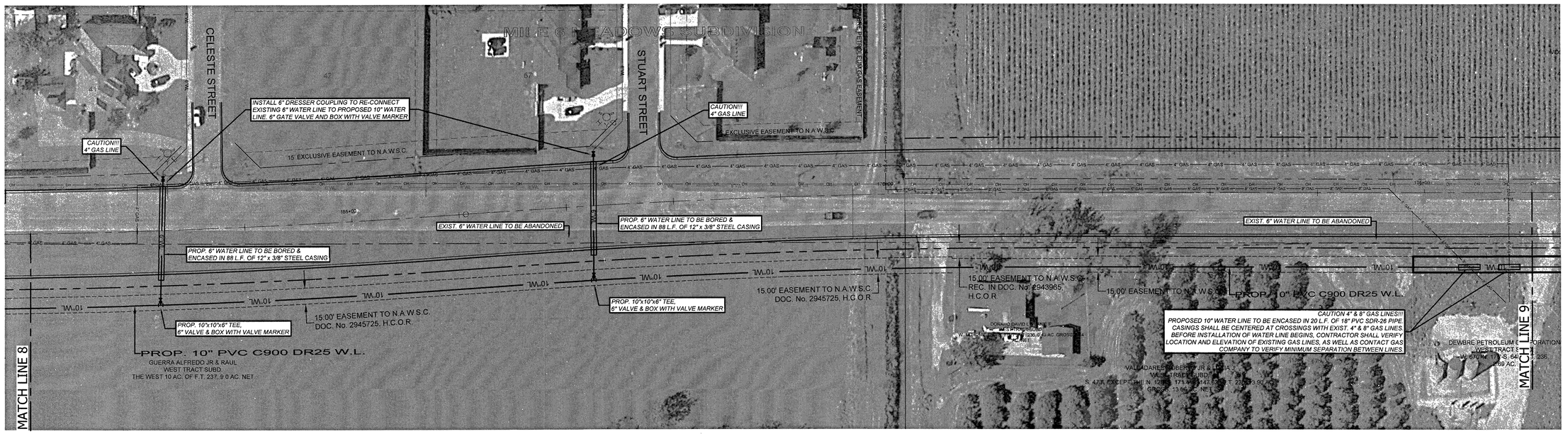
WATER LINE IMPROVEMENTS
8 OF 10

BEARING BASIS AS PER TEXAS STATE PLANE GRID COORDINATE SYSTEM, NAD 83, TEXAS SOUTH 4205

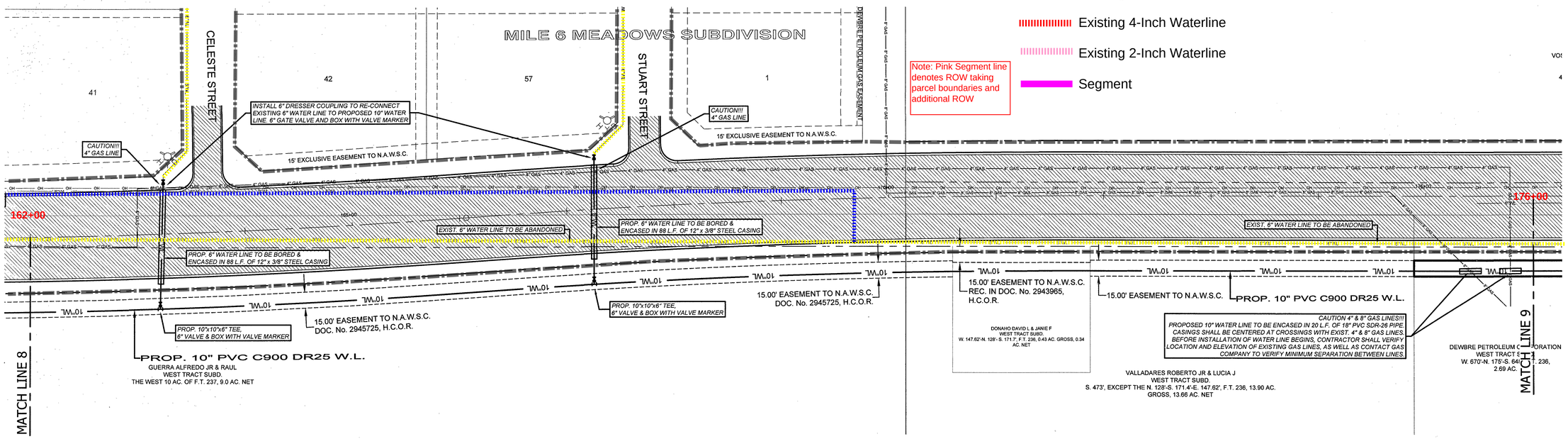
© Copyright 2017 Melden & Hunt, Inc. All Rights Reserved

File Name: 17208.01

SHEET 10 OF 14



MECHANICAL JOINTS AT ALL NEW CONNECTIONS SHALL INCLUDE CONCRETE THRUST BLOCKS AND MEG-A-LUGS.



Legend

- Existing 8-inch Waterline
- Existing 6-Inch Waterline
- Existing 4-Inch Waterline
- Existing 2-Inch Waterline
- Segment

Note: Pink Segment line denotes ROW taking parcel boundaries and additional ROW

JOB No. 17208.01

REVISION	DATE	BY

MELDEN & HUNT INC
•CONSULTANTS •ENGINEERS •SURVEYORS
115 W. McINTYRE, EDINBURG, TX 78541
PH: (956) 381-0981 FAX: (956) 381-1839
ESTABLISHED 1947
www.meldenandhunt.com
TBPLS No. 10098500

DRAWING DATE: 10/04/2018
DRAWN BY: J. d' Z.
CHECKED BY: A. F. B.
DESIGNED BY: J. d' Z.
RELEASE DATE:
T- PG.
SCALE: 1"-50'

MELDEN & HUNT, INC.
TEXAS REGISTRATION F-1435

STATE OF TEXAS
ALLAN F. BOOE
57738
LICENSED
PROFESSIONAL ENGINEER
5/31/18

THE SEAL APPEARING ON THIS DOCUMENT WAS AUTHORIZED BY ALLAN F. BOOE, P.E. 57738

ALTERATION OF A SEALED DOCUMENT WITHOUT PROPER NOTIFICATION TO THE RESPONSIBLE ENGINEER IS AN OFFENSE UNDER THE TEXAS ENGINEERING PRACTICE LAW

MILE 6 W. RD. (WESTGATE)
WATER DISTRIBUTION SYSTEM
IMPROVEMENTS PROJECT
2017
NORTH ALAMO WATER
SUPPLY CORPORATION

WATER LINE IMPROVEMENTS
9 OF 10

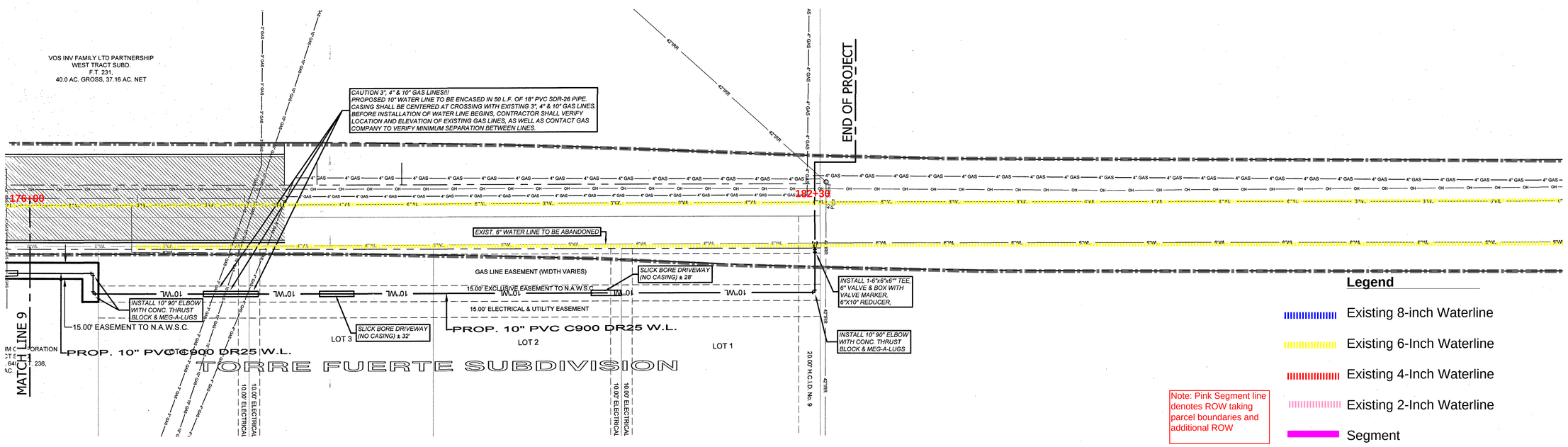
BEARING BASIS AS PER TEXAS STATE PLANE GRID COORDINATE SYSTEM, NAD 83, TEXAS SOUTH 4205

©Copyright 2017 Melden & Hunt, Inc.
All Rights Reserved.

File Name: 17208.01



MECHANICAL JOINTS AT ALL NEW CONNECTIONS SHALL INCLUDE CONCRETE THRUST BLOCKS AND MEG-A-LUGS.



Legend

- Existing 8-inch Waterline
- Existing 6-Inch Waterline
- Existing 4-Inch Waterline
- Existing 2-Inch Waterline
- Segment

Note: Pink Segment line denotes ROW taking parcel boundaries and additional ROW

JOB No. 17208.01

BY	DATE	REVISION

MELDEN & HUNT INC.
•CONSULTANTS •ENGINEERS •SURVEYORS
115 W. McINTYRE, EDINBURG, TX 78541
PH: (956) 381-0981 FAX: (956) 381-1839
ESTABLISHED 1947
www.meldenandhunt.com
TBPLS No. 10096900

DRAWING DATE: 10/04/2018
DRAWN BY: J. d Z.
CHECKED BY: A. F. B.
DESIGNED BY: J. d Z.
RELEASE DATE:
T- PG.
SCALE: 1"-50'

MELDEN & HUNT, INC.
TEXAS REGISTRATION F-1435

STATE OF TEXAS
ALLAN F. BOOE
57738
LICENSED PROFESSIONAL ENGINEER
5/29/18

THE SEAL APPEARING ON THIS DOCUMENT WAS AUTHORIZED BY ALLAN F. BOOE, P.E. 57738

ALTERATION OF A SEALED DOCUMENT WITHOUT PROPER NOTIFICATION TO THE RESPONSIBLE ENGINEER IS AN OFFENSE UNDER THE TEXAS ENGINEERING PRACTICE LAW

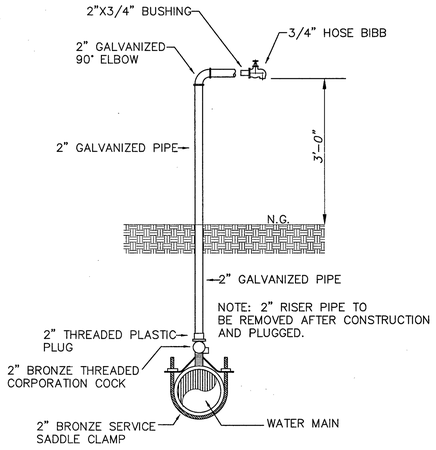
MILE 6 W. RD. (WESTGATE)
WATER DISTRIBUTION SYSTEM
IMPROVEMENTS PROJECT
2017
NORTH ALAMO WATER
SUPPLY CORPORATION

WATER LINE IMPROVEMENTS
10 OF 10

BEARING BASIS AS PER TEXAS STATE PLANE GRID COORDINATE SYSTEM, NAD 83, TEXAS SOUTH 4205

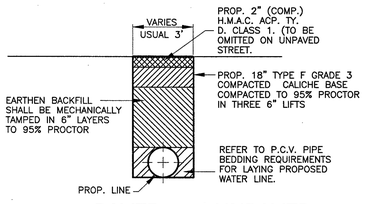
© Copyright 2017 Melden & Hunt, Inc. All Rights Reserved.

File Name: 17208.01



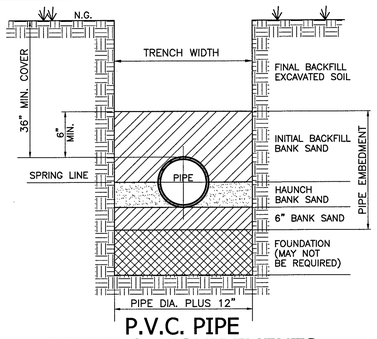
TEMOPRARY FLUSH VALVE FOR TESTING & DISINFECTION

N.T.S.



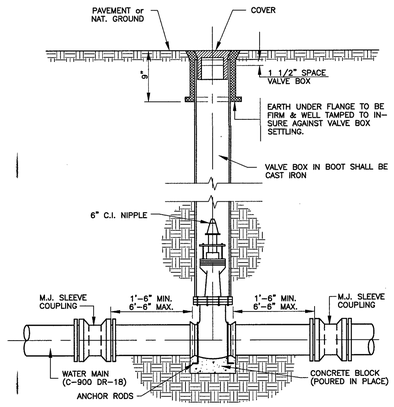
PAVED and UNPAVED STREET BACKFILL DETAIL

N.T.S.



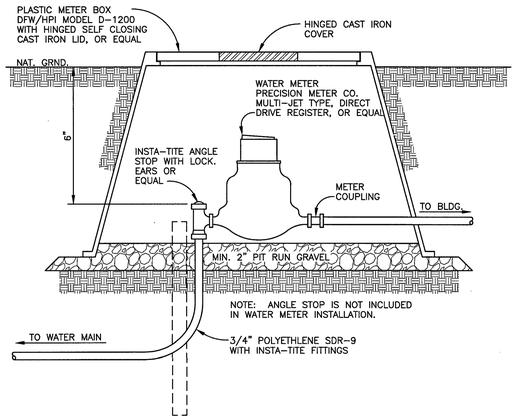
P.V.C. PIPE BEDDING REQUIREMENTS

N.T.S.



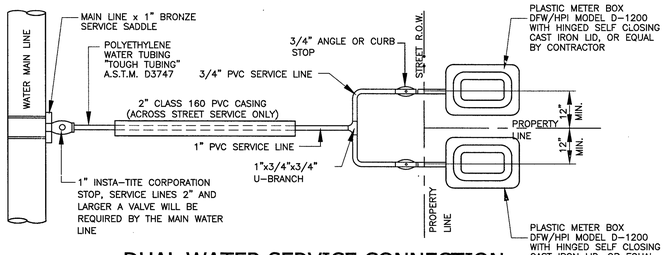
TYPICAL VALVE and VALVE BOX INSTALLATION

N.T.S.



TYPICAL WATER METER INSTALLATION

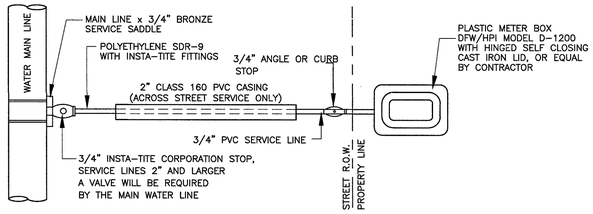
N.T.S.



DUAL WATER SERVICE CONNECTION

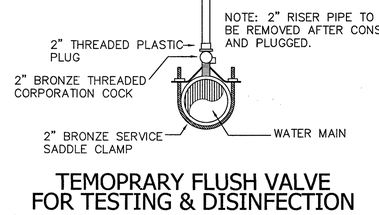
N.T.S.

NOTE: IF UTILITY EASEMENT IS DEDICATED AT THE FRONT OF THE LOT, THE LOCATION OF THE ANGLE STOP IS TO BE DETERMINED BY N.A.W.S.C. AND THE ENGINEER.

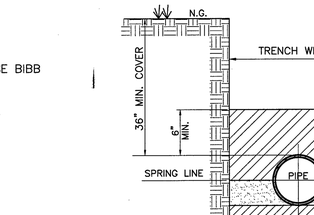


SINGLE WATER SERVICE CONNECTION

N.T.S.

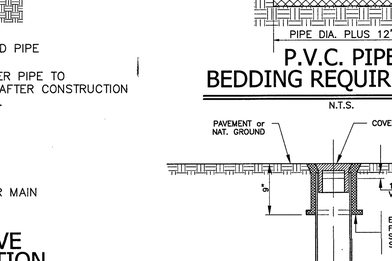


HORIZONTAL BENDS



VERTICAL BENDS

HYDRANT BURYS



TEES & DEAD ENDS

NOTE:
IN ADDITION TO THE THRUST BLOCKING REQUIRED, M.J. RETAINER GLANDS (MEG-A-LUGS) SHALL BE USED ON ALL 90° BENDS, 45° BENDS, TEES AND ALL FIRE HYDRANTS.

THRUST BLOCK DETAILS

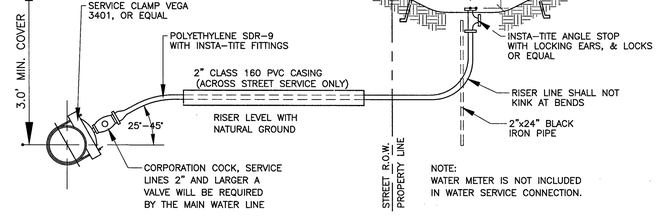
N.T.S.

THRUST BLOCK SIZE

DIAMETER OF PIPE INCHES	HORIZONTAL BEND SURFACE AREA SQ. FT.	SIZE OF SURFACE AREA	THICKNESS INCHES	WEIGHT AT VERTICAL BENDS – lbs.
22°1/2 BENDS				
6 OR LESS	2	14"x 21"	8	1,700
8	3	16"x 27"	12	3,000
10	3.5	18"x 28"	12	4,500
12	4	20"x 30"	14	6,600
14	5	22"x 33"	18	9,000
16	6	24"x 36"	18	11,800
45° BENDS				
6 OR LESS	4	14"x 22"	12	3,200
8	5	16"x 45"	14	5,800
10	6	18"x 48"	18	9,000
12	7	20"x 50"	18	13,000
14	8	22"x 52"	24	17,000
16	11.5	24"x 69"	24	23,200
90° BENDS				
6 OR LESS	6	14"x 62"	12	6,000
8	8	16"x 72"	15	10,700
10	10	18"x 80"	18	16,700
12	12	20"x 86"	18	24,000
14	18	22"x118"	24	32,600
16	21	24"x126"	24	42,700
TEES & DEAD ENDS				
6 OR LESS	3	14"x 31"	12	----
8	4	16"x 36"	15	----
10	6	18"x 48"	18	----
12	8.5	20"x 61"	18	----
14	11.5	22"x 76"	24	----
16	15	24"x 90"	24	----

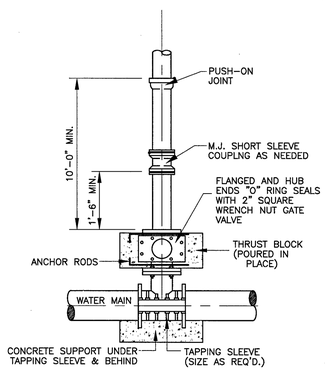
GENERAL NOTES :

1. ALL VALVES SHOWN ARE MINIMUM FOR A HYDROSTATIC PRESSURE OF 150 P.S.I. AND A SOIL RESISTANCE OF 2,000 LBS./SQ.FT WITH PIPELINE HAVING A MINIMUM OF 30" OF COVER.
2. THE CONTRACTOR SHALL CONSIDER REDUCTIONS OF THRUST BLOCK SURFACE AREA UPON SUBMITTAL OF APPROVED SOIL RESISTANT TEST RESULTS GREATER THAN 2000 LBS./SQ.FT.
3. THE LOCATION OF THRUST BLOCKS DEPENDS UPON THE DIRECTION OF THRUST AND TYPE OF FITTINGS.
4. PRESSURE TEST MUST BE FOR A MINIMUM OF FOUR (4) HOURS AND COMPLY WITH TEXAS INSTRUCTION 1942-A, APPENDIX A.



TYPICAL WATER SERVICE CONNECTION ELEVATION

N.T.S.

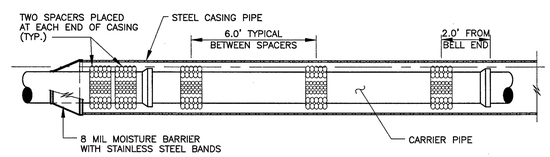


TAPPING SLEEVE and VALVE INSTALLATION

N.T.S.

BORING INSTALLATION

PIPE CASING SIZE	CARRIER PIPE SIZE
12" 0.375 WALL	4"-6"
16" 0.375 WALL	8"
18" 0.375 WALL	10"
20" 0.375 WALL	12"
24" 0.375 WALL	14"
26" 0.375 WALL	16"
32" 0.375 WALL	18"
36" 0.375 WALL	20"
40" 0.375 WALL	24"



BORING and CASING DETAIL

N.T.S.

JOB No. 17198.01

MELDEN & HUNT inc.
•CONSULTANTS •ENGINEERS •SURVEYORS
115 WILD BASIN ROAD, SUITE 106 • AUSTIN, TEXAS 78746
PH: (512) 327-7944 FAX: (512) 327-2453
PH: (956) 381-0981 FAX: (956) 381-1839
ESTABLISHED 1947
www.meldenandhunt.com
TBPLS No. 10068800

REVISION	DATE	BY

DRAWING DATE: 10/04/2016
DRAWN BY: J. d Z.
CHECKED BY: A.F.B.
DESIGNED BY:
RELEASE DATE:
SCALE: N.T.S.

MELDEN & HUNT, INC.
TEXAS REGISTRATION F-1435

STATE OF TEXAS
ALLAN F. BOOE
57738
LICENSED PROFESSIONAL ENGINEER

THE SEAL APPEARING ON THIS DOCUMENT WAS AUTHORIZED BY ALLAN F. BOOE, P.E. 57738

ALTERATION OF A SEALED DOCUMENT WITHOUT PROPER NOTIFICATION TO THE RESPONSIBLE ENGINEER IS AN OFFENSE UNDER THE TEXAS ENGINEERING PRACTICE LAW

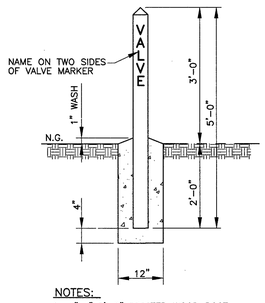
MILE 6 W. RD. (WESTGATE)
WATER DISTRIBUTION SYSTEM
IMPROVEMENTS PROJECT
2017
NORTH ALAMO WATER
SUPPLY CORPORATION

N.A.W.S.C. TYPICAL WATER DETAILS (1 of 2)

© Copyright 2017 Melden & Hunt, inc.
All Rights Reserved.

File Name: 17198.01

SHEET 13 OF 14

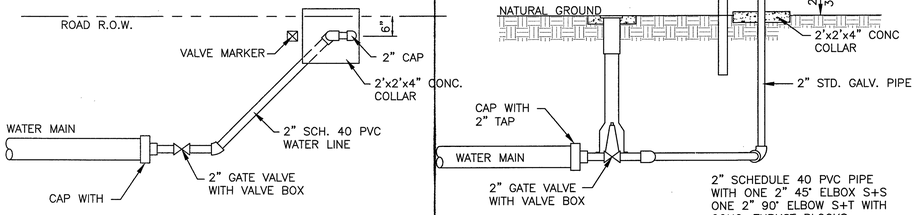


NOTES:

1. 4"x4"x5'-0" TREATED WOOD POST, TOP POINTED AT 45° ANGLE. PRIME AND PAINT WITH TWO COATS OF YELLOW SEMI-GLOSS ENAMEL. LETTERS TO BE 3" IN HEIGHT AND PAINTED WITH BLACK SEMI-GLOSS ENAMEL.
2. VALVE MARKERS SHALL BE INSTALLED AT EACH LINE VALVE AND FLUSH VALVE.

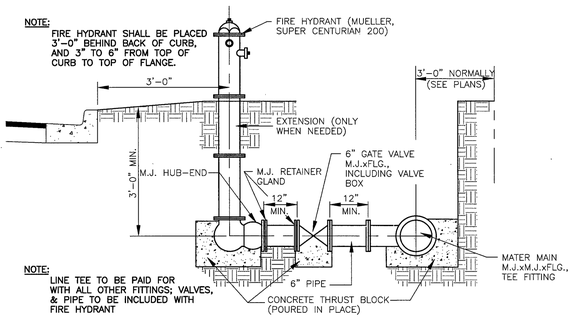
VALVE MARKER DETAIL

N.T.S.

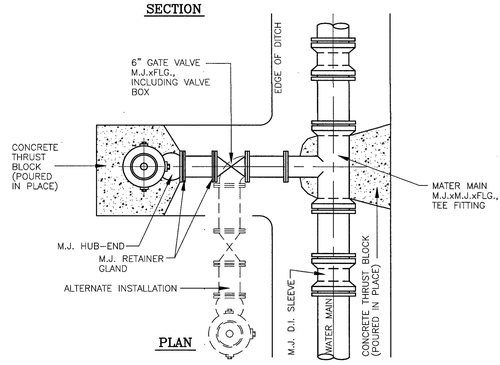


PERMANENT FLUSH VALVE

N.T.S.

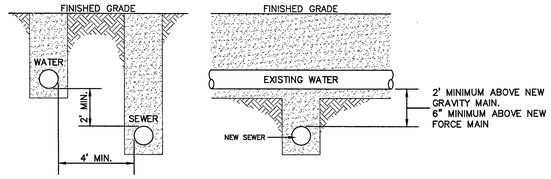


SECTION



TYPICAL FIRE HYDRANT INSTALLATION

N.T.S.



CASE 1 **CASE 2**

GENERAL REQUIREMENTS

SEPARATION DISTANCES BETWEEN WASTEWATER LINES AND WATER LINES, AND MANHOLES AND WATER LINES. WHERE NEW WASTEWATER LINES OR MANHOLES ARE INSTALLED IN COMPLIANCE WITH THE REQUIREMENTS OF THIS PROJECT, THEY SHALL BE INSTALLED NO CLOSER THAN NINE FEET IN ANY DIRECTION FROM ANY WATER LINES, MEASURED FROM THE OUTSIDE OF THE WASTEWATER LINE OR MANHOLE TO THE OUTSIDE OF THE WATER LINE. WASTEWATER LINES SHALL BE INSTALLED IN SEPARATE TRENCHES FROM WATER LINES. WHERE NINE FEET OF SEPARATION CANNOT BE ACHIEVED, THE PROJECT SHALL COMPLY WIT THE REQUIREMENTS INDICATED IN THE SPECIAL CIRCUMSTANCES DESCRIBED BELOW.

SPECIAL CIRCUMSTANCES

WHEN STANDARD NINE (9) FOOT SEPARATION DISTANCE CANNOT BE ACHIEVED, SEPARATION SHALL BE DETERMINED ACCORDING TO THE FOLLOWING CONDITIONS:

CASE 1. NEW GRAVITY SANITARY SEWER MAIN OR FORCEMAIN PARALLEL TO POTABLE WATER MAIN.

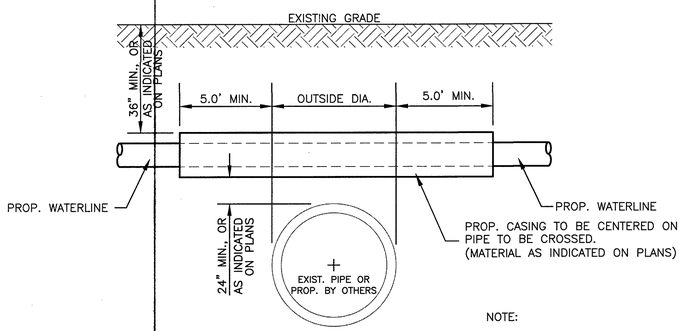
- LOCATION: WATER ABOVE SANITARY SEWER OR FORCEMAIN
- SANITARY SEWER MATERIALS: NEW GRAVITY MAIN OR FORCEMAIN REQUIRES PVC (150 PSI PRESSURE CLASS PIPE
- SEPARATE TRENCHES SHALL BE USED

CASE 2. NEW GRAVITY SANITARY SEWER MAIN OR NEW FORCEMAIN CROSSING AN EXISTING WATER LINE.

- LOCATION: WATER ABOVE SANITARY SEWER OR FORCEMAIN
- SANITARY SEWER MATERIALS: NEW GRAVITY MAIN - PVC (150 PSI PRESSURE CLASS PIPE) CENTERED UNDER WATER MAIN.
- NEW FORCEMAIN - PVC (150 PSI PRESSURE CLASS PIPE) FORCEMAIN TO BE EMBEDDED IN CEMENT STABILIZED BACKFILL THE TOTAL LENGTH OF ONE PIPE PLUS 12" BEYOND THE JOINT AT EACH END.
- CENTER ONE SEGMENT OF SANITARY SEWER PIPE OR FORCEMAIN UNDER THE EXISTING WATER MAIN.
- MINIMUM PIPE SEGMENT LENGTH FOR SANITARY SEWER SHALL BE 18 FEET LONG

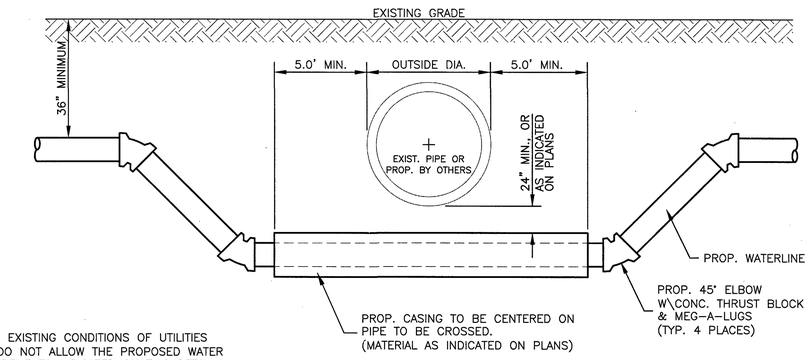
SEPARATION DISTANCES BETWEEN WATER MAINS AND SANITARY SEWER MAINS, MANHOLES, FORCEMAINS

N.T.S.



NOTE:

CONTRACTOR SHALL NOTIFY THE ENGINEER WHEN, EXISTING CONDITIONS OF UTILITIES (E.G. SIZE, DEPTH, CONDITION, MATERIAL, ETC.), DO NOT ALLOW THE PROPOSED WATER LINE TO BE INSTALLED ACCORDING TO THE REQUIREMENTS INDICATED ON THIS DETAIL AND/OR THESE PLANS. ANY DEVIATION FROM WHAT HAS BEEN SPECIFIED ON THESE PLANS, SHALL BE APPROVED BY THE ENGINEER BEFORE ANY INSTALLATION TAKES PLACE.



PROPOSED WATERLINE CROSSING EXISTING STORM/IRRIGATION PIPE

N.T.S.

JOB No.
17198.01

BY	DATE	REVISION

MELDEN & HUNT INC.
•CONSULTANTS •ENGINEERS •SURVEYORS
115 North First, Lufkin, Texas 75901
PH: (936) 634-7645 FAX: (936) 632-3644
PH: (956) 381-0981 FAX: (956) 381-1839
ESTABLISHED 1947
www.meldenandhunt.com
TBPLS No. 10088800

DRAWING DATE: 10/04/2016
DRAWN BY: J. d Z.
CHECKED BY: A.F.B.
DESIGNED BY:
RELEASE DATE:
SCALE: 1" = 50'

MELDEN & HUNT, INC.
TEXAS REGISTRATION F-1435

STATE OF TEXAS
ALLAN F. BOOE
57738
LICENSED PROFESSIONAL ENGINEER
5/9/16

THE SEAL APPEARING ON THIS DOCUMENT WAS AUTHORIZED BY ALLAN F. BOOE, P.E. 57738

ALTERATION OF A SEALED DOCUMENT WITHOUT PROPER NOTIFICATION TO THE RESPONSIBLE ENGINEER IS AN OFFENSE UNDER THE TEXAS ENGINEERING PRACTICE LAW

MILE 6 W. RD. (WESTGATE)
WATER DISTRIBUTION SYSTEM
IMPROVEMENTS PROJECT
2017
NORTH ALAMO WATER
SUPPLY CORPORATION

N.A.W.S.C. TYPICAL WATER DETAILS (2 of 2)

© Copyright 2017 Melden & Hunt, Inc.
All Rights Reserved.

File Name: 17198.01

SHEET 14 OF 14

Attachment “B”

Accounting Method

Section 3.0 Accounting Method (Attachment "B") (2 Originals)

Manager Approval: _____

Date: 6/25/19

iii. Accounting Method (Attachment "B")(2 Originals)

Utility Accounting Method

(Check Appropriate Box)

■ **Actual Cost Method of Accounting**
The utility accumulates cost under a work order accounting procedure prescribed by the Federal or State regulatory body; and
The utility proposes to request reimbursement for actual direct and related indirect costs,

☐ **Lump Sum Method of Accounting**
Utility proposed to request reimbursement based on an agreed lump sum amount supported by detailed cost analysis.

☐ **Alternative Method of Accounting**
The utility accumulates costs under an accounting procedure developed by the utility and approved by the State; and,
The utility proposes to request reimbursement for actual direct and indirect costs; and
The utility owner is a municipality.

Attachment “C”

Schedule (Start & End Dates)

Section 4.0 Schedule (Start & End Dates) (Attachment "C") (2 Originals)

Manager Approval: _____

Date: 6/25/19

Section 4.0 Schedule (Start & End Dates)
Attachment "C"

Task Name:	**Duration (Days)**	**Start**	**End**
Notice to Proceed from County to North Alamo WSC	10	January 6, 2020	January 16, 2020
Execution of Construction Contract Document	15	January 16, 2020	January 30, 2020
Pre-Construction Conference (Issue Notice to Proceed)	1	January 31, 2020	
Mobilization and Approve Submittals	15	January 31, 2020	February 14, 2020
Construction (Substantial Completion)	130	February 14, 2020	June 22, 2020
Construction (Final Completion)	30	June 22, 2020	July 22, 2020
Project Close Out	20	July 22, 2020	August 10, 2020

Attachment “D”

Statement Covering Contract Work

Section 5.0 Statement Covering Contract Work-TXDOT ROW-U-48 (Attachment "D") (2 Originals)

Manager Approval: _____

Date: 6/25/19

STATEMENT COVERING UTILITY CONSTRUCTION CONTRACT WORK
(AS APPEARING IN ESTIMATE)

Form ROW-U-48
(Rev. 3/19)
Page 1 of 1

U-Number: 15218

ROW CSJ Number: 0921-02-356 District: PHARR

County: HIDALGO Highway No.: Mile 6 West Road from Mile 9 N. to Mile 11 N.

Federal Project No.: _____

I, Steve Sanchez, a duly authorized and qualified representative of North Alamo Water Supply Corporation, hereinafter referred to as **Owner**, am fully cognizant of the facts and make the following statements in respect to work which will or may be done on a contract basis as it appears in the estimate to which this statement is attached.

It is more economical and/or expedient for **Owner** to contract this adjustment, or **Owner** is not adequately staffed or equipped to perform the necessary work on this project with its own forces to the extent as indicate on the estimate.

Procedure to be Used in Contracting Work

☒ A. Solicitation for bids is to be accomplished through open advertising and contract is to be awarded to the lowest qualified bidder who submits a proposal in conformity with the requirements and specifications for the work to be performed. Associated bid tabulations will be provided to the

☐ B. Solicitation for bids is to be accomplished by circulating to a list of pre-qualified contractors or known qualified contractors and such contract is to be awarded to the lowest qualified bidder who submits a proposal in conformity with the requirements and specifications for the work to be performed. Associated bid tabulations will be provided to the **County** Such presently known contractors are listed below:

1.
2.
3.
4.
5.

☐ C. The work is to be performed under an existing continuing contract under which certain work is regularly performed for **Owner** and under which the lowest available costs are developed. The existing continuing contract will be made available to the **County** for review at a location mutually acceptable to the **Owner** and the **County** If only part of the contract work is to be done under an existing contract, give detailed information by attachment hereto.

☐ D The utility proposes to contract outside the foregoing requirements and therefore evidence in support of its proposal is attached to the estimate in order to obtain the concurrence of the State, and the Federal Highway Administration Division Engineer where applicable, prior to taking action thereon (approval of the agreement shall be considered as approval of such proposal).

☐ E. The utility plans and specifications, with the consent of the State, will be included in the construction contract awarded by the State. In the best interest of both the **County** and the **Owner**, the **Owner** requests the **County** to include the plans and specifications for this work in the general contract for construction of Highway _____ in this area, so that the work can be coordinated with the other construction operations; and the construction contract is to be awarded by the **County** to the lowest qualified bidder who submits a proposal in conformity with the requirements and specifications for the work to be performed. If this option is chosen, attach form ROW-U-48-1, the terms of which are incorporated herein by reference.

_____ _____
Signature Date

General Manager
Title

U48

Attachment “E”

Proof of Property Interest

Section 6.0 Proof of Property Interest-TXDOT ROW-U1A (Attachment "E") (2 Originals, and 1 Copy of Recorded Instrument)

Parcels: 16, 18, 19, 22, 23, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61 62, 63, & 64

Manager Approval: _____

Date: 6/25/19

Melden & Hunt, Inc.
115 West McIntyre Street
Edinburg, Texas 78541

Form ROW-U-1A
Rev. 3/2004
Replaces Form D-15-U1
GSD-EPC
Page 1 of 1

AFFIDAVIT

(for North Alamo Water Supply Corporation—Parcel 16)

U-No.15218

THE STATE OF TEXAS	§	District: Pharr
	§	County: Hidalgo
COUNTY OF HIDALGO	§	Federal Project No.:
		ROW CSJ No.: 0921-02-356
		Highway No.:
		(To be filled in by State)

BEFORE ME, THE UNDERSIGNED AUTHORITY, on this day personally appeared Steven P. Sanchez, General Manager of the North Alamo Water Supply Corporation, **("Utility")** who after being by me duly sworn upon his/her oath deposes and says as follows:

"I, Steven P. Sanchez am over the age of 18 years and am fully competent to testify to the matters set forth in this Affidavit. I have personal knowledge of all facts and swear that such facts are true and correct.

1. Whereas North Alamo Water Supply Corporation has a water utility easement adjacent to Mile 6 West Road and which instrument is recorded in the Court House of the Hidalgo County Texas Map Records with designation: Volume 49, Pages 99-101 and Document No. 2497052;

2. Whereas the roadway improvements proposed by ROW CSJ No. 0921-02-356 will conflict with existing water utilities owned by North Alamo Water Supply Corporation and located within the above referenced easement.

Further affiant sayeth not."

Steve P. Sanchez, General Manager

North Alamo Water Supply Corporation
Company

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1st 2019 by

Steve P. Sanchez , of North Alamo Water Supply Corporation , a non-profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: ARCP DG WESLACO TX, LLC

FIELD NOTES FOR PARCEL – 16

Being a 3,101 square feet of land, more or less, out of Lot 1, RSBR Westgate Subdivision and addition to the City of Weslaco, being a Resubdivsion of Quail Hollow North Subdivision, Hidalgo County, Texas according to the map thereof recorded in Volume 49, Pages 99 thru 101, Map Records, Hidalgo County, Texas. Said Lot 1 is vested to ARCP DG Weslaco TX, LLC by virtue of Special Warranty Deed dated September 03, 2014, recorded in Document No. 2548970, Official Records, Hidalgo County, Texas. Said 3,101 square feet of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southwest corner of Farm Tract 143, Block 180, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Vol.2 Pg. 34 thru 37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,904.4905 and Y=16,593,267.7769. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 1320.05' feet, along the east property line of Farm Tract 143 and Farm Tract 142 to the southeast corner of Farm Tract 210;

THENCE, S 88° 47' 21" W, for a distance of 60.00 feet, along the south boundary line of Farm Tract 210 to an existing rebar set for the southeast corner of RSBR Westgate Subdivision and **The Point Of Beginning** herein described;

THENCE, S 88° 47' 21" W, for a distance of 15.00' feet, to a No. 4 with plastic cap set for the southwest corner of said tract herein described;

THENCE, N 1° 12' 39" W, for a distance of 167.57' feet to a No. 4 with plastic cap set for a interior corner along the Proposed West Right of Way of Mile 6 West of said tract herein described;

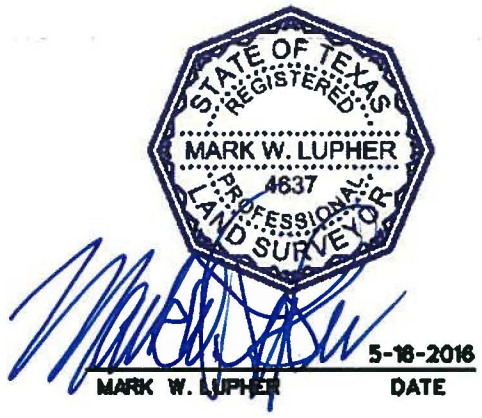
THENCE, N 46° 12' 39" W, for a distance of 42.43' feet to a No 4 rebar with cap set for the northwest corner of said tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 20.00' feet along the south right of way of Covey Drive to an existing rebar found for a interior corner of said tract herein described;

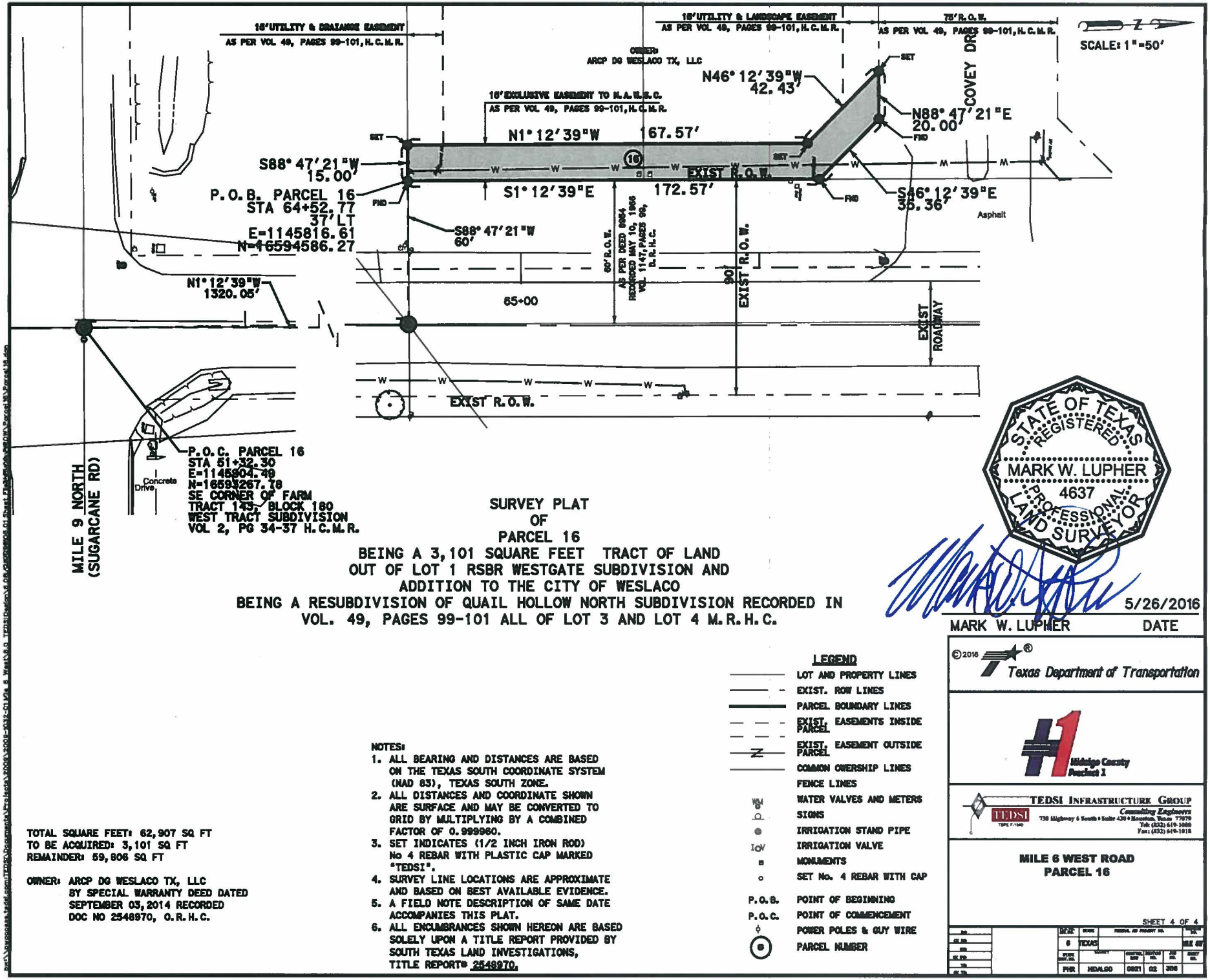
THENCE, S 46° 12' 39" E, for a distance of 35.36' feet along the south right of way of Covey Drive to an existing rebar found for the northeast corner of said tract herein described;

THENCE, S 1° 12' 39" E, for a distance of 172.57 feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 3,101 square feet of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description



TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018
TEDSI
TBPE F-1640



STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

SURVEY PLAT
OF
PARCEL 16

BEING A 3,101 SQUARE FEET TRACT OF LAND
OUT OF LOT 1 RSBR WESTGATE SUBDIVISION AND
ADDITION TO THE CITY OF WESLACO
BEING A RESUBDIVISION OF QUAIL HOLLOW NORTH SUBDIVISION RECORDED IN
VOL. 49, PAGES 99-101 ALL OF LOT 3 AND LOT 4 M.R.H.C.

5/26/2016
MARK W. LUPHER DATE

TOTAL SQUARE FEET: 62,907 SQ FT
TO BE ACQUIRED: 3,101 SQ FT
REMAINDER: 59,806 SQ FT

OWNER: ARCP DG WESLACO TX, LLC
BY SPECIAL WARRANTY DEED DATED
SEPTEMBER 03, 2014 RECORDED
DOC NO 2548970, O.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 2548970.

LEGEND
- LOT AND PROPERTY LINES
- EXIST. ROW LINES
- PARCEL BOUNDARY LINES
- EXIST. EASEMENTS INSIDE PARCEL
- EXIST. EASEMENT OUTSIDE PARCEL
- COMMON OWNERSHIP LINES
- FENCE LINES
- WV WATER VALVES AND METERS
- SIGNS
- IP IRRIGATION STAND PIPE
- IV IRRIGATION VALVE
- MONUMENTS
- SET No. 4 REBAR WITH CAP
- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- POWER POLES & GUY WIRE
- PARCEL NUMBER

©2016 Texas Department of Transportation

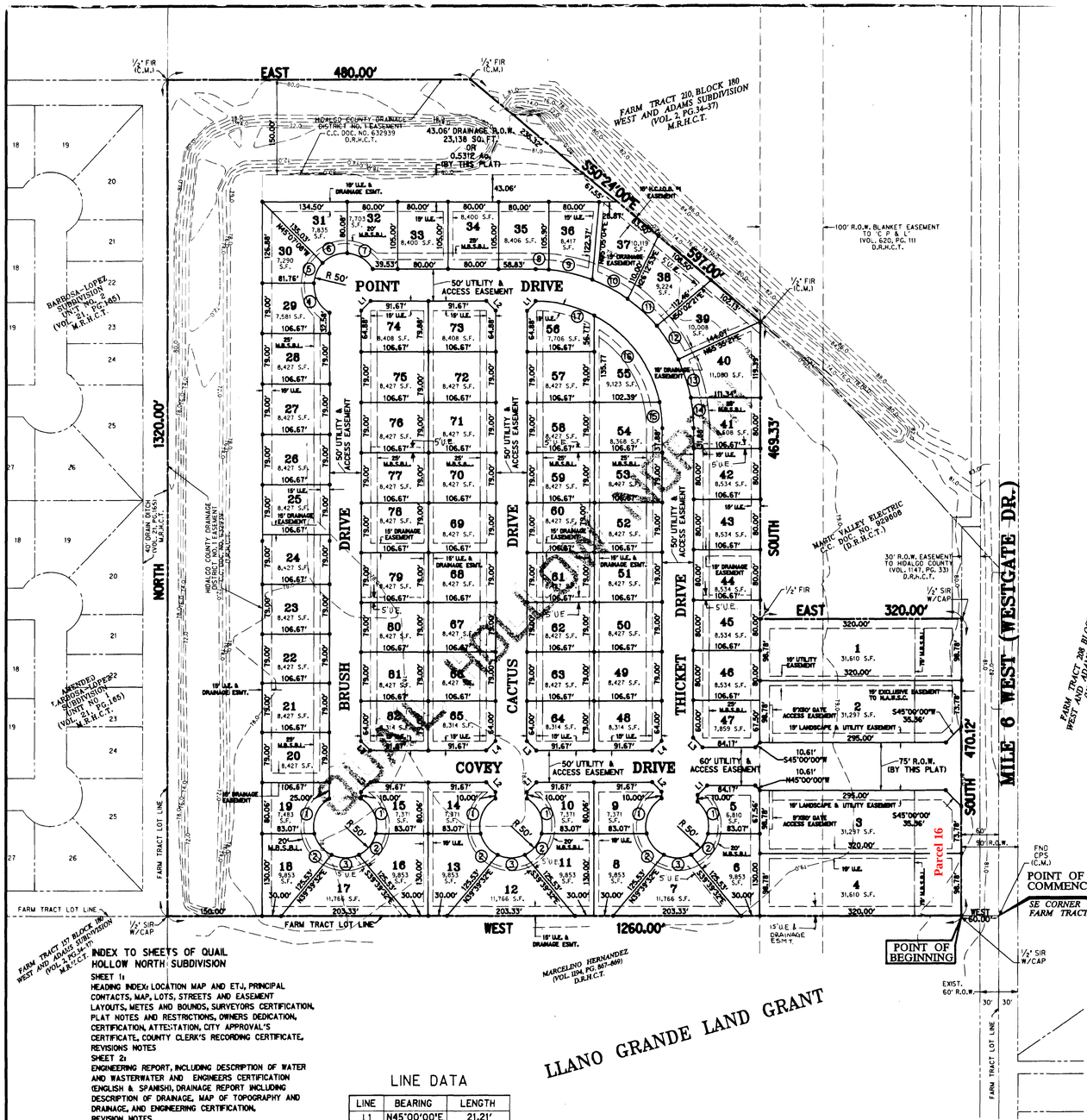
Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
730 Highway 6 South • Suite 430 • Houston, Texas 77079
Tele (832) 619-1000
Fax: (832) 619-1018
TBPE F-1440

MILE 6 WEST ROAD
PARCEL 16

SHEET 4 OF 4

DIST	COUNTY	FEDERAL AID PROJECT NO.	SHEET NO.
6	TEXAS		MILE 6W
STATE DIST. NO.	COUNTY	CONTROL SECT.	JOB	SHEET NO.
PHR	HIDALGO	0921	02	306	

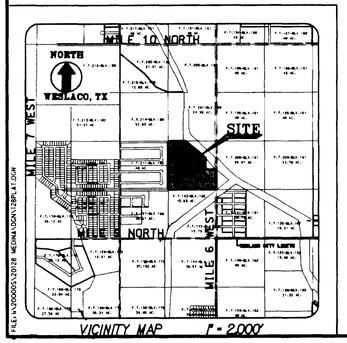


INDEX TO SHEETS OF QUAIL HOLLOW NORTH SUBDIVISION

SHEET 1:
HEADING INDEX: LOCATION MAP AND ETJ, PRINCIPAL CONTACTS, MAP, LOTS, STREETS AND EASEMENT LAYOUTS, METES AND BOUNDS, SURVEYORS CERTIFICATION, PLAT NOTES AND RESTRICTIONS, OWNERS DEDICATION, CERTIFICATION, ATTESTATION, CITY APPROVAL'S CERTIFICATE, COUNTY CLERK'S RECORDING CERTIFICATE, REVISIONS NOTES

SHEET 2:
ENGINEERING REPORT, INCLUDING DESCRIPTION OF WATER AND WASTERWATER AND ENGINEERS CERTIFICATION (ENGLISH & SPANISH), DRAINAGE REPORT INCLUDING DESCRIPTION OF DRAINAGE, MAP OF TOPOGRAPHY AND DRAINAGE, AND ENGINEERING CERTIFICATION, REVISION NOTES

SHEET 3:
TOP OF CURB ELEVATION, INCLUDING ROAD SECTION DETAIL, CURB AND GUTTER DETAIL AND VALLEY GUTTER DETAIL, TRANSLATED PLAT NOTES AND RESTRICTIONS, REVISIONS NOTES



VICINITY MAP 1" = 2,000'

LINE DATA

LINE	BEARING	LENGTH
L1	N45°00'00"E	21.21'
L2	S45°00'00"E	21.21'
L3	N45°00'00"W	21.21'
L4	S45°00'00"W	21.21'

CURVE TABLE

CURVE	Δ DELTA	RADIUS	LENGTH
1	73°36'12"	50.00'	64.23'
2	50°51'57"	50.00'	44.39'
3	51°03'41"	50.00'	44.56'
4	63°34'39"	50.00'	55.48'
5	40°23'35"	50.00'	35.25'
6	49°16'41"	50.00'	43.00'
7	56°45'05"	50.00'	49.53'
8	04°51'25"	250.00'	21.19'
9	16°19'21"	250.00'	71.22'
10	14°29'32"	250.00'	63.23'
11	14°25'19"	250.00'	62.93'
12	14°19'04"	250.00'	62.47'
13	14°29'27"	250.00'	63.23'
14	11°05'51"	250.00'	48.42'
15	11°51'53"	200.00'	41.42'
16	50°19'02"	200.00'	175.64'
17	27°20'26"	200.00'	95.44'

NORTH

SCALE-1"= 100'

0 25 50 75 100 150 200 300

SCALE IN FEET

LEGEND

1/2" SIR W/CAP	1/2-INCH SET IRON ROD WITH CAP STAMPED 'HALFF ASSOC. INC.'
1/2" FIR	1/2-INCH FOUND IRON ROD
U.E.	UTILITY EASEMENT
CPS	COTTON PICKER SPINDLE
(C.M.)	CONTROL MONUMENT
M.B.S.B.L.	MINIMUM BUILDING SET BACK LINE

LOCATION OF SUBDIVISION WITH RESPECT TO THE ETJ JURISDICTION OF A MUNICIPALITY

QUAIL HOLLOW NORTH SUBDIVISION IS LOCATED IN NORTHEASTERN HIDALGO COUNTY APPROXIMATELY 1320' NORTH OF THE INTERSECTION OF MILE 6 NORTH AND MILE 9 WEST. THE NEARBY MUNICIPALITY IS THE CITY OF WESLACO, TEXAS. ACCORDING TO THE OFFICIAL MAP IN THE OFFICE OF THE SECRETARY OF THE CITY OF WESLACO, (POPULATION 39,363), QUAIL HOLLOW NORTH LIES APPROXIMATELY ONE QUARTER OF A MILE NORTH FROM THE CITY LIMITS AND IS WITHIN THE CITY'S URBAN EXTRA-TERRITORIAL JURISDICTION UNDER LOCAL GOVERNMENT CODE 212.001 AND LIES WITHIN PRECINCT 1.

LEGAL DESCRIPTION

BEING A 29.93 ACRE TRACT OF LAND SITUATED IN THE LLANO GRANDE LAND GRANT, AND BEING A PART OF FARM TRACT 210, BLOCK 180, WEST AND ADAMS SUBDIVISION, AS RECORDED IN VOLUME 2, PAGE 34-37, MAP RECORDS, HIDALGO COUNTY, TEXAS, (M.R.H.C.T.), SAID TRACT ALSO BEING A PART, OR ALL OF THE TRACTS OF LAND DESCRIBED IN THE DEED TO MEDELFISH, LTD., AS RECORDED IN THE OFFICE OF THE COUNTY CLERK UNDER DOCUMENT NO. 998369, DEED RECORDS, HIDALGO COUNTY, TEXAS, (D.R.H.C.T.), SAID TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT COTTON PICKER SPINDLE FOUND AT THE SOUTHEAST CORNER OF SAID FARM TRACT 210, SAID CORNER BEING IN MILE 6 WEST ROAD (90 FOOT WIDE RIGHT-OF-WAY);

THENCE DUE WEST, ALONG THE SOUTH LINE OF SAID FARM TRACT 210, A DISTANCE OF 60.00 FEET TO A 1/2-INCH SET IRON ROD WITH A PLASTIC CAP STAMPED 'HALFF ASSOC. INC' HEREINAFTER REFERRED TO AS "WITH CAP") FOR THE POINT OF BEGINNING AT THE SOUTHEAST EXTERIOR CORNER OF THE HEREIN DESCRIBED TRACT OF LAND, SAID POINT BEING ON THE WEST RIGHT-OF-WAY LINE OF SAID MILE 6 WEST ROAD AS EVIDENCED BY THE RIGHT-OF-WAY EASEMENT TO HIDALGO COUNTY, RECORDED IN VOLUME 1147, PAGE 33, D.R.H.C.T.;

THENCE DUE WEST, ALONG THE SOUTH LINE OF SAID FARM TRACT 210, A DISTANCE OF 1,260.00 FEET TO A 1/2-INCH SET IRON ROD WITH CAP AT THE SOUTHWEST EXTERIOR CORNER OF SAID FARM TRACT 210, SAID POINT ALSO BEING THE SOUTHEAST CORNER OF AMENDED BARBOSA-LOPEZ SUBDIVISION, UNIT NO. 1, AS RECORDED IN VOLUME 21, PAGE 165, M.R.H.C.T.;

THENCE DUE NORTH, ALONG THE WEST LINE OF SAID FARM TRACT 210, A DISTANCE OF 1,320.00 FEET TO A 1/2-INCH FOUND IRON ROD AT THE NORTHWEST EXTERIOR CORNER OF SAID FARM TRACT 210, SAID POINT ALSO BEING THE NORTHEAST CORNER OF BARBOSA-LOPEZ SUBDIVISION, UNIT NO. 2 AS RECORDED IN VOLUME, 21, PAGE, 165 M.R.H.C.T.;

THENCE DUE EAST, ALONG THE NORTH LINE OF SAID FARM TRACT 210, A DISTANCE OF 480.00 FEET TO A 1/2-INCH FOUND IRON ROD FOR AN EXTERIOR CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE SOUTH 50 DEGREES 24 MINUTES 00 SECONDS EAST, A DISTANCE OF 597.00 FEET TO A 1/2-INCH FOUND IRON ROD FOR AN EXTERIOR CORNER OF THE HEREIN DESCRIBED TRACT, SAID POINT BEING ON THE WEST LINE OF A 100 FOOT WIDE BLANKET EASEMENT TO CENTRAL POWER AND LIGHT COMPANY, AS RECORDED IN VOLUME 620, PAGE 11, D.R.H.C.T.;

THENCE DUE SOUTH, PARALLEL TO THE EAST LINE OF SAID FARM TRACT 210, AND ALONG SAID WEST LINE, A DISTANCE OF 469.33 FEET TO A 1/2-INCH FOUND IRON ROD FOR AN INTERIOR CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE DUE EAST, DEPARTING SAID WEST LINE AND PARALLEL TO THE SOUTH LINE OF SAID FARM TRACT 210, A DISTANCE OF 320.00 FEET TO A 1/2-INCH SET IRON ROD WITH CAP FOR AN EXTERIOR CORNER OF THE HEREIN DESCRIBED TRACT ON THE WEST RIGHT-OF-WAY LINE OF SAID MILE 6 WEST ROAD;

THENCE DUE SOUTH, PARALLEL TO THE EAST LINE OF SAID FARM TRACT 210, AND ALONG SAID WEST RIGHT-OF-WAY LINE, A DISTANCE OF 470.12 FEET TO THE POINT OF BEGINNING AND CONTAINING 1,303,713 SQUARE FEET OR 29.93 ACRES OF LAND, MORE OR LESS.

PLAT NOTES & RESTRICTIONS

1. BY GRAPHICAL PLOTTING, THE PARCEL DESCRIBED HEREON LIES WITHIN ZONE "X" AS DELINEATED ON THE HIDALGO COUNTY, TEXAS FLOOD INSURANCE RATE MAP, PANEL NUMBER 480334 0450 C, DATED JUN. 6, 2000, AS PUBLISHED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, ZONE 'X' IS DEFINED AS 'AREAS OUTSIDE THE 500-YEAR FLOOD PLAIN.'
2. MINIMUM FINISH FLOOR ELEVATION: 79.0 FEET ABOVE MEAN SEA LEVEL, BASED ON NAVD 29, OR 18" ABOVE BACK OF CURB, WHICHEVER IS GREATER.
3. MINIMUM BUILDING SETBACK LINES (M.B.S.B.L.) SHALL BE:
   FRONT 25' GARAGE 25' LOTS 1-4 - FRONT: 75.0'
   SIDES (INTERIOR) 6' CORNERS 10' LOTS 1-4 - REAR: 100.0'
   REAR 10'
   CUL-DE-SAC 20' GARAGE 20' (CUL-DE-SAC LOTS) OR EASEMENT WHICHEVER IS GREATER.
4. STORM WATER DETENTION REQUIRED FOR THIS DEVELOPMENT SHALL BE 3.35 AC-FT AND SHALL BE DETAINED WITHIN THE EXISTING DRAINAGE EASEMENTS.
5. BENCHMARK INFORMATION: RIM OF EXISTING MANHOLE LOCATED AT THE INTERSECTION OF MILE 9 NORTH AND MILE 6 WEST ON THE WEST R.O.W LINE OF MILE 6 WEST. ELEV=79.20 FEET ABOVE MEAN SEA LEVEL, BASED ON NAVD 29.
6. BASIS OF BEARING BEING THE NORTH LINE OF FARM TRACT 210 AS SHOWN ON PLAT RECORDED IN VOLUME 2, PAGES 34 - 37, M.R.H.C.T.
7. LOTS 5,9,10,14,15,47,48,56,64,65,73,74, AND 82, TO HAVE A 15' CORNER CLIP AS SHOWN HEREON.
8. NO PERMANENT STRUCTURES ARE TO BE BUILT OVER ANY EASEMENT.
9. NO MORE THAN ONE-SINGLE FAMILY DETACHED DWELLING SHALL BE LOCATED ON EACH LOT. NO OTHER USE SHALL BE ALLOWED UNLESS IT IS SPECIFICALLY STATED ON PLAT. • (SEE ADDITIONAL NOTES BELOW)
10. LOTS 1-4 TO BE FOR COMMERCIAL USE ONLY.
11. LOTS 18-47 SHALL BE REQUIRED TO PROVIDE A 6 FOOT HIGH FENCE BUFFER AT THE REAR PROPERTY LINE.
12. AN 8' HIGH FENCE BUFFER REQUIRED FOR COMMERCIAL LOTS ABUTTING RESIDENTIAL LOTS.
13. ALL STREET LIGHTS AND TRAFFIC CONTROL SIGNS TO BE PAID FOR AND INSTALLED BY THE DEVELOPER BEFORE ANY BUILDING PERMITS CAN BE ISSUED.
14. LOTS 37,38,39, AND 40 MAY NOT BUILD A FENCE OR ANY OTHER STRUCTURE WITHIN THE 15 FOOT EASEMENT DEDICATED TO MCDD #1.
15. LANDSCAPE EASEMENT TO BE MAINTAINED BY THE SUBDIVISION HOMEOWNER'S ASSOCIATION.

NORTH ALAMO WATER SUPPLY RIGHT OF WAY EASEMENT

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED, OWNERS OF THE PROPERTY SHOWN ON THIS PLAT, THEIR SUCCESSORS, ASSIGNS, AND TRANSFEREES (HEREINAFTER CALLED 'GRANTOR', WHETHER ONE OR MORE PERSONS ARE NAMED), IN CONSIDERATION OF ONE DOLLAR ($1.00) AND OTHER GOOD AND VALUABLE CONSIDERATION PAID BY NORTH ALAMO WATER SUPPLY CORPORATION, (HEREINAFTER CALLED 'GRANTEE'), THE RECEIPT AND SUFFICIENCY OF WHICH IS HEREBY ACKNOWLEDGED, DOES HEREBY GRANT, BARGAIN, SELL, TRANSFER, AND CONVEY TO SAID GRANTEE, ITS SUCCESSORS, AND ASSIGNS, AN EXCLUSIVE PERPETUAL EASEMENT WITH THE RIGHT TO ERECT, CONSTRUCT, INSTALL AND LAY AND THEREAFTER USE, OPERATE, INSPECT, REPAIR, MAINTAIN, REPLACE, AND REMOVE WATER DISTRIBUTION LINES AND APPURTENANCES OVER AND ACROSS THE LANDS SHOWN ON THIS PLAT, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS OVER GRANTOR'S ADJACENT LANDS FOR THE PURPOSE FOR WHICH THE ABOVE-MENTIONED RIGHTS ARE GRANTED. THE EASEMENT HEREBY GRANTED SHALL NOT EXCEED 15' IN WIDTH, AND THE GRANTEE IS HEREBY AUTHORIZED TO DESIGNATE THE COURSE OF THE EASEMENT HEREIN CONVEYED EXCEPT THAT WHEN THE PIPELINE(S) IS INSTALLED, THE EASEMENT HEREIN GRANTED SHALL BE LIMITED TO A STRIP OF LAND 15' IN WIDTH, THE CENTERLINE THEREOF BEING THE PIPELINE AS INSTALLED.

IN THE EVENT THE EASEMENT HEREBY GRANTED ABUTS ON TO A PUBLIC ROAD AND THE CITY, COUNTRY OR STATE HEREAFTER WIDENS OR RELOCATES THE PUBLIC ROAD SO AS TO REQUIRED THE RELOCATION OF THIS WATERLINE AS INSTALLED, GRANTOR FURTHER GRANTS TO GRANTEE AN ADDITIONAL EASEMENT OVER AND ACROSS THE LAND SHOWN ON THIS PLAT FOR THE PURPOSES OF LATERALLY RELOCATING SAID WATER LINE AS MAY BE NECESSARY TO AVOID THE ROAD IMPROVEMENTS, WHICH EASEMENT HEREBY GRANTED SHALL BE LIMITED TO A STRIP OF LAND 15' IN WIDTH, THE CENTERLINE THEREOF BEING THE PIPELINE AS RELOCATED.

THE CONSIDERATION RECITED HEREIN SHALL CONSTITUTE PAYMENT IN FULL FOR ALL DAMAGES SUSTAINED BY GRANTOR BY REASON OF THE INSTALLATION, MAINTENANCE, REPAIR, REPLACEMENT, AND RELOCATION OF THE STRUCTURES REFERRED TO HEREIN. THIS AGREEMENT TOGETHER WITH OTHER PROVISIONS OF THIS GRANT SHALL CONSTITUTE AN EASEMENT FOR THE BENEFIT OF THE GRANTEE, ITS SUCCESSORS, AND ASSIGNS. THE GRANTOR COVENANTS THAT IT IS THE OWNER OF THE ABOVE DESCRIBED LANDS AND THAT SAID LANDS ARE FREE AND CLEAR OF ALL ENCUMBRANCES AND LIENS EXCEPT THE FOLLOWING:

THE EASEMENT CONVEYED HEREIN WAS OBTAINED OR IMPROVED THROUGH FEDERAL FINANCIAL ASSISTANCE. THIS EASEMENT IS SUBJECT TO THE PROVISIONS OF TITLE VI OF THE CIVIL RIGHTS ACT OF 1964 AND THE REGULATIONS ISSUED PURSUANT THERETO FOR SO LONG AS THE EASEMENT CONTINUES TO BE USED FOR THE SAME OR SIMILAR PURPOSE FOR WHICH FINANCIAL ASSISTANCE WAS EXTENDED OR FOR SO LONG AS THE GRANTEE OWNS IT, WHICHEVER IS LONGER.

IN WITNESS WHEREOF, THE SAID GRANTOR HAS EXECUTED THIS INSTRUMENT THE_____DAY OF_____, 2003

(GRANTOR'S SIGNATURE)

STATE OF TEXAS:
COUNTY OF HIDALGO:
CERTIFICATE OF PLAT APPROVAL UNDER LOCAL GOVERNMENT CODE 232.028(A)

WE THE UNDERSIGNED CERTIFY THAT THIS PLAT OF THE QUAIL HOLLOW NORTH SUBDIVISION WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY COMMISSIONERS COURT ON_____. 2003.

HIDALGO COUNTY JUDGE DATE

HIDALGO COUNTY CLERK DATE

9. (CONTINUED) ANY OTHER USE SHALL REQUIRE PLANNING DEPARTMENT, HEALTH DEPARTMENT AND FIRE MARSHALL APPROVAL. APPLICATIONS FOR CONSTRUCTION ARE REQUIRED PRIOR TO OCCUPYING THE LOT.
16. NO FILL OR PERMANENT STRUCTURES SHALL BE ALLOWED WITHIN ANY SWALES OR UTILITY EASEMENTS. EACH DRAINAGE SWALE EASEMENT SHALL BE KEPT CLEAR OF FENCES, BUILDINGS, PLANTINGS, AND OTHER OBSTRUCTIONS THAT WOULD INTERFERE WITH THE OPERATION AND MAINTENANCE OF THE DRAINAGE SWALE EASEMENT.
17. EACH PURCHASED CONTRACT MADE BETWEEN A SUBDIVIDER AND PURCHASER OF A LOT IN THIS SUBDIVISION SHALL CONTAIN A STATEMENT DESCRIBING HOW AND WHEN WATER, SEWER, ELECTRICITY, AND GAS SERVICES WILL BE MADE AVAILABLE TO THE SUBDIVISION.
18. AN OFF-STREET PARKING LOT SITEPLAN SHALL BE REQUIRED ON COMMERCIAL, INDUSTRIAL, AND MULTIFAMILY USE AT THE TIME OF APPLICATION FOR CONSTRUCTION.

STATE OF TEXAS:
COUNTY OF HIDALGO:

WE, THE UNDERSIGNED, OWNERS OF THE LAND SHOWN ON THIS PLAT AND DESIGNATED HEREIN AS QUAIL HOLLOW NORTH DO HEREBY GRANT THE EASEMENTS AS SHOWN TO THE CITY OF WESLACO, COUNTY OF HIDALGO, AND THOSE WHO MAY NOW OR HEREAFTER HOLD FRANCHISE UNDER SAID CITY AND OR COUNTY THE USE OF STREETS AND EASEMENTS SHOWN THEREON. SURFACE USE OF THE STREETS AND EASEMENTS ARE RESTRICTED TO THE EMPLOYEES OR AGENTS OF SAID CITY OR COUNTY, EMPLOYEES OF THE UTILITIES OPERATING UNDER FRANCHISE OF SAID CITY OR COUNTY, AND RESIDENTS OF THE SUBDIVISION AND THEIR GUESTS. ALL STREETS / NO SIDEWALKS IN THIS SUBDIVISION SHALL BE PRIVATELY OWNED AND AS A GATED COMMUNITY SHALL BE MAINTAINED BY THE QUAIL HOLLOW NORTH LOT OWNERS ASSOCIATION.

JUAN M. MEDINA
617-B S TEXAS BOULEVARD
WESLACO, TEXAS 78596

STATE OF TEXAS:
COUNTY OF HIDALGO:

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPREARED JUAN M. MEDINA, 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 STATED. GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS 24th DAY OF June, 2003.

NOTARY PUBLIC

I, THE UNDERSIGNED, CHAIRMAN OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF WESLACO, DO HEREBY CERTIFY THAT THIS SUBDIVISION PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION REGULATIONS OF THIS CITY, WHEREIN MY APPROVAL IS REQUIRED. GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS THE 2nd DAY OF July, 2003.

CHAIRMAN, PLANNING COMMISSION

I, THE UNDERSIGNED, MAYOR OF THE CITY OF WESLACO, DO HEREBY CERTIFY THAT THIS SUBDIVISION PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISIONS REGULATIONS OF THIS CITY, WHEREIN MY APPROVAL IS REQUIRED. GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS THE 2nd DAY OF June, 2003.

ATTESTED: SECRETARY, CITY OF WESLACO

MAYOR, CITY OF WESLACO

HIDALGO COUNTY DRAINAGE DISTRICT NO. 1, HEREBY CERTIFIES THAT THE DRAINAGE PLANS FOR THIS SUBDIVISION COMPLY WITH THE MINIMUM STANDARDS OF THE DISTRICT ADOPTED UNDER TEXAS WATER CODE 49.211(C). THE DISTRICT HAS NOT REVIEWED AND DOES NOT CERTIFY THAT THE DRAINAGE STRUCTURES DESCRIBED ARE APPROPRIATE FOR THE SPECIFIC SUBDIVISION, BASED ON GENERALLY ACCEPTED ENGINEERING CRITERIA. IT IS THE RESPONSIBILITY OF THE DEVELOPER OF THE SUBDIVISION AND ITS ENGINEER TO MAKE THOSE DETERMINATIONS.

BY, HIDALGO COUNTY DRAINAGE DISTRICT NO. 1

12/16/02
DATE

THIS PLAT APPROVED BY HIDALGO AND CAMERON COUNTIES WATER CONTROL AND IMPROVEMENT DISTRICT NO. NINE (9) ON THIS THE 29 DAY OF May, 2003. NO IMPROVEMENTS OF ANY KIND SHALL BE PLACED ON H.C.I.D NO. 9 RIGHTS-OF-WAYS OR EASEMENTS WITHOUT THE EXPRESSED WRITTEN PERMISSION OF THE GENERAL MANAGER.

GENERAL MANAGER

STATE OF TEXAS:
COUNTY OF HIDALGO:

I, SHAWN ROCKENBAUGH, A REGISTERED PROFESSIONAL ENGINEER IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN TO THIS PLAT.

SHAWN ROCKENBAUGH
85566
LICENSED PROFESSIONAL ENGINEER
10/17/2002

SHAWN ROCKENBAUGH
REGISTERED PROFESSIONAL ENGINEER
P.E. REGISTRATION No. 85566

STATE OF TEXAS:
COUNTY OF HIDALGO:

I, STEVEN G. YOUNG, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THIS PLAT WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY, MADE UNDER MY SUPERVISION, ON THE GROUND.

STEVEN G. YOUNG
5503
REGISTERED PROFESSIONAL LAND SURVEYOR
10/17/2002

STEVEN G. YOUNG
REGISTERED PROFESSIONAL LAND SURVEYOR
STATE OF TEXAS No. 5503

FILED FOR RECORD IN:
HIDALGO COUNTY
BY EDDY TREVINO
COUNTY CLERK
ON: 12/26/03 AT 2:51 AM
AS A RECORDING NUMBER 1556878
BY:
Deputy

Recorded in Volume 49 page 99
of the Official Records of Hidalgo County, Texas

PRINCIPAL CONTACTS:

OWNER:	ENGINEER:	SURVEYOR:
JUAN M. MEDINA	HALFF ASSOCIATES, INC.	HALFF ASSOCIATES, INC.
617-B S. TEXAS BLVD.	4600 W. MILITARY HWY *700	4600 W. MILITARY HWY *700
WESLACO, TX 78596	McALLEN, TX 78503	McALLEN, TX 78503
(956) 968-8900	(956) 664-0286	(956) 664-0286

PLAT OF QUAIL HOLLOW NORTH

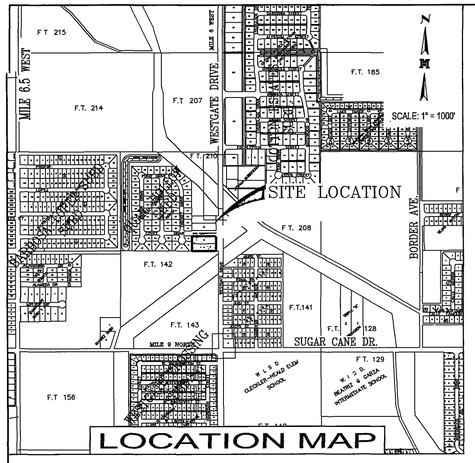
WESLACO, TEXAS

BEING A 29.93 AC. TRACT OF LAND OUT OF FARM TRACT 210, BLOCK 180 WEST AND ADAMS TRACT SUBDIVISION LLANO GRANDE LAND GRANT VOL. 2, PG. 34-37, M.R.H.C.T.

DATE OF PREPARATION: AUGUST, 2002

HALFF ASSOCIATES
ENGINEERS • SCIENTISTS • SURVEYORS • PLANNERS
4600 W. MILITARY, SUITE 700 • MCALLEN TX. • 78503 • (956)664-0286

AVO - 20128 SHEET 1 OF 3



SUBDIVISION MAP OF
RSBR WESTGATE SUBDIVISION

BEING A RESUBDIVISION OF
1.444 ACRES (62,907 S.F.)
BEING ALL OF LOTS 3 AND 4
QUAIL HOLLOW NORTH SUBDIVISION
AS RECORDED IN VOLUME 49, PAGES 99 - 101, H.C.M.R.
AN ADDITION TO THE
CITY OF WESLACO
HIDALGO COUNTY, TEXAS

METES AND BOUNDS DESCRIPTION:

A TRACT OF LAND CONTAINING 1.444 ACRES [62,907 SQUARE FEET] SITUATED IN THE CITY OF WESLACO, HIDALGO COUNTY, TEXAS, BEING ALL OF LOTS 3 AND 4, QUAIL HOLLOW NORTH SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 49, PAGES 99-101, HIDALGO COUNTY MAP RECORDS; SAID 1.444 ACRES [62,907 SQUARE FEET] ALSO BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A No. 4 REBAR FOUND (NORTHING: 16593922.312, EASTING: 1145770.710), AT THE SOUTHEAST CORNER OF SAID LOT 4, FOR THE SOUTHEAST CORNER OF THIS TRACT;

THENCE, S 88° 45' 13" W (WEST SUBDIVISION MAP CALL), ALONG THE SOUTH LINE OF SAID LOT 4, AT A DISTANCE OF 320.00 FEET TO A No. 4 REBAR FOUND AT THE SOUTHWEST CORNER OF SAID LOT 4, FOR THE SOUTHWEST CORNER OF THIS TRACT;

THENCE, N 01° 14' 47" W (NORTH SUBDIVISION MAP CALL), ALONG THE WEST LINES OF SAID LOTS 4 AND 3, AT A DISTANCE OF 98.78 FEET PASS A No. 4 REBAR FOUND FOR THE NORTHWEST CORNER OF SAID LOT 4 AND FOR THE SOUTHWEST CORNER OF SAID LOT 3, CONTINUING A TOTAL DISTANCE OF 197.56 FEET TO A No. 4 REBAR FOUND (NORTHING: 16594112.864, EASTING: 1145446.488) AT THE NORTHWEST CORNER OF SAID LOT 3, FOR THE NORTHWEST CORNER OF THIS TRACT;

THENCE, N 88° 45' 13" E (EAST SUBDIVISION MAP CALL), ALONG THE NORTH LINE OF SAID LOT 3, AND THE SOUTH RIGHT-OF-WAY LINE OF COVEY DRIVE, A DISTANCE OF 295.00 FEET TO A No. 4 REBAR FOUND (NORTHING: 16594119.281, EASTING: 1145741.419), AT THE WESTERNMOST NORTHEAST CORNER OF SAID LOT 3, FOR THE WESTERNMOST NORTHEAST CORNER OF THIS TRACT;

THENCE, S 46° 14' 47" E (S 45° 00' 00" E SUBDIVISION MAP CALL), ALONG THE NORTHEAST LINE OF SAID LOT 3, AND A RIGHT-OF-WAY CLIP LINE, A DISTANCE OF 35.36 FEET TO A No. 4 REBAR FOUND AT THE EASTERNMOST NORTHEAST CORNER OF SAID LOT 3, FOR THE EASTERNMOST NORTHEAST CORNER OF THIS TRACT;

THENCE, S 01° 14' 47" E (SOUTH SUBDIVISION MAP CALL), ALONG THE EAST LINES OF SAID LOTS 3 AND 4, AND THE WEST RIGHT-OF-WAY LINE OF WESTGATE DRIVE-MILE 6 WEST, AT A DISTANCE OF 73.78 FEET PASS A No. 4 REBAR FOUND AT THE SOUTHEAST CORNER OF SAID LOT 3 AND THE NORTHEAST CORNER OF SAID LOT 4, CONTINUING A TOTAL DISTANCE OF 172.56 FEET TO THE POINT OF BEGINNING, AND CONTAINING 1.444 ACRES [62,907 SQUARE FEET] OF LAND, MORE OR LESS.

CITY OF WESLACO
COUNTY OF HIDALGO

I, THE UNDERSIGNED, CHAIRMAN OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF WESLACO HEREBY CERTIFY THAT THIS SUBDIVISION PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION REGULATIONS OF THIS CITY WHEREIN MY APPROVAL IS REQUIRED.

DATED ON THIS 7 DAY OF MARCH, 2014.

CHAIRMAN — DATE 3-7-2014

CITY OF WESLACO
CERTIFICATE OF APPROVAL

I, THE UNDERSIGNED, MAYOR OF THE CITY OF WESLACO, HEREBY CERTIFY THAT THIS SUBDIVISION PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION REGULATIONS OF THIS CITY WHEREIN MY APPROVAL IS REQUIRED.

MAYOR, CITY OF WESLACO — DATE 3-14-14

ATTEST: CITY OF WESLACO SECRETARY WCC 01/07/14 — DATE 03/14/14

PRINCIPAL CONTACTS

	NAME	ADDRESS	CITY & ZIP	PHONE	FAX
OWNER:	MEDELFISH LTD.	P.O. BOX 8186	WESLACO, TX. 78599	N/A	N/A
ENGINEER:	KELLEY A. HELLER-VELA	115 W. McINTYRE	EDINBURG, TX. 78541	(956) 381-0981	(956) 381-1839
SURVEYOR:	FRED L. KURTH	115 W. McINTYRE	EDINBURG, TX. 78541	(956) 381-0981	(956) 381-1839

GENERAL NOTES :

1. THIS SUBDIVISION IS IN FLOOD ZONE "X" (UNSHADED), AREAS DETERMINED TO BE OUTSIDE 500-YEAR FLOODPLAIN.
   FEMA'S FLOOD INSURANCE RATE MAP;
   COMMUNITY PANEL No. 480334 0450 C, MAP REVISED JUNE 6, 2000
   REVISED TO REFLECT LOMC CASE NO. 02-06-715P EFFECTIVE DATE: MAY 30, 2002.
2. MINIMUM PERMISSIBLE FINISH FLOOR ELEVATION IS 18" ABOVE CENTER LINE OF WESTGATE DRIVE (MILE 6 WEST) MEASURED AT FRONT CENTER OF LOT.
3. MINIMUM SETBACKS SHALL BE AS FOLLOWS :

FRONT: WESTGATE DRIVE	- 40' OR EASEMENT, WHICH EVER IS GREATER
REAR:	- 10' OR EASEMENT, WHICH EVER IS GREATER
SIDE: COVEY DRIVE	- 15' OR EASEMENT, WHICH EVER IS GREATER
SIDE:	- 10' OR EASEMENT, WHICH EVER IS GREATER

4. THIS SUBDIVISION SHALL BE REQUIRED TO DETAIN 7.644 C.F. OF STORM SEWER RUNOFF AS PER APPROVED DRAINAGE REPORT.
5. BENCH MARK: SET PK NAIL AT THE FOLLOWING COORDINATE AND ELEVATION.
   N: 16594161.011, E: 1145767.574 AT ELEVATION = 82.49
6. NO BUILDING IS ALLOWED OVER ANY EASEMENT.
7. A 5 FT WIDE SIDEWALK IS REQUIRED ALONG THE WEST SIDE OF WESTGATE DRIVE (MILE 6 WEST) AND ALONG THE SOUTH SIDE OF COVEY DRIVE, DURING THE BUILDING PERMIT PROCESS.
8. DRAIN SWALE(S) ARE TO BE MAINTAINED BY PROPERTY OWNER.
9. STREET LIGHTS TO BE INSTALLED BY DEVELOPER, AS PER CITY ORDINANCE.
10. A STORMWATER POLLUTION PREVENTION PLAN IS REQUIRED PRIOR TO CONSTRUCTION.
11. LANDSCAPING TO BE PROVIDED, AS PER CITY ORDINANCE
12. 15 FOOT UTILITY EASEMENT AND LOT LINE BETWEEN LOTS 3 AND 4 OF QUAIL HOLLOW NORTH SUBDIVISION AS RECORDED IN VOLUME 49, PAGES 99-101, H.C.M.R. ARE ABANDONED BY THIS PLAT.

RIGHT OF WAY EASEMENT:

KNOWN ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED OWNERS OF THE PROPERTY SHOWN ON THIS PLAT, THEIR SUCCESSORS, ASSIGNS, AND TRANSFEREES (HEREINAFTER CALLED "GRANTOR" WHETHER ONE OR MORE PERSONS ARE NAMED), IN CONSIDERATION OF ONE DOLLAR ($1.00) AND OTHER GOOD AND VALUABLE CONSIDERATION PAID BY NORTH ALAMO WATER SUPPLY CORPORATION, (HEREINAFTER CALLED "GRANTEE"), THE RECEIPT AND SUFFICIENCY OF WHICH IS HEREBY ACKNOWLEDGED, DOES HEREBY GRANT, BARGAIN, SELL, TRANSFER AND CONVEY TO SAID GRANTEE, ITS SUCCESSORS AND ASSIGNS, A PERPETUAL EASEMENT WITH THE RIGHT TO ERECT, CONSTRUCT, INSTALL AND LAY AND THEREAFTER USE, OPERATE, INSPECT, REPAIR, MAINTAIN, REPLACE AND REMOVE WATER DISTRIBUTION LINES AND APPURTENANCES OVER AND ACROSS LANDS SHOWN ON THIS PLAT, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS OVER GRANTOR'S ADJACENT LANDS FOR THE PURPOSE FOR WHICH THE ABOVE-MENTIONED RIGHTS ARE GRANTED THE EASEMENT HEREBY GRANTED SHALL NOT EXCEED 15' IN WIDTH, AND GRANTEE IS HEREBY AUTHORIZED TO DESIGNATE THE COURSE OF THE EASEMENT HEREIN CONVEYED EXCEPT THAT WHEN THE PIPELINE(S) IS INSTALLED, THE EASEMENT HEREIN GRANTED SHALL BE LIMITED TO A STRIP OF LAND 15' IN WIDTH THE CENTER LINE THEREOF BEING THE PIPELINE INSTALLED.

IN THE EVENT THE EASEMENT HEREBY GRANTED ABUTS ON A PUBLIC ROAD AND THE COUNTY OR STATE HEREAFTER WIDENS OR RELOCATES THE PUBLIC ROAD SO AS TO REQUIRE THE RELOCATION OF THIS WATER LINE AS INSTALLED, GRANTOR FURTHER GRANTS TO GRANTEE AN ADDITIONAL EASEMENT OVER AND ACROSS THE LAND DESCRIBED ABOVE FOR THE PURPOSE OF LATERALLY RELOCATING SAID WATER LINE AS MAY BE NECESSARY TO CLEAR THE ROAD IMPROVEMENTS, WHICH EASEMENT HEREBY GRANTED SHALL BE LIMITED TO A STRIP OF LAND 15' IN WIDTH THE CENTER LINE THEREOF BEING THE PIPELINE AS RELOCATED.

THE CONSIDERATION RECITED HEREIN SHALL CONSTITUTE PAYMENT IN FULL FOR ALL DAMAGES SUSTAINED BY GRANTOR BY REASON OF THE INSTALLATION, MAINTENANCE, REPAIR, REPLACEMENT AND RELOCATION OF THE STRUCTURES REFERRED TO HEREIN. THIS AGREEMENT TOGETHER WITH OTHER PROVISIONS OF THIS GRANT SHALL CONSTITUTE A COVENANT RUNNING WITH THE LAND FOR THE BENEFIT OF THE GRANTEE, ITS SUCCESSORS, AND ASSIGNS. THE GRANTOR COVENANTS THAT SHE IS THE OWNER OF THE ABOVE-DESCRIBED LANDS AND THAT SAID LANDS ARE FREE AND CLEAR OF ALL ENCUMBRANCES AND LIENS, EXCEPT THE FOLLOWING·

THE EASEMENT CONVEYED HEREIN WAS OBTAINED OR IMPROVED THROUGH FEDERAL FINANCIAL ASSISTANCE. THIS EASEMENT IS SUBJECT TO THE PROVISIONS OF THE TITLE VI OF THE CIVIL RIGHTS ACT OF 1964 AND THE REGULATIONS ISSUED PURSUANT THERETO FOR SO LONG AS THE EASEMENT CONTINUES TO BE USED FOR THE SAME OR SIMILAR PURPOSE FOR WHICH FINANCIAL ASSISTANCE WAS EXTENDED OR FOR SO LONG AS THE GRANTEE OWNS IT, WHICHEVER IS LONGER.

IN WITNESS WHEREOF, THE SAID GRANTOR HAS EXECUTED THIS INSTRUMENT THE 22 DAY OF JANUARY, 2014

(GRANTOR'S SIGNATURE)

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 Joe J. Gomez II KNOWN TO ME TO BE THE PERSON(S) WHOSE NAME(S) IS (ARE) SUBSCRIBED TO THE FOREGOING INSTRUMENT, AND ACKNOWLEDGED TO ME THAT HE (SHE) (THEY) EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATION THEREIN EXPRESSED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS THE 22nd DAY OF January 20 14.

NOTARY PUBLIC, STATE OF TEXAS
MY COMMISSION EXPIRES:

SACHA L. KIMBALL
Notary Public, State of Texas
My Commission Expires
09-29-2016

CERTIFICATION OF HIDALGO & CAMERON COUNTIES IRRIGATION DISTRICT NO. 9

THIS PLAT " RSBR WESTGATE SUBDIVISION " HAS BEEN SUBMITTED TO AND CONSIDERED BY HIDALGO & CAMERON COUNTIES IRRIGATION DISTRICT NO. 9 AND WAS APPROVED BY SUCH DISTRICT SUBJECT TO:

1. THE RATE OF FLOW OF DRAIN WATER WILL BE NO GREATER THAN THE RATE OF FLOW OF DRAIN WATER WHEN THE LAND WAS IN AGRICULTURAL USE.
2. IT IS UNDERSTOOD THE OWNERS WILL BE MADE AWARE OF ALL OF THE DISTRICT'S PIPELINES, DRAINS, CANALS, EASEMENTS, ETC. THAT EXIST WITHIN THEIR PROPERTY.

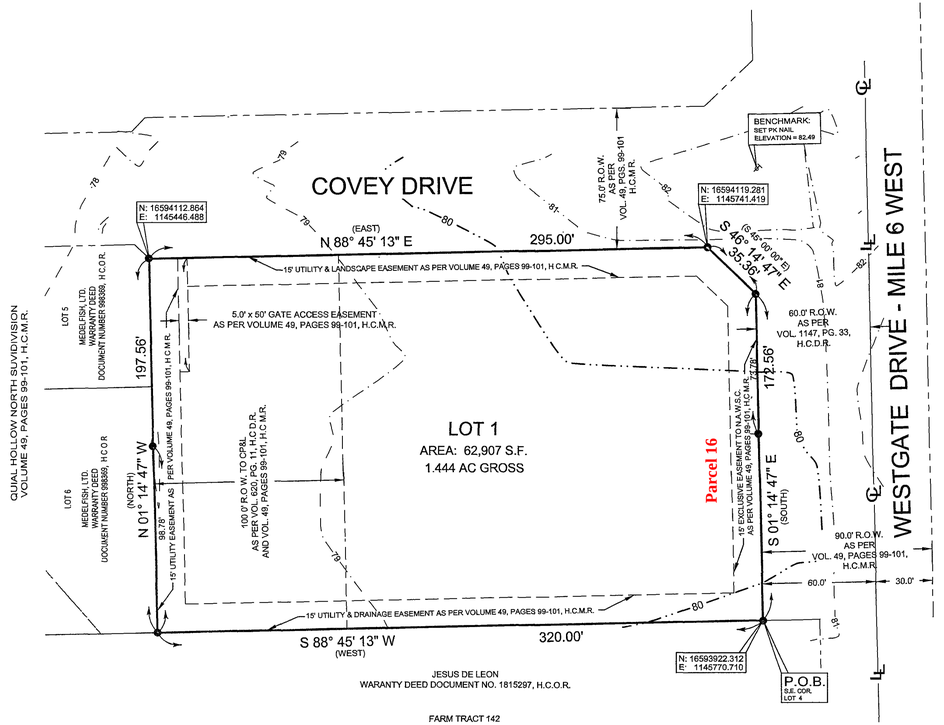
DATED THIS 29th DAY OF January, 20 14.

BY: GENERAL MANAGER

TBPE FIRM # F-1435

MELDEN & HUNT INC.
CONSULTANTS • ENGINEERS • SURVEYORS
115 W. McINTYRE EDINBURG, TX 78541 PH: (956) 381-0981 FAX: (956) 381-1839
227 N. F.M. 3167 RIO GRANDE CITY, TX 78582 PH: (956) 487-8256 FAX: (956) 488-8591
ESTABLISHED 1947 www.meldenandhunt.com

DRAWN BY:	CLEMENTE MENA	DATE:	01-20-14
SURVEYED, CHECKED		DATE:	1-20-14
FINAL CHECK		DATE:	1-20-14



JESUS DE LEON
WARANTY DEED DOCUMENT NO. 1815297, H.C.O.R.

FARM TRACT 142
WEST TRACT SUBDIVISION
VOLUME 2, PAGES 34-37 H.C.M.R.

N

BEARING BASIS AS PER TEXAS STATE PLANE COORDINATE SYSTEM NAD 83 TEXAS SOUTH ZONE (4205) ELEVATION PER NAVD 88 (GEOID 12A)

SCALE: 1" = 40'

L E G E N D

- FOUND No.4 REBAR
- SET PK NAIL - BENCHMARK
- H.C.O.R. - HIDALGO COUNTY OFFICIAL RECORDS
- H.C.M.R. - HIDALGO COUNTY MAP RECORDS
- P.O.B. - POINT OF BEGINNING
- S.F. - SQUARE FEET
- ℄ - CENTER LINE
- S.E. COR. - SOUTHEAST CORNER
- R.O.W. - RIGHT OF WAY
- 80 — EXISTING CONTOUR
- VOL. - VOLUME
- PGS. - PAGES
- ℄ - EXISTING LOT LINE
- H.C.D.R. - HIDALGO COUNTY DEED RECORDS
- ( ) - RECORDED MAP CALL

STATE OF TEXAS
COUNTY OF HIDALGO

I, THE UNDERSIGNED, KELLEY A. HELLER-VELA, A LICENSED PROFESSIONAL ENGINEER IN THE STATE OF TEXAS, HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN TO THIS PLAT.

DATED THIS THE 20th DAY OF January 20 14.

KELLEY A. HELLER-VELA, PROFESSIONAL ENGINEER No.97421
STATE OF TEXAS

DATE PREPARED: 11-25-13
ENGINEERING JOB # 13121.00

MELDEN & HUNT, INC.
TEXAS REGISTRATION F-1435

STATE OF TEXAS
KELLEY A. HELLER-VELA
97421
LICENSED
PROFESSIONAL ENGINEER

STATE OF TEXAS
COUNTY OF HIDALGO

I, FRED L. KURTH, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THIS PLAT IS TRUE AND CORRECTLY MADE FROM AN ACTUAL SURVEY MADE ON THE GROUND OF THE PROPERTY LEGALLY DESCRIBED HEREON, AND THAT THERE ARE NO APPARENT DISCREPANCIES, CONFLICTS, OVERLAPPING OF IMPROVEMENTS, VISIBLE UTILITY LINES OR ROADS IN PLACE, EXCEPT AS SHOWN ON THE ACCOMPANYING PLAT, AND THAT THE CORNER MONUMENTS SHOWN THEREON WERE PROPERLY PLACED UNDER MY SUPERVISION IN ACCORDANCE WITH THE SUBDIVISION REGULATIONS OF THE CITY OF WESLACO, TEXAS.

DATED THIS THE 20th DAY OF January 20 14

FRED L. KURTH, PROFESSIONAL LAND SURVEYOR No.4750
STATE OF TEXAS

DATE SURVEYED: 09-23-2013
T-957, PG 57 ; T-981, PG. 39
SURVEY JOB # 13121.08

STATE OF TEXAS
REGISTERED
FRED L. KURTH
4750
PROFESSIONAL
LAND SURVEYOR

COUNTY OF HIDALGO
DRAINAGE DISTRICT NO. 1

HIDALGO COUNTY DRAINAGE DISTRICT NO.1 HEREBY CERTIFIES THAT THE DRAINAGE PLANS FOR THIS SUBDIVISION COMPLY WITH THE MINIMUM STANDARDS OF THE DISTRICT ADOPTED UNDER TEX. WATER CODE 49.211 (c). THE DISTRICT HAS NOT REVIEWED AND DOES NOT CERTIFY THAT THE DRAINAGE STRUCTURES DESCRIBED ARE APPROPRIATE FOR THE SPECIFIC SUBDIVISION, BASED ON GENERALLY ACCEPTED ENGINEERING CRITERIA. IT IS THE RESPONSIBILITY OF THE DEVELOPER OF THE SUBDIVISION AND ITS ENGINEER TO MAKE THESE DETERMINATIONS.

BY: Godfrey Garcia Jr. 03/28/14
HIDALGO COUNTY DRAINAGE DISTRICT NO.1

STATE OF TEXAS
COUNTY OF

OWNER'S DEDICATION, CERTIFICATION AND ATTESTATION

I, MEDELFISH, LTD. AS OWNERS OF THE 1.444 ACRE TRACT OF LAND ENCOMPASSED WITHIN THE PROPOSED RSBR WESTGATE SUBDIVISION, HEREBY SUBDIVIDE THE LAND AS DEPICTED IN THIS SUBDIVISION PLAT AND DEDICATE TO THE PUBLIC USE THE STREET(S), PARK AND EASEMENTS SHOWN HEREIN.

I CERTIFY THAT I HAVE COMPLIED WITH THE REQUIREMENTS OF TEXAS LOCAL GOVERNMENT CODE § 232.032 AND THAT

(A) THE WATER QUALITY AND CONNECTIONS TO THE LOT(S) MEET OR WILL MEET THE MINIMUM STATE STANDARDS.
(B) SANITARY SEWER CONNECTIONS TO THE LOT(S) OR SEPTIC TANKS MEET OR WILL MEET THE MINIMUM STATE STANDARDS.
(C) ELECTRICAL CONNECTIONS PROVIDED TO THE LOT(S) MEET OR WILL MEET THE MINIMUM STATE STANDARDS.
(D) GAS CONNECTIONS, IF AVAILABLE, PROVIDED TO THE LOT(S) MEET OR WILL MEET THE MINIMUM STATE STANDARDS.

I ATTEST THAT THE MATTERS ASSERTED IN THIS PLAT ARE TRUE AND COMPLETE.

1/22/2014
DATE

MEDELFISH, LTD. - P.O. BOX 8186 - WESLACO, TX 78599-8186

STATE OF TEXAS
COUNTY OF

BEFORE ME, THE UNDERSIGNED NOTARY PUBLIC, ON THIS DAY PERSONALLY APPEARED MEDELFISH, LTD., AND KNOWN TO ME TO BE THE PERSON WHOSE NAME IS SUBSCRIBED TO THE FOREGOING INSTRUMENT, WHO, BEING BY ME, FIRST DULLY SWORN AND DECLARED THAT THE STATEMENTS THEREIN ARE TRUE AND CORRECT AND ACKNOWLEDGED THAT HE/SHE EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREBY EXPRESSED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 22nd DAY OF January, 20 14.

NOTARY PUBLIC IN THE STATE OF TEXAS
MY COMMISSION EXPIRES:

SACHA L. KIMBALL
Notary Public, State of Texas
My Commission Expires
09-29-2016

THE COUNTY OF HIDALGO TEXAS

FILE FOR RECORD IN
HIDALGO COUNTY
ARTURO GUAJARDO JR.
HIDALGO COUNTY CLERK

ON: 3/24/2014 AT 2:55 AM/PM
DOCUMENT NUMBER 2497052
OF THE MAP RECORDS OF HIDALGO COUNTY, TEXAS
BY: Elisa Cortez DEPUTY

Form ROW-U-1A
Rev. 3/2004
Replaces Form D-15-U1
GSD-EPC

AFFIDAVIT

(for North Alamo Water Supply Corporation—Parcel 18)

U-No.15218

THE STATE OF TEXAS	§	District: Pharr
	§	County: Hidalgo
COUNTY OF HIDALGO	§	Federal Project No.:
		ROW CSJ No.: 0921-02-356
		Highway No.:
		(To be filled in by State)

BEFORE ME, THE UNDERSIGNED AUTHORITY, on this day personally appeared Steven P. Sanchez, General Manager of the North Alamo Water Supply Corporation, **("Utility")** who after being by me duly sworn upon his/her oath deposes and says as follows:

"I, Steven P. Sanchez am over the age of 18 years and am fully competent to testify to the matters set forth in this Affidavit. I have personal knowledge of all facts and swear that such facts are true and correct.

1. Whereas North Alamo Water Supply Corporation has a water utility easement adjacent to Mile 6 West Road and which instrument is recorded in the Court House of the Hidalgo County Texas Map Records with designation: Volume 49, Pages 99-101;

2. Whereas the roadway improvements proposed by ROW CSJ No. 0921-02-356 will conflict with existing water utilities owned by North Alamo Water Supply Corporation and located within the above referenced easement.

Further affiant sayeth not."

Steve P. Sanchez, General Manager

North Alamo Water Supply Corporation
Company

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1st 2019 by

Steve P. Sanchez , of North Alamo Water Supply Corporation , a non-profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

Susan J Headley
Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: HILDA B. RODRIGUEZ

FIELD NOTES FOR PARCEL – 18

Being a 1,638 square feet of land, more or less, out of Lot 2, Quail Hollow North Subdivision, and addition to the City of Weslaco, Hidalgo County, Texas according to the map thereof recorded in Volume 49, Pages 99 thru 101, Map Records, Hidalgo County, Texas. Said Lot 2 is vested to Hilda B. Rodriguez by virtue of Warranty Deed with vendor's lien dated August 01, 2011, recorded in Document No. 2229719, Official Records, Hidalgo County, Texas. Said 1,638 square feet of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southwest corner of Farm Tract 143, Block 180, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Vol.2 Pg. 34 thru 37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,904.4905 and Y=16,593,267.7769. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 1617.62' feet, along the east property line of Farm Tract 143, Farm Tract 142 and Farm Tract 210 to a point;

THENCE, S 88° 47' 21" W, for a distance of 60.00' feet, to an existing rebar set for the southeast corner of Lot 2 and **The Point Of Beginning** herein described;

THENCE, S 43° 47' 21" W, for a distance of 35.36' feet, to an existing rebar set for interior corner of said tract herein described;

THENCE, S 88° 47' 21" W, for a distance of 20.00', along the north right of way line of Covey Drive to a No. 4 with plastic cap set for the southwest of said tract herein described;

THENCE, N 42° 39' 09" W, for a distance of 43.29' feet to a No 4 rebar with cap set for an interior corner of said tract herein described;

THENCE, N 1° 12' 39" W, for a distance of 67.57' feet along the proposed right of way of Mile 6 West to a No. 4 with plastic cap set for the northwest corner of said tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 15.00' feet along the north property line of Lot 2 to an existing rebar found for the northeast corner of said tract herein described;

THENCE, S 1° 12' 39" E, for a distance of 73.78' feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 1,638 square feet of land, of **PROPOSED NET TAKING** of land, more or less.

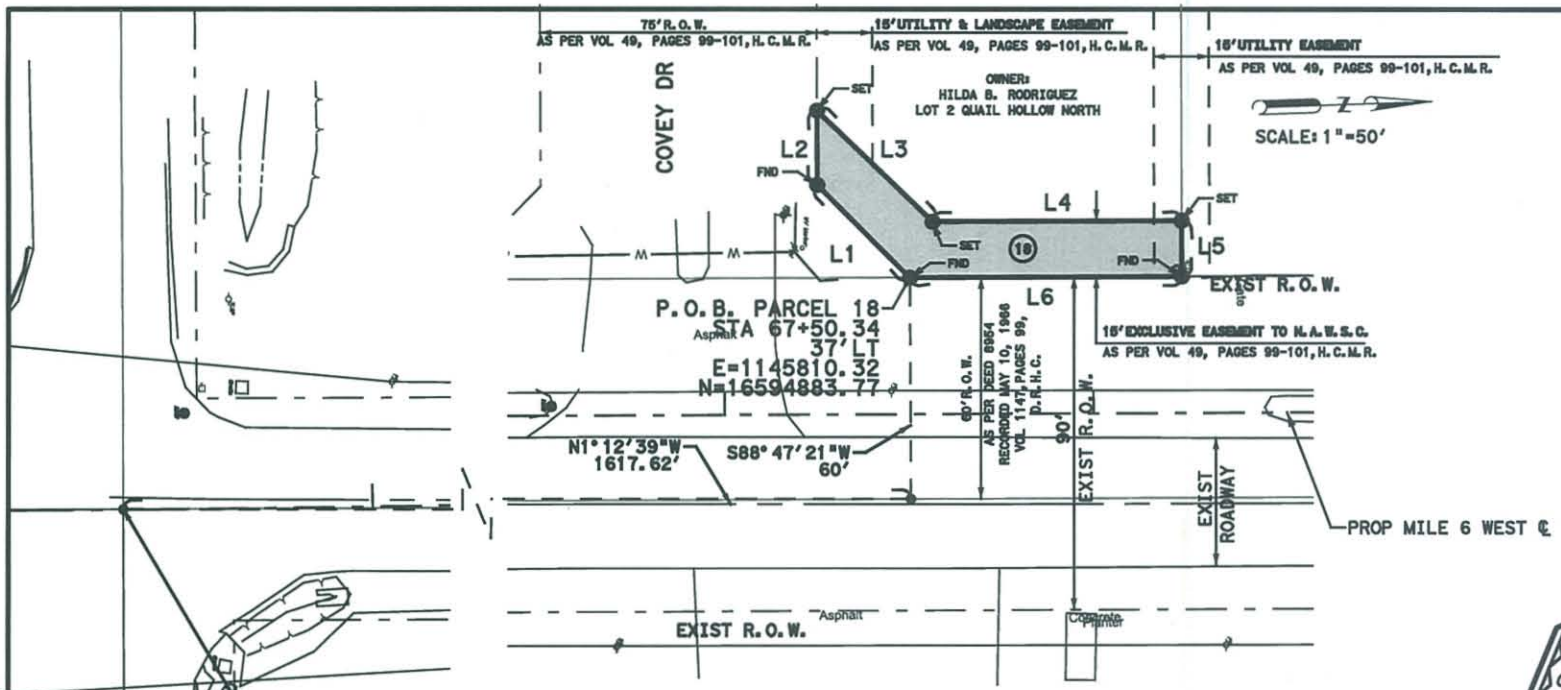
A plat of same date accompanies this Field Note Description



5-18-2016

MARK W. LUPHER DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



LINE DATA		
LINE NO.	BEARING	LENGTH
L1	S43°47'21"W	35.36'
L2	S88°47'21"W	20.00'
L3	N42°39'09"E	43.29'
L4	N1°12'39"W	67.57'
L5	N88°47'21"E	15.00'
L6	S1°12'39"E	73.78'

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

5/16/2016
MARK W. LUPHER DATE

SURVEY PLAT
OF
PARCEL 18

BEING A 1,638 SQUARE FEET TRACT OF LAND
OUT OF LOT 2, QUAIL HOLLOW NORTH SUBDIVISION,
AN ADDITION TO THE CITY OF WESLACO,
BEING A SUBDIVISION OUT OF FARM TRACT 210,
BLOCK 180, WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS
RECORDED IN VOL. 49, PAGES 99-101 M.R.H.C.

TOTAL SQUARE FEET: 31,297 SQ FT
TO BE ACQUIRED: 1,638 SQ FT
REMAINDER: 29,659 SQ FT

OWNER: HILDA B. RODRIGUEZ
BY WARRANTY DEED WITH VENDOR'S LIEN
DATED AUGUST 1, 2011 RECORDED
DOC NO 2229719, O.R.H.C.

LIEN HOLDER: TEXAS NATIONAL BANK
201 S TEXAS
MERCEDES, TX 78570

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 2229719.

LEGEND
- LOT AND PROPERTY LINES
- EXIST. ROW LINES
- PARCEL BOUNDARY LINES
- EXIST. EASEMENTS INSIDE PARCEL
- EXIST. EASEMENT OUTSIDE PARCEL
- COMMON OWERSHIP LINES
- FENCE LINES
- WM WATER VALVES AND METERS
- SIGNS
- IRRIGATION STAND PIPE
- IrV IRRIGATION VALVE
- MONUMENTS
- SET No. 4 REBAR WITH CAP
- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- POWER POLES & GUY WIRE
- PARCEL NUMBER

©2016 Texas Department of Transportation

Hidalgo County Precinct 1

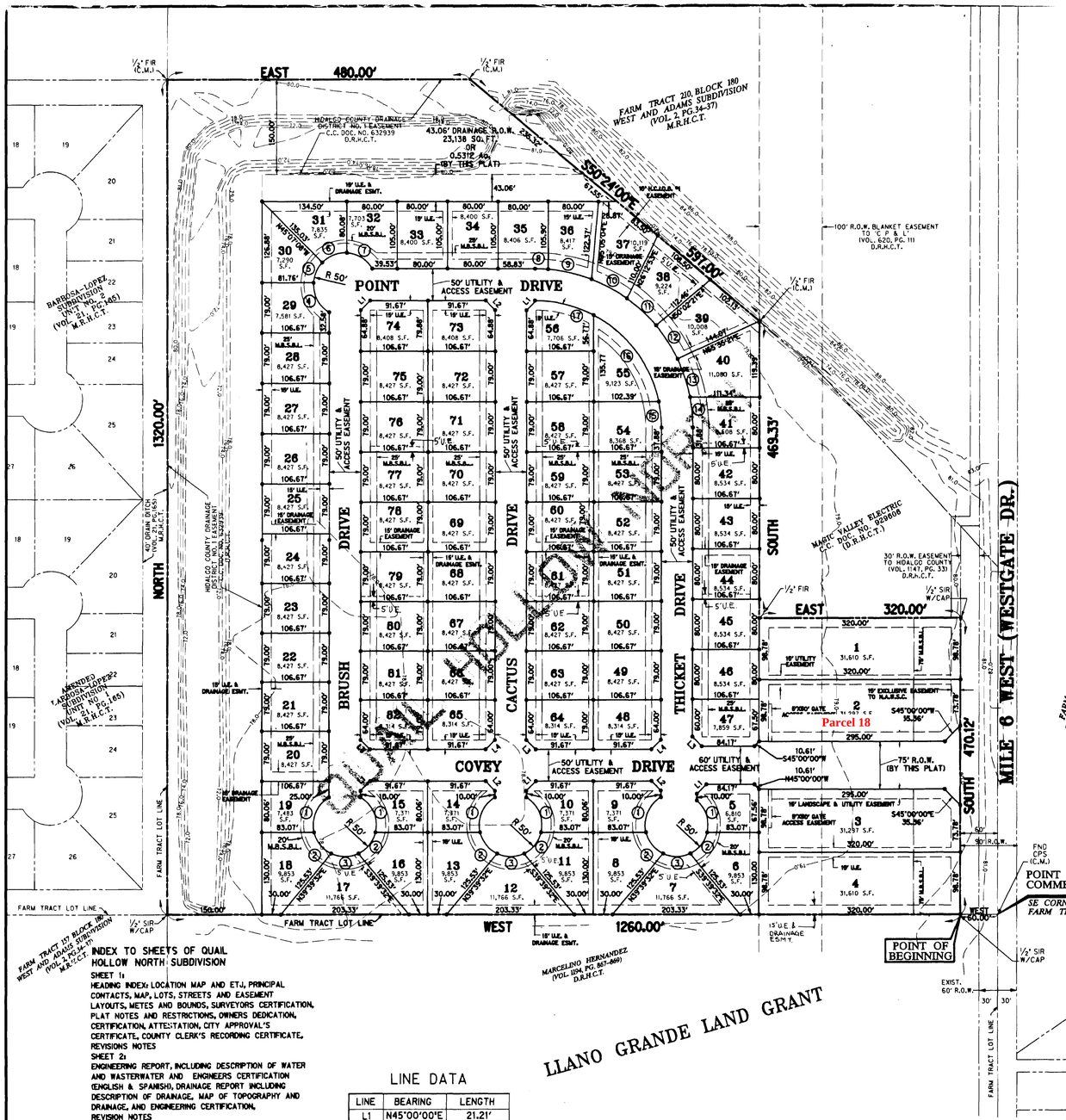
TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
TEDSI TBPE F-1645
730 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1080
Fax: (832) 619-1018

MILE 6 WEST ROAD
PARCEL 18

DIST.	STATE	FEDERAL AID PROJECT NO.	SHEET NO.
6	TEXAS		MILE 6W

STATE DIST. NO.	COUNTY	CONTROL SECT.	SUBSEC NO.	JOB NO.	SHEET NO.
PHR	HIDALGO	0921	02	356	

5/16/2016 8:20:05 PM
c:\civil3d\dfm\352895\Parcel18.dgn

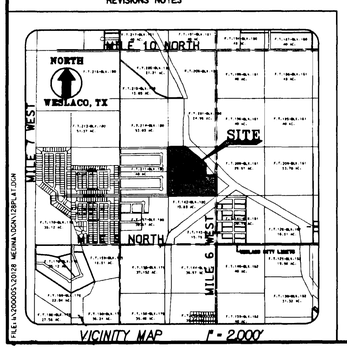


INDEX TO SHEETS OF QUAIL HOLLOW NORTH SUBDIVISION

SHEET 1:
HEADING INDEX: LOCATION MAP AND ETJ, PRINCIPAL CONTACTS, MAP, LOTS, STREETS AND EASEMENT LAYOUTS, METES AND BOUNDS, SURVEYORS CERTIFICATION, PLAT NOTES AND RESTRICTIONS, OWNERS DEDICATION, CERTIFICATION, ATTESTATION, CITY APPROVAL'S CERTIFICATE, COUNTY CLERK'S RECORDING CERTIFICATE, REVISIONS NOTES

SHEET 2:
ENGINEERING REPORT, INCLUDING DESCRIPTION OF WATER AND WASTERWATER AND ENGINEERS CERTIFICATION (ENGLISH & SPANISH), DRAINAGE REPORT INCLUDING DESCRIPTION OF DRAINAGE, MAP OF TOPOGRAPHY AND DRAINAGE, AND ENGINEERING CERTIFICATION, REVISION NOTES

SHEET 3:
TOP OF CURB ELEVATION, INCLUDING ROAD SECTION DETAIL, CURB AND GUTTER DETAIL AND VALLEY GUTTER DETAIL, TRANSLATED PLAT NOTES AND RESTRICTIONS, REVISIONS NOTES



VICINITY MAP 1" = 2000'

LINE DATA

LINE	BEARING	LENGTH
L1	N45°00'00"E	21.21'
L2	S45°00'00"E	21.21'
L3	N45°00'00"W	21.21'
L4	S45°00'00"W	21.21'

CURVE TABLE

CURVE	Δ DELTA	RADIUS	LENGTH
1	73°36'12"	50.00'	64.23'
2	50°51'57"	50.00'	44.39'
3	51°03'41"	50.00'	44.56'
4	63°34'39"	50.00'	55.48'
5	40°23'35"	50.00'	35.25'
6	49°16'41"	50.00'	43.00'
7	56°45'05"	50.00'	49.53'
8	04°51'25"	250.00'	21.19'
9	16°19'21"	250.00'	71.22'
10	14°29'32"	250.00'	63.23'
11	14°25'19"	250.00'	62.93'
12	14°19'04"	250.00'	62.47'
13	14°29'27"	250.00'	63.23'
14	11°05'51"	250.00'	48.42'
15	11°51'53"	200.00'	41.42'
16	50°19'02"	200.00'	175.64'
17	27°20'26"	200.00'	95.44'

NORTH

SCALE-1"= 100'

0 25 50 75 100 150 200 300

SCALE IN FEET

LEGEND

½" SIR W/CAP	½-INCH SET IRON ROD WITH CAP STAMPED 'HALFF ASSOC. INC.'
½" FIR	½-INCH FOUND IRON ROD
U.E.	UTILITY EASEMENT
CPS	COTTON PICKER SPINDLE
(C.M.)	CONTROL MONUMENT
M.B.S.B.L.	MINIMUM BUILDING SET BACK LINE

STATE OF TEXAS:
COUNTY OF HIDALGO:

CERTIFICATE OF PLAT APPROVAL UNDER LOCAL GOVERNMENT CODE 232.028(A)

WE THE UNDERSIGNED CERTIFY THAT THIS PLAT OF THE QUAIL HOLLOW NORTH SUBDIVISION WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY COMMISSIONERS COURT ON _____. 2003.

HIDALGO COUNTY JUDGE — DATE

HIDALGO COUNTY CLERK — DATE

LOCATION OF SUBDIVISION WITH RESPECT TO THE ETJ JURISDICTION OF A MUNICIPALITY

QUAIL HOLLOW NORTH SUBDIVISION IS LOCATED IN NORTHEASTERN HIDALGO COUNTY APPROXIMATELY 1320' NORTH OF THE INTERSECTION OF MILE 6 NORTH AND MILE 9 WEST. THE NEARBY MUNICIPALITY IS THE CITY OF WESLACO, TEXAS. ACCORDING TO THE OFFICIAL MAP IN THE OFFICE OF THE SECRETARY OF THE CITY OF WESLACO, (POPULATION 39,363), QUAIL HOLLOW NORTH LIES APPROXIMATELY ONE QUARTER OF A MILE NORTH FROM THE CITY LIMITS AND IS WITHIN THE CITY'S URBAN EXTRA-TERRITORIAL JURISDICTION UNDER LOCAL GOVERNMENT CODE 212.001 AND LIES WITHIN PRECINCT 1.

LEGAL DESCRIPTION

BEING A 29.93 ACRE TRACT OF LAND SITUATED IN THE LLANO GRANDE LAND GRANT, AND BEING A PART OF FARM TRACT 210, BLOCK 180, WEST AND ADAMS SUBDIVISION, AS RECORDED IN VOLUME 2, PAGE 34-37, MAP RECORDS, HIDALGO COUNTY, TEXAS, (M.R.H.C.T.), SAID TRACT ALSO BEING A PART, OR ALL OF THE TRACTS OF LAND DESCRIBED IN THE DEED TO MEDELFISH, LTD., AS RECORDED IN THE OFFICE OF THE COUNTY CLERK UNDER DOCUMENT NO. 998369, DEED RECORDS, HIDALGO COUNTY, TEXAS, (D.R.H.C.T.), SAID TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT COTTON PICKER SPINDLE FOUND AT THE SOUTHEAST CORNER OF SAID FARM TRACT 210, SAID CORNER BEING IN MILE 6 WEST ROAD (90 FOOT WIDE RIGHT-OF-WAY);

THENCE DUE WEST, ALONG THE SOUTH LINE OF SAID FARM TRACT 210, A DISTANCE OF 60.00 FEET TO A ½-INCH SET IRON ROD WITH A PLASTIC CAP STAMPED 'HALFF ASSOC. INC' HEREINAFTER REFERRED TO AS "WITH CAP" FOR THE POINT OF BEGINNING AT THE SOUTHEAST EXTERIOR CORNER OF THE HEREIN DESCRIBED TRACT OF LAND, SAID POINT BEING ON THE WEST RIGHT-OF-WAY LINE OF SAID MILE 6 WEST ROAD AS EVIDENCED BY THE RIGHT-OF-WAY EASEMENT TO HIDALGO COUNTY, RECORDED IN VOLUME 1147, PAGE 33, D.R.H.C.T.;

THENCE DUE WEST, ALONG THE SOUTH LINE OF SAID FARM TRACT 210, A DISTANCE OF 1,260.00 FEET TO A ½-INCH SET IRON ROD WITH CAP AT THE SOUTHWEST EXTERIOR CORNER OF SAID FARM TRACT 210, SAID POINT ALSO BEING THE SOUTHEAST CORNER OF AMENDED BARBOSA-LOPEZ SUBDIVISION, UNIT NO. 1, AS RECORDED IN VOLUME 21, PAGE 165, M.R.H.C.T.;

THENCE DUE NORTH, ALONG THE WEST LINE OF SAID FARM TRACT 210, A DISTANCE OF 1,320.00 FEET TO A ½-INCH FOUND IRON ROD AT THE NORTHWEST EXTERIOR CORNER OF SAID FARM TRACT 210, SAID POINT ALSO BEING THE NORTHEAST CORNER OF BARBOSA-LOPEZ SUBDIVISION, UNIT NO. 2 AS RECORDED IN VOLUME, 21, PAGE, 165 M.R.H.C.T.;

THENCE DUE EAST, ALONG THE NORTH LINE OF SAID FARM TRACT 210, A DISTANCE OF 480.00 FEET TO A ½-INCH FOUND IRON ROD FOR AN EXTERIOR CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE SOUTH 50 DEGREES 24 MINUTES 00 SECONDS EAST, A DISTANCE OF 597.00 FEET TO A ½-INCH FOUND IRON ROD FOR AN EXTERIOR CORNER OF THE HEREIN DESCRIBED TRACT, SAID POINT BEING ON THE WEST LINE OF A 100 FOOT WIDE BLANKET EASEMENT TO CENTRAL POWER AND LIGHT COMPANY, AS RECORDED IN VOLUME 620, PAGE 11, D.R.H.C.T.;

THENCE DUE SOUTH, PARALLEL TO THE EAST LINE OF SAID FARM TRACT 210, AND ALONG SAID WEST LINE, A DISTANCE OF 469.33 FEET TO A ½-INCH FOUND IRON ROD FOR AN INTERIOR CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE DUE EAST, DEPARTING SAID WEST LINE AND PARALLEL TO THE SOUTH LINE OF SAID FARM TRACT 210, A DISTANCE OF 320.00 FEET TO A ½-INCH SET IRON ROD WITH CAP FOR AN EXTERIOR CORNER OF THE HEREIN DESCRIBED TRACT ON THE WEST RIGHT-OF-WAY LINE OF SAID MILE 6 WEST ROAD;

THENCE DUE SOUTH, PARALLEL TO THE EAST LINE OF SAID FARM TRACT 210, AND ALONG SAID WEST RIGHT-OF-WAY LINE, A DISTANCE OF 470.12 FEET TO THE POINT OF BEGINNING AND CONTAINING 1,303,713 SQUARE FEET OR 29.93 ACRES OF LAND, MORE OR LESS.

PLAT NOTES & RESTRICTIONS

1. BY GRAPHICAL PLOTTING, THE PARCEL DESCRIBED HEREON LIES WITHIN ZONE "X" AS DELINEATED ON THE HIDALGO COUNTY, TEXAS FLOOD INSURANCE RATE MAP, PANEL NUMBER 480334 0450 C, DATED JUN. 6, 2000, AS PUBLISHED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, ZONE 'X' IS DEFINED AS 'AREAS OUTSIDE THE 500-YEAR FLOOD PLAIN.'
2. MINIMUM FINISH FLOOR ELEVATION: 79.0 FEET ABOVE MEAN SEA LEVEL, BASED ON NAVD 29, OR 18" ABOVE BACK OF CURB, WHICHEVER IS GREATER.
3. MINIMUM BUILDING SETBACK LINES (M.B.S.B.L.) SHALL BE:
   FRONT 25' GARAGE 25' LOTS 1-4 - FRONT: 75.0'
   SIDES (INTERIOR) 6' CORNERS 10' LOTS 1-4 - REAR: 100.0'
   REAR 10'
   CUL-DE-SAC 20' GARAGE 20' (CUL-DE-SAC LOTS) OR EASEMENT WHICHEVER IS GREATER.
4. STORM WATER DETENTION REQUIRED FOR THIS DEVELOPMENT SHALL BE 3.35 AC-FT AND SHALL BE DETAINED WITHIN THE EXISTING DRAINAGE EASEMENTS.
5. BENCHMARK INFORMATION: RIM OF EXISTING MANHOLE LOCATED AT THE INTERSECTION OF MILE 9 NORTH AND MILE 6 WEST ON THE WEST R.O.W LINE OF MILE 6 WEST. ELEV=79.20 FEET ABOVE MEAN SEA LEVEL, BASED ON NAVD 29.
6. BASIS OF BEARING BEING THE NORTH LINE OF FARM TRACT 210 AS SHOWN ON PLAT RECORDED IN VOLUME 2, PAGES 34 - 37, M.R.H.C.T.
7. LOTS 5,9,10,14,15,47,48,56,64,65,73,74, AND 82, TO HAVE A 15' CORNER CLIP AS SHOWN HEREON.
8. NO PERMANENT STRUCTURES ARE TO BE BUILT OVER ANY EASEMENT.
9. NO MORE THAN ONE-SINGLE FAMILY DETACHED DWELLING SHALL BE LOCATED ON EACH LOT. NO OTHER USE SHALL BE ALLOWED UNLESS IT IS SPECIFICALLY STATED ON PLAT. • (SEE ADDITIONAL NOTES BELOW)
10. LOTS 1-4 TO BE FOR COMMERCIAL USE ONLY.
11. LOTS 18-47 SHALL BE REQUIRED TO PROVIDE A 6 FOOT HIGH FENCE BUFFER AT THE REAR PROPERTY LINE.
12. AN 8' HIGH FENCE BUFFER REQUIRED FOR COMMERCIAL LOTS ABUTTING RESIDENTIAL LOTS.
13. ALL STREET LIGHTS AND TRAFFIC CONTROL SIGNS TO BE PAID FOR AND INSTALLED BY THE DEVELOPER BEFORE ANY BUILDING PERMITS CAN BE ISSUED.
14. LOTS 37,38,39, AND 40 MAY NOT BUILD A FENCE OR ANY OTHER STRUCTURE WITHIN THE 15 FOOT EASEMENT DEDICATED TO HCDD #1.
15. LANDSCAPE EASEMENT TO BE MAINTAINED BY THE SUBDIVISION HOMEOWNER'S ASSOCIATION.

(CONTINUED)

9. (CONTINUED) ANY OTHER USE SHALL REQUIRE PLANNING DEPARTMENT, HEALTH DEPARTMENT AND FIRE MARSHALL APPROVAL. APPLICATIONS FOR CONSTRUCTION ARE REQUIRED PRIOR TO OCCUPYING THE LOT.
16. NO FILL OR PERMANENT STRUCTURES SHALL BE ALLOWED WITHIN ANY SWALES OR UTILITY EASEMENTS. EACH DRAINAGE SWALE EASEMENT SHALL BE KEPT CLEAR OF FENCES, BUILDINGS, PLANTINGS, AND OTHER OBSTRUCTIONS THAT WOULD INTERFERE WITH THE OPERATION AND MAINTENANCE OF THE DRAINAGE SWALE EASEMENT.
17. EACH PURCHASED CONTRACT MADE BETWEEN A SUBDIVIDER AND PURCHASER OF A LOT IN THIS SUBDIVISION SHALL CONTAIN A STATEMENT DESCRIBING HOW AND WHEN WATER, SEWER, ELECTRICITY, AND GAS SERVICES WILL BE MADE AVAILABLE TO THE SUBDIVISION.
18. AN OFF-STREET PARKING LOT SITEPLAN SHALL BE REQUIRED ON COMMERCIAL, INDUSTRIAL, AND MULTIFAMILY USE AT THE TIME OF APPLICATION FOR CONSTRUCTION.

NORTH ALAMO WATER SUPPLY RIGHT OF WAY EASEMENT

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED, OWNERS OF THE PROPERTY SHOWN ON THIS PLAT, THEIR SUCCESSORS, ASSIGNS, AND TRANSFEREES (HEREINAFTER CALLED 'GRANTOR', WHETHER ONE OR MORE PERSONS ARE NAMED), IN CONSIDERATION OF ONE DOLLAR ($1.00) AND OTHER GOOD AND VALUABLE CONSIDERATION PAID BY NORTH ALAMO WATER SUPPLY CORPORATION, (HEREINAFTER CALLED 'GRANTEE'), THE RECEIPT AND SUFFICIENCY OF WHICH IS HEREBY ACKNOWLEDGED, DOES HEREBY GRANT, BARGAIN, SELL, TRANSFER, AND CONVEY TO SAID GRANTEE, ITS SUCCESSORS, AND ASSIGNS, AN EXCLUSIVE PERPETUAL EASEMENT WITH THE RIGHT TO ERECT, CONSTRUCT, INSTALL AND LAY AND THEREAFTER USE, OPERATE, INSPECT, REPAIR, MAINTAIN, REPLACE, AND REMOVE WATER DISTRIBUTION LINES AND APPURTENANCES OVER AND ACROSS THE LANDS SHOWN ON THIS PLAT, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS OVER GRANTOR'S ADJACENT LANDS FOR THE PURPOSE FOR WHICH THE ABOVE-MENTIONED RIGHTS ARE GRANTED. THE EASEMENT HEREBY GRANTED SHALL NOT EXCEED 15' IN WIDTH, AND THE GRANTEE IS HEREBY AUTHORIZED TO DESIGNATE THE COURSE OF THE EASEMENT HEREIN CONVEYED EXCEPT THAT WHEN THE PIPELINE(S) IS INSTALLED, THE EASEMENT HEREIN GRANTED SHALL BE LIMITED TO A STRIP OF LAND 15' IN WIDTH, THE CENTERLINE THEREOF BEING THE PIPELINE AS INSTALLED.

IN THE EVENT THE EASEMENT HEREBY GRANTED ABUTS ON TO A PUBLIC ROAD AND THE CITY, COUNTRY OR STATE HEREAFTER WIDENS OR RELOCATES THE PUBLIC ROAD SO AS TO REQUIRED THE RELOCATION OF THIS WATERLINE AS INSTALLED, GRANTOR FURTHER GRANTS TO GRANTEE AN ADDITIONAL EASEMENT OVER AND ACROSS THE LAND SHOWN ON THIS PLAT FOR THE PURPOSES OF LATERALLY RELOCATING SAID WATER LINE AS MAY BE NECESSARY TO AVOID THE ROAD IMPROVEMENTS, WHICH EASEMENT HEREBY GRANTED SHALL BE LIMITED TO A STRIP OF LAND 15' IN WIDTH, THE CENTERLINE THEREOF BEING THE PIPELINE AS RELOCATED.

THE CONSIDERATION RECITED HEREIN SHALL CONSTITUTE PAYMENT IN FULL FOR ALL DAMAGES SUSTAINED BY GRANTOR BY REASON OF THE INSTALLATION, MAINTENANCE, REPAIR, REPLACEMENT, AND RELOCATION OF THE STRUCTURES REFERRED TO HEREIN. THIS AGREEMENT TOGETHER WITH OTHER PROVISIONS OF THIS GRANT SHALL CONSTITUTE AN EASEMENT FOR THE BENEFIT OF THE GRANTEE, ITS SUCCESSORS, AND ASSIGNS. THE GRANTOR COVENANTS THAT IT IS THE OWNER OF THE ABOVE DESCRIBED LANDS AND THAT SAID LANDS ARE FREE AND CLEAR OF ALL ENCUMBRANCES AND LIENS EXCEPT THE FOLLOWING:

THE EASEMENT CONVEYED HEREIN WAS OBTAINED OR IMPROVED THROUGH FEDERAL FINANCIAL ASSISTANCE. THIS EASEMENT IS SUBJECT TO THE PROVISIONS OF TITLE VI OF THE CIVIL RIGHTS ACT OF 1964 AND THE REGULATIONS ISSUED PURSUANT THERETO FOR SO LONG AS THE EASEMENT CONTINUES TO BE USED FOR THE SAME OR SIMILAR PURPOSE FOR WHICH FINANCIAL ASSISTANCE WAS EXTENDED OR FOR SO LONG AS THE GRANTEE OWNS IT, WHICHEVER IS LONGER.

IN WITNESS WHEREOF, THE SAID GRANTOR HAS EXECUTED THIS INSTRUMENT THE _____ DAY OF _____. 2003

(GRANTOR'S SIGNATURE)

STATE OF TEXAS:
COUNTY OF HIDALGO:

WE, THE UNDERSIGNED, OWNERS OF THE LAND SHOWN ON THIS PLAT AND DESIGNATED HEREIN AS QUAIL HOLLOW NORTH DO HEREBY GRANT THE EASEMENTS AS SHOWN TO THE CITY OF WESLACO, COUNTY OF HIDALGO, AND THOSE WHO MAY NOW OR HEREAFTER HOLD FRANCHISE UNDER SAID CITY AND OR COUNTY THE USE OF STREETS AND EASEMENTS SHOWN THEREON. SURFACE USE OF THE STREETS AND EASEMENTS ARE RESTRICTED TO THE EMPLOYEES OR AGENTS OF SAID CITY OR COUNTY, EMPLOYEES OF THE UTILITIES OPERATING UNDER FRANCHISE OF SAID CITY OR COUNTY, AND RESIDENTS OF THE SUBDIVISION AND THEIR GUESTS. ALL STREETS / NO SIDEWALKS IN THIS SUBDIVISION SHALL BE PRIVATELY OWNED AND AS A GATED COMMUNITY SHALL BE MAINTAINED BY THE QUAIL HOLLOW NORTH LOT OWNERS ASSOCIATION.

JUAN M. MEDINA
617-B S TEXAS BOULEVARD
WESLACO, TEXAS 78596

STATE OF TEXAS:
COUNTY OF HIDALGO:

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPREARED JUAN M. MEDINA, 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 STATED. GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS 24th DAY OF June, 2003.

NOTARY PUBLIC

I, THE UNDERSIGNED, CHAIRMAN OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF WESLACO, DO HEREBY CERTIFY THAT THIS SUBDIVISION PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION REGULATIONS OF THIS CITY, WHEREIN MY APPROVAL IS REQUIRED. GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS THE 2nd DAY OF July, 2003.

CHAIRMAN, PLANNING COMMISSION

I, THE UNDERSIGNED, MAYOR OF THE CITY OF WESLACO, DO HEREBY CERTIFY THAT THIS SUBDIVISION PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISIONS REGULATIONS OF THIS CITY, WHEREIN MY APPROVAL IS REQUIRED. GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS THE 2nd DAY OF June, 2003.

ATTESTED: SECRETARY, CITY OF WESLACO

MAYOR, CITY OF WESLACO

HIDALGO COUNTY DRAINAGE DISTRICT NO. 1, HEREBY CERTIFIES THAT THE DRAINAGE PLANS FOR THIS SUBDIVISION COMPLY WITH THE MINIMUM STANDARDS OF THE DISTRICT ADOPTED UNDER TEXAS WATER CODE 49.211(C). THE DISTRICT HAS NOT REVIEWED AND DOES NOT CERTIFY THAT THE DRAINAGE STRUCTURES DESCRIBED ARE APPROPRIATE FOR THE SPECIFIC SUBDIVISION, BASED ON GENERALLY ACCEPTED ENGINEERING CRITERIA. IT IS THE RESPONSIBILITY OF THE DEVELOPER OF THE SUBDIVISION AND ITS ENGINEER TO MAKE THOSE DETERMINATIONS.

BY, HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 — DATE

THIS PLAT APPROVED BY HIDALGO AND CAMERON COUNTIES WATER CONTROL AND IMPROVEMENT DISTRICT No. NINE (9) ON THIS THE 29 DAY OF May, 2003. NO IMPROVEMENTS OF ANY KIND SHALL BE PLACED ON H.C.I.D NO. 9 RIGHTS-OF-WAYS OR EASEMENTS WITHOUT THE EXPRESSED WRITTEN PERMISSION OF THE GENERAL MANAGER.

GENERAL MANAGER

STATE OF TEXAS:
COUNTY OF HIDALGO:

I, SHAWN ROCKENBAUGH, A REGISTERED PROFESSIONAL ENGINEER IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN TO THIS PLAT.

SHAWN ROCKENBAUGH
85566
LICENSED PROFESSIONAL ENGINEER
10/17/2002

SHAWN ROCKENBAUGH
REGISTERED PROFESSIONAL ENGINEER
P.E. REGISTRATION No. 85566

STATE OF TEXAS:
COUNTY OF HIDALGO:

I, STEVEN G. YOUNG, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THIS PLAT WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY, MADE UNDER MY SUPERVISION, ON THE GROUND.

STEVEN G. YOUNG
5503
REGISTERED PROFESSIONAL LAND SURVEYOR
10/17/2002

STEVEN G. YOUNG
REGISTERED PROFESSIONAL LAND SURVEYOR
STATE OF TEXAS No. 5503

FILED FOR RECORD IN: HIDALGO COUNTY
BY: EDDY TREVINO
COUNTY CLERK
ON: 12/5/2003 AT 2:51 PM
AS A RECORDING NUMBER 1556878
BY: Deputy

Recorded in Volume 49 Page 99 of the Official Records of Hidalgo County, Texas

PRINCIPAL CONTACTS:

OWNER:	ENGINEER:	SURVEYOR:
JUAN M. MEDINA	HALFF ASSOCIATES, INC.	HALFF ASSOCIATES, INC.
617-B S. TEXAS BLVD.	4600 W. MILITARY HWY #700	4600 W. MILITARY HWY #700
WESLACO, TX 78596	McALLEN, TX 78503	McALLEN, TX 78503
(956) 968-8900	(956) 664-0286	(956) 664-0286

PLAT OF QUAIL HOLLOW NORTH

WESLACO, TEXAS

BEING A 29.93 AC. TRACT OF LAND OUT OF FARM TRACT 210, BLOCK 180 WEST AND ADAMS TRACT SUBDIVISION LLANO GRANDE LAND GRANT VOL. 2, PG. 34-37, M.R.H.C.T.

DATE OF PREPARATION: AUGUST, 2002

HALFF ASSOCIATES
ENGINEERS • SCIENTISTS • SURVEYORS • PLANNERS
4600 W. MILITARY, SUITE 700 • MCALLEN TX. • 78503 • (956)664-0286

AVO - 20128 SHEET 1 OF 3

P:\LEA\20000\20128 MEDINA\SDN\SEPIA\PLAT.DGN

Form ROW-U-1A
Rev. 3/2004
Replaces Form D-15-U1
GSD-EPC

AFFIDAVIT

(for North Alamo Water Supply Corporation—Parcel 19)

U-No.15218

THE STATE OF TEXAS	§	District: Pharr
	§	County: Hidalgo
COUNTY OF HIDALGO	§	Federal Project No.:
		ROW CSJ No.: 0921-02-356
		Highway No.:
		(To be filled in by State)

BEFORE ME, THE UNDERSIGNED AUTHORITY, on this day personally appeared Steven P. Sanchez, General Manager of the North Alamo Water Supply Corporation, **("Utility")** who after being by me duly sworn upon his/her oath deposes and says as follows:

"I, Steven P. Sanchez am over the age of 18 years and am fully competent to testify to the matters set forth in this Affidavit. I have personal knowledge of all facts and swear that such facts are true and correct.

1. Whereas North Alamo Water Supply Corporation has a water utility easement adjacent to Mile 6 West Road and which instrument is recorded in the Court House of the Hidalgo County Texas Map Records with designation: Volume 49, Pages 99-101;

2. Whereas the roadway improvements proposed by ROW CSJ No. 0921-02-356 will conflict with existing water utilities owned by North Alamo Water Supply Corporation and located within the above referenced easement.

Further affiant sayeth not."

Steve P. Sanchez, General Manager

North Alamo Water Supply Corporation
Company

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1st 2019 by

Steve P. Sanchez , of North Alamo Water Supply Corporation , a non-profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: MARTHA R. MONTELONGO &
MACARIO MONTELONGO

FIELD NOTES FOR PARCEL – 19

Being a 1,482 square feet of land, more or less, out of Lot 1, Quail Hollow North Subdivision, and addition to the City of Weslaco, Hidalgo County, Texas according to the map thereof recorded in Volume 49, Pages 99 thru 101, Map Records, Hidalgo County, Texas. Said Lot 1 is vested to Martha Montelongo & Macario Montelongo by virtue of Warranty Deed with vendor's lien dated October 24, 2007, recorded in Document No. 1821377, Official Records, Hidalgo County, Texas. Said 1,482 square feet of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southwest corner of Farm Tract 143, Block 180, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Vol.2 Pg. 34 thru 37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,904.4905 and Y=16,593,267.7769. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 1691.41' feet, along the east property line of Farm Tract 143, Farm Tract 142 and Farm Tract 210 to a point;

THENCE, S 88° 47' 21" W, for a distance of 60.00' feet, to an existing rebar set for the southeast corner of Lot 1 and **The Point Of Beginning** herein described;

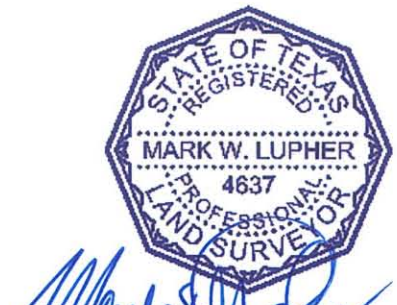
THENCE, S 88° 47' 21" W, for a distance of 15.00' feet, to a No. 4 with plastic cap set for the southwest of said tract herein described;

THENCE, N 1° 12' 39" W, for a distance of 98.78' along the proposed right of way of Mile 6 West to a No. 4 with plastic cap set for the northwest corner of said tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 15.00' feet along the north property line of Lot 1 to an existing rebar found for the northeast corner of said tract herein described;

THENCE, S 1° 12' 39" E, for a distance of 98.78' feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 1,482 square feet of land, of **PROPOSED NET TAKING** of land, more or less.

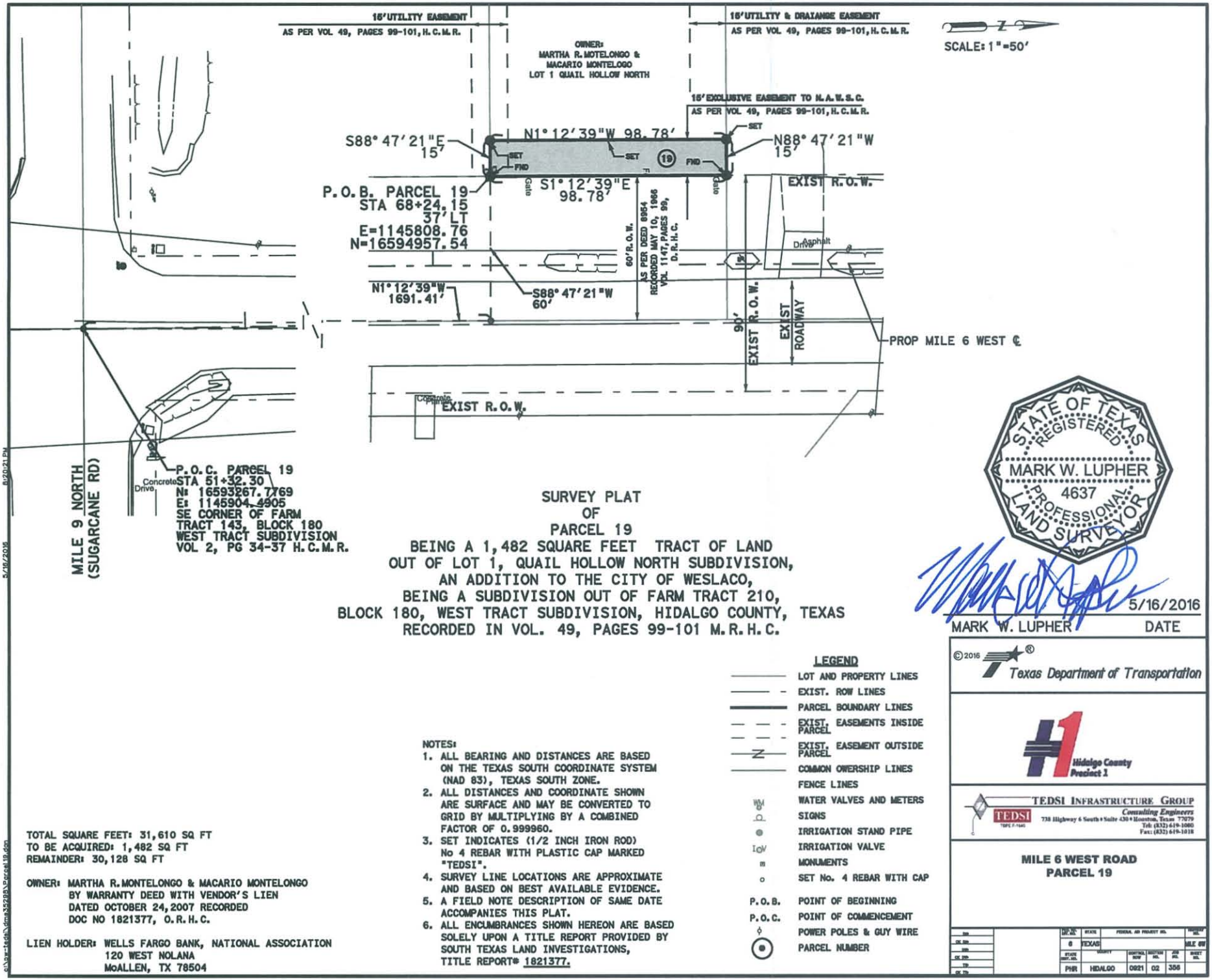
A plat of same date accompanies this Field Note Description



5-18-2016

MARK W. LUPHER DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



SURVEY PLAT
OF
PARCEL 19

BEING A 1,482 SQUARE FEET TRACT OF LAND
OUT OF LOT 1, QUAIL HOLLOW NORTH SUBDIVISION,
AN ADDITION TO THE CITY OF WESLACO,
BEING A SUBDIVISION OUT OF FARM TRACT 210,
BLOCK 180, WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS
RECORDED IN VOL. 49, PAGES 99-101 M.R.H.C.

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

MARK W. LUPHER — 5/16/2016 DATE

TOTAL SQUARE FEET: 31,610 SQ FT
TO BE ACQUIRED: 1,482 SQ FT
REMAINDER: 30,128 SQ FT

OWNER: MARTHA R. MONTELONGO & MACARIO MONTELONGO
BY WARRANTY DEED WITH VENDOR'S LIEN
DATED OCTOBER 24, 2007 RECORDED
DOC NO 1821377, O.R.H.C.

LIEN HOLDER: WELLS FARGO BANK, NATIONAL ASSOCIATION
120 WEST NOLANA
McALLEN, TX 78504

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 1821377.

LEGEND
- LOT AND PROPERTY LINES
- EXIST. ROW LINES
- PARCEL BOUNDARY LINES
- EXIST. EASEMENTS INSIDE PARCEL
- EXIST. EASEMENT OUTSIDE PARCEL
- COMMON OWERSHIP LINES
- FENCE LINES
- WATER VALVES AND METERS
- SIGNS
- IRRIGATION STAND PIPE
- IRRIGATION VALVE
- MONUMENTS
- SET No. 4 REBAR WITH CAP
- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- POWER POLES & GUY WIRE
- PARCEL NUMBER

©2016 Texas Department of Transportation

Hidalgo County Project 1

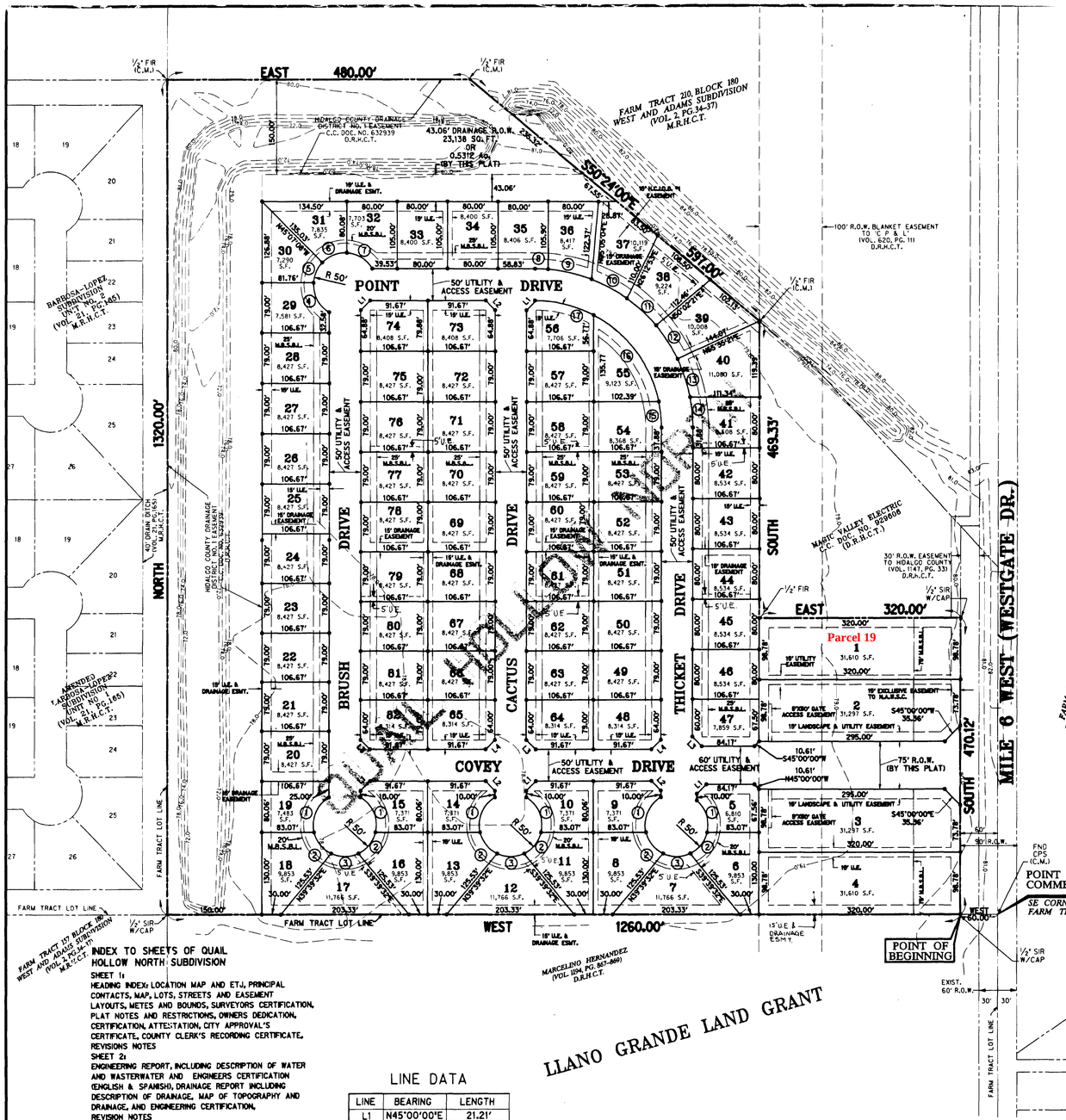
TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
TBPE F-1046
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018

MILE 6 WEST ROAD
PARCEL 19

STATE	FEDERAL AID PROJECT NO.	SHEET NO.
TEXAS		MILE 6W

STATE DIST. NO.	COUNTY	CONTROL SECT	SUBSECT NO.	JOB NO.	SHEET NO.
PHR	HIDALGO	0921	02	356	

5/16/2016



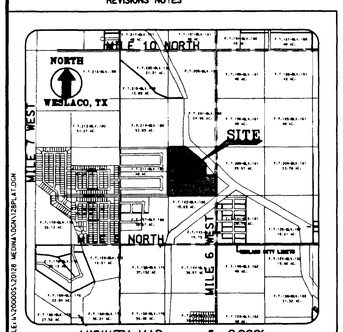
LLANO GRANDE LAND GRANT

INDEX TO SHEETS OF QUAIL HOLLOW NORTH SUBDIVISION

SHEET 1:
HEADING INDEX: LOCATION MAP AND ETJ, PRINCIPAL CONTACTS, MAP, LOTS, STREETS AND EASEMENT LAYOUTS, METES AND BOUNDS, SURVEYORS CERTIFICATION, PLAT NOTES AND RESTRICTIONS, OWNERS DEDICATION, CERTIFICATION, ATTESTATION, CITY APPROVAL'S CERTIFICATE, COUNTY CLERK'S RECORDING CERTIFICATE, REVISIONS NOTES

SHEET 2:
ENGINEERING REPORT, INCLUDING DESCRIPTION OF WATER AND WASTERWATER AND ENGINEERS CERTIFICATION (ENGLISH & SPANISH), DRAINAGE REPORT INCLUDING DESCRIPTION OF DRAINAGE, MAP OF TOPOGRAPHY AND DRAINAGE, AND ENGINEERING CERTIFICATION, REVISION NOTES

SHEET 3:
TOP OF CURB ELEVATION, INCLUDING ROAD SECTION DETAIL, CURB AND GUTTER DETAIL AND VALLEY GUTTER DETAIL, TRANSLATED PLAT NOTES AND RESTRICTIONS, REVISIONS NOTES



VICINITY MAP 1" = 2000'

LINE DATA

LINE	BEARING	LENGTH
L1	N45°00'00"E	21.21'
L2	S45°00'00"E	21.21'
L3	N45°00'00"W	21.21'
L4	S45°00'00"W	21.21'

CURVE TABLE

CURVE	Δ DELTA	RADIUS	LENGTH
1	73°36'12"	50.00'	64.23'
2	50°51'57"	50.00'	44.39'
3	51°03'41"	50.00'	44.56'
4	63°34'39"	50.00'	55.48'
5	40°23'35"	50.00'	35.25'
6	49°16'41"	50.00'	43.00'
7	56°45'05"	50.00'	49.53'
8	04°51'25"	250.00'	21.19'
9	16°19'21"	250.00'	71.22'
10	14°29'32"	250.00'	63.23'
11	14°25'19"	250.00'	62.93'
12	14°19'04"	250.00'	62.47'
13	14°29'27"	250.00'	63.23'
14	11°05'51"	250.00'	48.42'
15	11°51'53"	200.00'	41.42'
16	50°19'02"	200.00'	175.64'
17	27°20'26"	200.00'	95.44'

NORTH

SCALE-1"= 100'

0 25 50 75 100 150 200 300

SCALE IN FEET

LEGEND

1/2" SIR W/CAP	1/2-INCH SET IRON ROD WITH CAP STAMPED 'HALFF ASSOC. INC.'
1/2" FIR	1/2-INCH FOUND IRON ROD
U.E.	UTILITY EASEMENT
CPS	COTTON PICKER SPINDLE
(C.M.)	CONTROL MONUMENT
M.B.S.B.L.	MINIMUM BUILDING SET BACK LINE

STATE OF TEXAS: COUNTY OF HIDALGO: CERTIFICATE OF PLAT APPROVAL UNDER LOCAL GOVERNMENT CODE 232.028(A)

WE THE UNDERSIGNED CERTIFY THAT THIS PLAT OF THE QUAIL HOLLOW NORTH SUBDIVISION WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY COMMISSIONERS COURT ON _____, 2003.

HIDALGO COUNTY JUDGE — DATE

HIDALGO COUNTY CLERK — DATE

LOCATION OF SUBDIVISION WITH RESPECT TO THE ETJ JURISDICTION OF A MUNICIPALITY

QUAIL HOLLOW NORTH SUBDIVISION IS LOCATED IN NORTHEASTERN HIDALGO COUNTY APPROXIMATELY 1320' NORTH OF THE INTERSECTION OF MILE 6 NORTH AND MILE 9 WEST. THE NEARBY MUNICIPALITY IS THE CITY OF WESLACO, TEXAS. ACCORDING TO THE OFFICIAL MAP IN THE OFFICE OF THE SECRETARY OF THE CITY OF WESLACO, (POPULATION 39,363), QUAIL HOLLOW NORTH LIES APPROXIMATELY ONE QUARTER OF A MILE NORTH FROM THE CITY LIMITS AND IS WITHIN THE CITY'S URBAN EXTRA-TERRITORIAL JURISDICTION UNDER LOCAL GOVERNMENT CODE 212.001 AND LIES WITHIN PRECINCT 1.

LEGAL DESCRIPTION

BEING A 29.93 ACRE TRACT OF LAND SITUATED IN THE LLANO GRANDE LAND GRANT, AND BEING A PART OF FARM TRACT 210, BLOCK 180, WEST AND ADAMS SUBDIVISION, AS RECORDED IN VOLUME 2, PAGE 34-37, MAP RECORDS, HIDALGO COUNTY, TEXAS, (M.R.H.C.T.), SAID TRACT ALSO BEING A PART, OR ALL OF THE TRACTS OF LAND DESCRIBED IN THE DEED TO MEDELFISH, LTD., AS RECORDED IN THE OFFICE OF THE COUNTY CLERK UNDER DOCUMENT NO. 998369, DEED RECORDS, HIDALGO COUNTY, TEXAS, (D.R.H.C.T.), SAID TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT COTTON PICKER SPINDLE FOUND AT THE SOUTHEAST CORNER OF SAID FARM TRACT 210, SAID CORNER BEING IN MILE 6 WEST ROAD (90 FOOT WIDE RIGHT-OF-WAY);

THENCE DUE WEST, ALONG THE SOUTH LINE OF SAID FARM TRACT 210, A DISTANCE OF 60.00 FEET TO A 1/2-INCH SET IRON ROD WITH A PLASTIC CAP STAMPED 'HALFF ASSOC. INC' HEREINAFTER REFERRED TO AS "WITH CAP") FOR THE POINT OF BEGINNING AT THE SOUTHEAST EXTERIOR CORNER OF THE HEREIN DESCRIBED TRACT OF LAND, SAID POINT BEING ON THE WEST RIGHT-OF-WAY LINE OF SAID MILE 6 WEST ROAD AS EVIDENCED BY THE RIGHT-OF-WAY EASEMENT TO HIDALGO COUNTY, RECORDED IN VOLUME 1147, PAGE 33, D.R.H.C.T.;

THENCE DUE WEST, ALONG THE SOUTH LINE OF SAID FARM TRACT 210, A DISTANCE OF 1,260.00 FEET TO A 1/2-INCH SET IRON ROD WITH CAP AT THE SOUTHWEST EXTERIOR CORNER OF SAID FARM TRACT 210, SAID POINT ALSO BEING THE SOUTHEAST CORNER OF AMENDED BARBOSA-LOPEZ SUBDIVISION, UNIT NO. 1, AS RECORDED IN VOLUME 21, PAGE 165, M.R.H.C.T.;

THENCE DUE NORTH, ALONG THE WEST LINE OF SAID FARM TRACT 210, A DISTANCE OF 1,320.00 FEET TO A 1/2-INCH FOUND IRON ROD AT THE NORTHWEST EXTERIOR CORNER OF SAID FARM TRACT 210, SAID POINT ALSO BEING THE NORTHEAST CORNER OF BARBOSA-LOPEZ SUBDIVISION, UNIT NO. 2 AS RECORDED IN VOLUME, 21, PAGE, 165 M.R.H.C.T.;

THENCE DUE EAST, ALONG THE NORTH LINE OF SAID FARM TRACT 210, A DISTANCE OF 480.00 FEET TO A 1/2-INCH FOUND IRON ROD FOR AN EXTERIOR CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE SOUTH 50 DEGREES 24 MINUTES 00 SECONDS EAST, A DISTANCE OF 617.00 FEET TO A 1/2-INCH FOUND IRON ROD FOR AN EXTERIOR CORNER OF THE HEREIN DESCRIBED TRACT, SAID POINT BEING ON THE WEST LINE OF A 100 FOOT WIDE BLANKET EASEMENT TO CENTRAL POWER AND LIGHT COMPANY, AS RECORDED IN VOLUME 620, PAGE 11, D.R.H.C.T.;

THENCE DUE SOUTH, PARALLEL TO THE EAST LINE OF SAID FARM TRACT 210, AND ALONG SAID WEST LINE, A DISTANCE OF 469.33 FEET TO A 1/2-INCH FOUND IRON ROD FOR AN INTERIOR CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE DUE EAST, DEPARTING SAID WEST LINE AND PARALLEL TO THE SOUTH LINE OF SAID FARM TRACT 210, A DISTANCE OF 320.00 FEET TO A 1/2-INCH SET IRON ROD WITH CAP FOR AN EXTERIOR CORNER OF THE HEREIN DESCRIBED TRACT ON THE WEST RIGHT-OF-WAY LINE OF SAID MILE 6 WEST ROAD;

THENCE DUE SOUTH, PARALLEL TO THE EAST LINE OF SAID FARM TRACT 210, AND ALONG SAID WEST RIGHT-OF-WAY LINE, A DISTANCE OF 470.12 FEET TO THE POINT OF BEGINNING AND CONTAINING 1,303,713 SQUARE FEET OR 29.93 ACRES OF LAND, MORE OR LESS.

PLAT NOTES & RESTRICTIONS

1. BY GRAPHICAL PLOTTING, THE PARCEL DESCRIBED HEREON LIES WITHIN ZONE "X" AS DELINEATED ON THE HIDALGO COUNTY, TEXAS FLOOD INSURANCE RATE MAP, PANEL NUMBER 480334 0450 C, DATED JUN. 6, 2000, AS PUBLISHED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, ZONE 'X' IS DEFINED AS 'AREAS OUTSIDE THE 500-YEAR FLOOD PLAIN.'
2. MINIMUM FINISH FLOOR ELEVATION: 79.0 FEET ABOVE MEAN SEA LEVEL, BASED ON NAVD 29, OR 18' ABOVE BACK OF CURB, WHICHEVER IS GREATER.
3. MINIMUM BUILDING SETBACK LINES (M.B.S.B.L.) SHALL BE:
   FRONT 25' GARAGE 25' LOTS 1-4 - FRONT: 75.0'
   SIDES (INTERIOR) 6' CORNERS 10' LOTS 1-4 - REAR: 100.0'
   REAR 10'
   CUL-DE-SAC 20' GARAGE 20' (CUL-DE-SAC LOTS) OR EASEMENT WHICHEVER IS GREATER.
4. STORM WATER DETENTION REQUIRED FOR THIS DEVELOPMENT SHALL BE 3.35 AC-FT AND SHALL BE DETAINED WITHIN THE EXISTING DRAINAGE EASEMENTS.
5. BENCHMARK INFORMATION: RIM OF EXISTING MANHOLE LOCATED AT THE INTERSECTION OF MILE 9 NORTH AND MILE 6 WEST ON THE WEST R.O.W LINE OF MILE 6 WEST. ELEV=79.20 FEET ABOVE MEAN SEA LEVEL, BASED ON NAVD 29.
6. BASIS OF BEARING BEING THE NORTH LINE OF FARM TRACT 210 AS SHOWN ON PLAT RECORDED IN VOLUME 2, PAGES 34 - 37, M.R.H.C.T.
7. LOTS 5,9,10,14,15,47,48,56,64,65,73,74, AND 82, TO HAVE A 15' CORNER CLIP AS SHOWN HEREON.
8. NO PERMANENT STRUCTURES ARE TO BE BUILT OVER ANY EASEMENT.
9. NO MORE THAN ONE-SINGLE FAMILY DETACHED DWELLING SHALL BE LOCATED ON EACH LOT. NO OTHER USE SHALL BE ALLOWED UNLESS IT IS SPECIFICALLY STATED ON PLAT. • (SEE ADDITIONAL NOTES BELOW)
10. LOTS 1-4 TO BE FOR COMMERCIAL USE ONLY.
11. LOTS 18-47 SHALL BE REQUIRED TO PROVIDE A 6 FOOT HIGH FENCE BUFFER AT THE REAR PROPERTY LINE.
12. AN 8' HIGH FENCE BUFFER REQUIRED FOR COMMERCIAL LOTS ABUTTING RESIDENTIAL LOTS.
13. ALL STREET LIGHTS AND TRAFFIC CONTROL SIGNS TO BE PAID FOR AND INSTALLED BY THE DEVELOPER BEFORE ANY BUILDING PERMITS CAN BE ISSUED.
14. LOTS 37,38,39, AND 40 MAY NOT BUILD A FENCE OR ANY OTHER STRUCTURE WITHIN THE 15 FOOT EASEMENT DEDICATED TO HCDD #1.
15. LANDSCAPE EASEMENT TO BE MAINTAINED BY THE SUBDIVISION HOMEOWNER'S ASSOCIATION.
16. NO FILL OR PERMANENT STRUCTURES SHALL BE ALLOWED WITHIN ANY SWALES OR UTILITY EASEMENTS. EACH DRAINAGE SWALE EASEMENT SHALL BE KEPT CLEAR OF FENCES, BUILDINGS, PLANTINGS, AND OTHER OBSTRUCTIONS THAT WOULD INTERFERE WITH THE OPERATION AND MAINTENANCE OF THE DRAINAGE SWALE EASEMENT.
17. EACH PURCHASED CONTRACT MADE BETWEEN A SUBDIVIDER AND PURCHASER OF A LOT IN THIS SUBDIVISION SHALL CONTAIN A STATEMENT DESCRIBING HOW AND WHEN WATER, SEWER, ELECTRICITY, AND GAS SERVICES WILL BE MADE AVAILABLE TO THE SUBDIVISION.
18. AN OFF-STREET PARKING LOT SITEPLAN SHALL BE REQUIRED ON COMMERCIAL, INDUSTRIAL, AND MULTIFAMILY USE AT THE TIME OF APPLICATION FOR CONSTRUCTION.
9. (CONTINUED) ANY OTHER USE SHALL REQUIRE PLANNING DEPARTMENT, HEALTH DEPARTMENT AND FIRE MARSHALL APPROVAL. APPLICATIONS FOR CONSTRUCTION ARE REQUIRED PRIOR TO OCCUPYING THE LOT.

NORTH ALAMO WATER SUPPLY RIGHT OF WAY EASEMENT

KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED, OWNERS OF THE PROPERTY SHOWN ON THIS PLAT, THEIR SUCCESSORS, ASSIGNS, AND TRANSFEREES (HEREINAFTER CALLED 'GRANTOR', WHETHER ONE OR MORE PERSONS ARE NAMED), IN CONSIDERATION OF ONE DOLLAR ($1.00) AND OTHER GOOD AND VALUABLE CONSIDERATION PAID BY NORTH ALAMO WATER SUPPLY CORPORATION, (HEREINAFTER CALLED 'GRANTEE'), THE RECEIPT AND SUFFICIENCY OF WHICH IS HEREBY ACKNOWLEDGED, DOES HEREBY GRANT, BARGAIN, SELL, TRANSFER, AND CONVEY TO SAID GRANTEE, ITS SUCCESSORS, AND ASSIGNS, AN EXCLUSIVE PERPETUAL EASEMENT WITH THE RIGHT TO ERECT, CONSTRUCT, INSTALL AND LAY AND THEREAFTER USE, OPERATE, INSPECT, REPAIR, MAINTAIN, REPLACE, AND REMOVE WATER DISTRIBUTION LINES AND APPURTENANCES OVER AND ACROSS THE LANDS SHOWN ON THIS PLAT, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS OVER GRANTOR'S ADJACENT LANDS FOR THE PURPOSE FOR WHICH THE ABOVE-MENTIONED RIGHTS ARE GRANTED. THE EASEMENT HEREBY GRANTED SHALL NOT EXCEED 15' IN WIDTH, AND THE GRANTEE IS HEREBY AUTHORIZED TO DESIGNATE THE COURSE OF THE EASEMENT HEREIN CONVEYED EXCEPT THAT WHEN THE PIPELINE(S) IS INSTALLED, THE EASEMENT HEREIN GRANTED SHALL BE LIMITED TO A STRIP OF LAND 15' IN WIDTH, THE CENTERLINE THEREOF BEING THE PIPELINE AS INSTALLED.

IN THE EVENT THE EASEMENT HEREBY GRANTED ABUTS ON TO A PUBLIC ROAD AND THE CITY, COUNTRY OR STATE HEREAFTER WIDENS OR RELOCATES THE PUBLIC ROAD SO AS TO REQUIRED THE RELOCATION OF THIS WATERLINE AS INSTALLED, GRANTOR FURTHER GRANTS TO GRANTEE AN ADDITIONAL EASEMENT OVER AND ACROSS THE LAND SHOWN ON THIS PLAT FOR THE PURPOSES OF LATERALLY RELOCATING SAID WATER LINE AS MAY BE NECESSARY TO AVOID THE ROAD IMPROVEMENTS, WHICH EASEMENT HEREBY GRANTED SHALL BE LIMITED TO A STRIP OF LAND 15' IN WIDTH, THE CENTERLINE THEREOF BEING THE PIPELINE AS RELOCATED.

THE CONSIDERATION RECITED HEREIN SHALL CONSTITUTE PAYMENT IN FULL FOR ALL DAMAGES SUSTAINED BY GRANTOR BY REASON OF THE INSTALLATION, MAINTENANCE, REPAIR, REPLACEMENT, AND RELOCATION OF THE STRUCTURES REFERRED TO HEREIN. THIS AGREEMENT TOGETHER WITH OTHER PROVISIONS OF THIS GRANT SHALL CONSTITUTE AN EASEMENT FOR THE BENEFIT OF THE GRANTEE, ITS SUCCESSORS, AND ASSIGNS. THE GRANTOR COVENANTS THAT IT IS THE OWNER OF THE ABOVE DESCRIBED LANDS AND THAT SAID LANDS ARE FREE AND CLEAR OF ALL ENCUMBRANCES AND LIENS EXCEPT THE FOLLOWING:

THE EASEMENT CONVEYED HEREIN WAS OBTAINED OR IMPROVED THROUGH FEDERAL FINANCIAL ASSISTANCE. THIS EASEMENT IS SUBJECT TO THE PROVISIONS OF TITLE VI OF THE CIVIL RIGHTS ACT OF 1964 AND THE REGULATIONS ISSUED PURSUANT THERETO FOR SO LONG AS THE EASEMENT CONTINUES TO BE USED FOR THE SAME OR SIMILAR PURPOSE FOR WHICH FINANCIAL ASSISTANCE WAS EXTENDED OR FOR SO LONG AS THE GRANTEE OWNS IT, WHICHEVER IS LONGER.

IN WITNESS WHEREOF, THE SAID GRANTOR HAS EXECUTED THIS INSTRUMENT THE _____ DAY OF _____, 2003

(GRANTOR'S SIGNATURE)

STATE OF TEXAS:
COUNTY OF HIDALGO:

WE, THE UNDERSIGNED, OWNERS OF THE LAND SHOWN ON THIS PLAT AND DESIGNATED HEREIN AS QUAIL HOLLOW NORTH DO HEREBY GRANT THE EASEMENTS AS SHOWN TO THE CITY OF WESLACO, COUNTY OF HIDALGO, AND THOSE WHO MAY NOW OR HEREAFTER HOLD FRANCHISE UNDER SAID CITY AND OR COUNTY THE USE OF STREETS AND EASEMENTS SHOWN THEREON. SURFACE USE OF THE STREETS AND EASEMENTS ARE RESTRICTED TO THE EMPLOYEES OR AGENTS OF SAID CITY OR COUNTY, EMPLOYEES OF THE UTILITIES OPERATING UNDER FRANCHISE OF SAID CITY OR COUNTY, AND RESIDENTS OF THE SUBDIVISION AND THEIR GUESTS. ALL STREETS / NO SIDEWALKS IN THIS SUBDIVISION SHALL BE PRIVATELY OWNED AND AS A GATED COMMUNITY SHALL BE MAINTAINED BY THE QUAIL HOLLOW NORTH LOT OWNERS ASSOCIATION.

JUAN M. MEDINA
617-B S TEXAS BOULEVARD
WESLACO, TEXAS 78596

STATE OF TEXAS:
COUNTY OF HIDALGO:

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPREARED JUAN M. MEDINA, 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 STATED. GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS 24th DAY OF June, 2003.

NOTARY PUBLIC

I, THE UNDERSIGNED, CHAIRMAN OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF WESLACO, DO HEREBY CERTIFY THAT THIS SUBDIVISION PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION REGULATIONS OF THIS CITY, WHEREIN MY APPROVAL IS REQUIRED. GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS THE 2nd DAY OF July, 2003.

CHAIRMAN, PLANNING COMMISSION

I, THE UNDERSIGNED, MAYOR OF THE CITY OF WESLACO, DO HEREBY CERTIFY THAT THIS SUBDIVISION PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISIONS REGULATIONS OF THIS CITY, WHEREIN MY APPROVAL IS REQUIRED. GIVEN UNDER MY HAND AND SEAL OF OFFICE, THIS THE 2nd DAY OF June, 2003.

ATTESTED: SECRETARY, CITY OF WESLACO

MAYOR, CITY OF WESLACO

HIDALGO COUNTY DRAINAGE DISTRICT NO. 1, HEREBY CERTIFIES THAT THE DRAINAGE PLANS FOR THIS SUBDIVISION COMPLY WITH THE MINIMUM STANDARDS OF THE DISTRICT ADOPTED UNDER TEXAS WATER CODE 49.211(C). THE DISTRICT HAS NOT REVIEWED AND DOES NOT CERTIFY THAT THE DRAINAGE STRUCTURES DESCRIBED ARE APPROPRIATE FOR THE SPECIFIC SUBDIVISION, BASED ON GENERALLY ACCEPTED ENGINEERING CRITERIA. IT IS THE RESPONSIBILITY OF THE DEVELOPER OF THE SUBDIVISION AND ITS ENGINEER TO MAKE THOSE DETERMINATIONS.

BY, HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 — DATE

THIS PLAT APPROVED BY HIDALGO AND CAMERON COUNTIES WATER CONTROL AND IMPROVEMENT DISTRICT NO. NINE (9) ON THIS THE 29 DAY OF May, 2003. NO IMPROVEMENTS OF ANY KIND SHALL BE PLACED ON H.C.I.D NO. 9 RIGHTS-OF-WAYS OR EASEMENTS WITHOUT THE EXPRESSED WRITTEN PERMISSION OF THE GENERAL MANAGER.

GENERAL MANAGER

STATE OF TEXAS:
COUNTY OF HIDALGO:

I, SHAWN ROCKENBAUGH, A REGISTERED PROFESSIONAL ENGINEER IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN TO THIS PLAT.

SHAWN ROCKENBAUGH
85566
LICENSED PROFESSIONAL ENGINEER
10/17/2002

SHAWN ROCKENBAUGH
REGISTERED PROFESSIONAL ENGINEER
P.E. REGISTRATION No. 85566

STATE OF TEXAS:
COUNTY OF HIDALGO:

I, STEVEN G. YOUNG, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, DO HEREBY CERTIFY THAT THIS PLAT WAS PREPARED FROM AN ACTUAL SURVEY OF THE PROPERTY, MADE UNDER MY SUPERVISION, ON THE GROUND.

STEVEN G. YOUNG
5503
REGISTERED PROFESSIONAL LAND SURVEYOR
10/17/2002

STEVEN G. YOUNG
REGISTERED PROFESSIONAL LAND SURVEYOR
STATE OF TEXAS No. 5503

FILED FOR RECORD IN: HIDALGO COUNTY
BY: _____ DEPUTY
COUNTY CLERK
ON: 12/26/03 AT 2:51 AM
AS A RECORDING NUMBER 1556878
BY: _____ DEPUTY

Recorded in Volume 49 Page 99 of the Official Records of Hidalgo County, Texas

PRINCIPAL CONTACTS:

OWNER:	ENGINEER:	SURVEYOR:
JUAN M. MEDINA	HALFF ASSOCIATES, INC.	HALFF ASSOCIATES, INC.
617-B S. TEXAS BLVD.	4600 W. MILITARY HWY *700	4600 W. MILITARY HWY *700
WESLACO, TX 78596	McALLEN, TX 78503	McALLEN, TX 78503
(956) 968-8900	(956) 664-0286	(956) 664-0286

PLAT OF QUAIL HOLLOW NORTH

WESLACO, TEXAS

BEING A 29.93 AC. TRACT OF LAND OUT OF FARM TRACT 210, BLOCK 180 WEST AND ADAMS TRACT SUBDIVISION LLANO GRANDE LAND GRANT VOL. 2, PG. 34-37, M.R.H.C.T.

DATE OF PREPARATION: AUGUST, 2002

HALFF ASSOCIATES
ENGINEERS • SCIENTISTS • SURVEYORS • PLANNERS
4600 W. MILITARY, SUITE 700 • MCALLEN TX. • 78503 • (956)664-0286

AVO - 20128 SHEET 1 OF 3

P:\LEA\20000\20128 MEDINA\SDN\SEPIA\LAT.DGN

Form ROW-U-1A
Rev. 3/2004
Replaces Form D-15-U1
GSD-EPC
Page 1 of 1

AFFIDAVIT

(for North Alamo Water Supply Corporation—Parcel 22)

U-No.15218

THE STATE OF TEXAS	§	District: Pharr
	§	County: Hidalgo
COUNTY OF HIDALGO	§	Federal Project No.:
		ROW CSJ No.: 0921-02-356
		Highway No.:
		(To be filled in by State)

BEFORE ME, THE UNDERSIGNED AUTHORITY, on this day personally appeared Steven P. Sanchez, General Manager of the North Alamo Water Supply Corporation, **("Utility")** who after being by me duly sworn upon his/her oath deposes and says as follows:

"I, Steven P. Sanchez am over the age of 18 years and am fully competent to testify to the matters set forth in this Affidavit. I have personal knowledge of all facts and swear that such facts are true and correct.

1. Whereas North Alamo Water Supply Corporation has a water utility easement adjacent to Mile 6 West Road and which instrument is recorded in the Court House of the Hidalgo County Texas Official Records with designation: Document Number 1188366;

2. Whereas the roadway improvements proposed by ROW CSJ No. 0921-02-356 will conflict with existing water utilities owned by North Alamo Water Supply Corporation and located within the above referenced easement.

Further affiant sayeth not."

Steve P. Sanchez, General Manager

North Alamo Water Supply Corporation
Company

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1st 2019 by

Steve P. Sanchez , of North Alamo Water Supply Corporation , a non-profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

Susan J Headley
Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: LINDA D. LOPEZ aka.
LINDA D. PALMANN

FIELD NOTES FOR PARCEL – 22

Being a 1.113 Acres of land, more or less, out of Farm Tract 207, Block 180, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Linda D. Lopez aka Linda D. Palmann by virtue of Quit-Claim Deed dated September 30, 2003, Document 1251845, Official Records and Special Warranty Deed dated April 4, 2011 Document No. 2195939 Official Records, Hidalgo County, Texas. Said 1.113 acres of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southwest corner of Farm Tract 143, Block 180, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Vol.2 Pg. 34 thru 37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,904.4905 and Y=16,593,267.7769. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 2,197.72' feet, along the east property line of Farm Tract 143, Farm Tract 142, Farm Tract 210, and Farm Tract 207 to a point;

THENCE, S 88° 47' 21" W, for a distance of 30.00' feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

THENCE, N 43° 47' 23" W, for a distance of 65.40' feet, to a No. 4 with plastic cap set for the southwest of said tract herein described;

THENCE, in a Northeasterly direction with the Proposed East Right of Way of said Mile 6 West with a curve to the right having a Delta angle 2° 10' 12" , a Radius 7922' feet, a Tangent of 150.04' feet, an Arc length 300.04'feet, a Chord length of 300.02' feet, and a Chord bearing N 0° 39' 52" E to a No 4 rebar with cap set for an interior corner along the Proposed East Right of Way of Mile 6 West tract herein described;

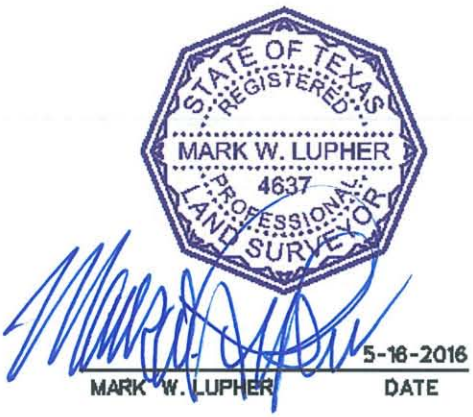
THENCE, in a Northeasterly direction with the Proposed East Right of Way of said Mile 6 West with a curve to the left having a Delta angle 2° 57' 37" , a Radius 7818' feet, a Tangent of 202.02' feet, an Arc length 403.94'feet, a Chord length of 403.90' feet, and a Chord bearing N 0° 16' 10" E to a No 4 rebar with cap set for an interior corner along the Proposed East Right of Way of Mile 6 West tract herein described;

THENCE, N 1° 12' 39" W, for a distance of 1,010.66' along the proposed right of way of Mile 6 West to a No. 4 with plastic cap set for the northwest corner of said tract herein described;

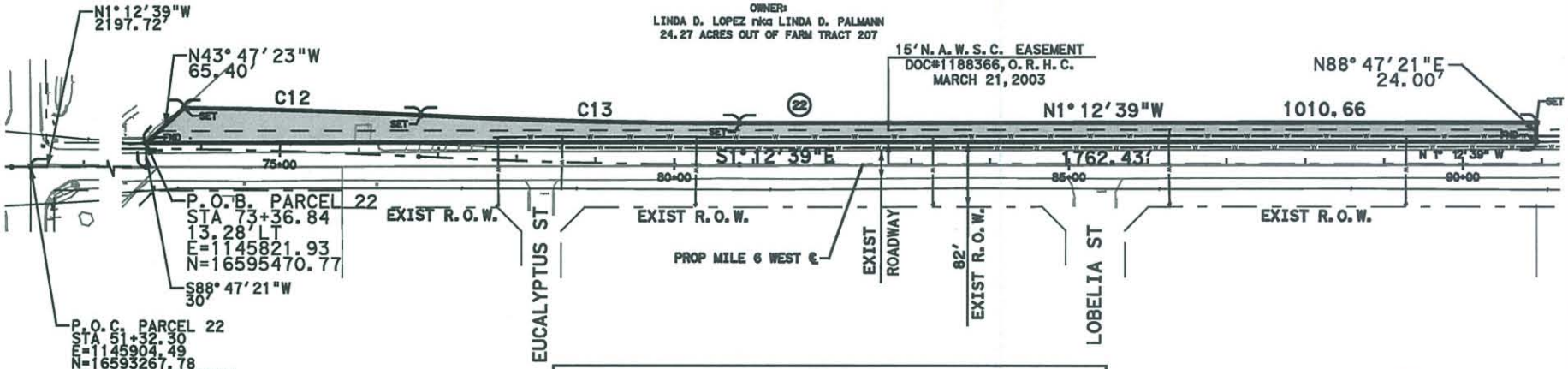
THENCE, N 88° 47' 21" E, for a distance of 24.00' to an existing rebar found for the northeast corner of said tract herein described;

THENCE, S 1° 12' 39" E, for a distance of 1,762.43' feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 1.113 acres of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description



TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



CURVE DATA						
CURVE #	DELTA	RADIUS	TANGENT	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C12	2°10'12"	7922'	150.04'	300.04'	300.02'	N 0°39'52"E
C13	2°57'37"	7818'	202.02'	403.94'	403.90'	N 0°16'10"E

SURVEY PLAT
OF
PARCEL 22
BEING A 1.113 AC TRACT OF LAND
OUT OF FARM TRACT 207,
BLOCK 180, WEST TRACT SUBDIVISION,
HIDALGO COUNTY RECORDED
VOL 2, PG 34 THRU 37 H.C.M.R.
BEING THE SAME TRACT OF LAND DESCRIBED BY METES AND BOUNDS IN A WARRANTY DEED FROM AMERICAN RIO GRANDE LAND AND IRRIGATION COMPANY DATED MAY 17, 1918 VOLUME 74, PAGE 65 D.R.H.C.

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

5/16/2016
MARK W. LUPHER — DATE

TOTAL ACRES: 24.27 AC
TO BE ACQUIRED: 1.113 AC
REMAINDER: 23.157 AC

OWNER: LINDA D. LOPEZ nka LINDA D. PALMANN
BY QUIT-CLAIM DEED
DATED SEPTEMBER 30, 2003
DOC #1251845 O.R.H.C.

BY SPECIAL WARRANTY DEED
DATED APRIL 4, 2011
DOC# 2195939 O.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 1251845.

LEGEND
- LOT AND PROPERTY LINES
- EXIST. ROW LINES
- PARCEL BOUNDARY LINES
- EXIST. EASEMENTS INSIDE PARCEL
- EXIST. EASEMENT OUTSIDE PARCEL
- COMMON OWERSHIP LINES
- FENCE LINES
- WM — WATER VALVES AND METERS
- SIGNS
- IRRIGATION STAND PIPE
- IrV — IRRIGATION VALVE
- MONUMENTS
- SET No. 4 REBAR WITH CAP
- P.O.B. — POINT OF BEGINNING
- P.O.C. — POINT OF COMMENCEMENT
- POWER POLES & GUY WIRE
- PARCEL NUMBER

©2016 Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
TBPE F-1645
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1080
Fax: (832) 619-1018

MILE 6 WEST ROAD
PARCEL 22

SHEET 4 OF 4

DIST.	COUNTY	CONTROL SECT.	SECTION NO.	JOB NO.	SHEET NO.
PHR	HIDALGO	0921	02	358	

5/16/2016 8:20:37 PM
c:\drawings\dgn\3538\Parcel22.dgn

1188366

THE STATE OF TEXAS §
§ RIGHT OF WAY EASEMENT
COUNTY OF HIDALGO §

KNOWN ALL MEN BY THESE PRESENTS: that we, **LINDA LOPEZ and CHARLES J. DIDION and wife, RUTH M. DIDION** , of 4165 Providence Dr., Saint Charles, Missouri 63304-5546 (hereinafter called "Grantors"), in consideration of one dollar ($1.00) and other good and valuable consideration paid by **NORTH ALAMO WATER SUPPLY CORPORATION**, (hereinafter called "Grantee"), the receipt and sufficiency of which is hereby acknowledged, does hereby grant, bargain, sell, transfer and convey to said Grantee, its successors and assigns, a perpetual easement with the right to erect, construct, install and lay and thereafter use, operate, inspect, repair, maintain, replace and remove water distribution lines and appurtenances over and across land, more particularly described as follows:

> An easement 15.0 feet wide over and across all of Farm Tract 206 and Farm Tract 207, West Tract Subdivision, Hidalgo County, Texas, according to the map recorded in Volume 2, Page 34, Map Records in the Office of the County Clerk of Hidalgo County, Texas. Land owned by Grantors by virtue of Warranty Deed recorded in Volume 1671, Page 696, Deed Records, Hidalgo County, Texas, and being a strip of land 15.0 feet wide lying West of and adjacent to the West right of way line of Mile 6 West Road.

together with the right of ingress and egress over Grantors' adjacent lands for the purpose for which the above-mentioned rights are granted. The easement hereby granted shall not exceed 15' in width, and Grantee is hereby authorized to designate the course of the easement herein conveyed except that when the pipeline(s) is installed, the easement herein granted shall be limited to a strip of land 15' in width the center line thereof being the pipeline installed.

In the event the easement hereby granted abuts on a public road and the county or state hereafter widens or relocates the public road so as to require the relocation of this water line as installed, Grantor further grants to Grantee an additional easement over and across the land described above for the purpose of laterally relocating said water line as may be necessary to clear the road improvements, which easement hereby granted shall be limited to a strip of land 15' in width the center line thereof being the pipeline as relocated.

The consideration recited herein shall constitute payment in full for all damages sustained by Grantors by reason of the installation of the structures referred to herein and the Grantee will maintain such easement in a state of good repair and efficiency so that no unreasonable damages will result from its use to Grantors' premises. This Agreement together with other provisions of this grant shall constitute a covenant running with the land for the benefit of the Grantee, its successors, and assigns. The Grantors covenant that they are the owners of the above-described lands and that said lands are free and clear of all encumbrances and liens.

The easement conveyed herein was obtained or improved through Federal financial assistance. This easement is subject to the provisions of Title VI

of the Civil Rights Act of 1964 and the regulations issued pursuant thereto for so long as the easement continues to be used for the same or similar purpose for which financial assistance was extended or for so long as the Grantee owns it, whichever is longer.

IN WITNESS WHEREOF, the said Grantors have executed this instrument the 21st day of March, 2003.

LINDA LOPEZ

CHARLES J. DIDION

RUTH M. DIDION

LINDA M. KNOP
NOTARY PUBLIC-NOTARY SEAL
STATE OF MISSOURI
ST. CHARLES COUNTY
MY COMMISSION EXPIRES: AUG 18, 2007

THE STATE OF MISSOURI §
§
COUNTY OF ST. CHARLES §

This instrument was acknowledged before me on this the 21st day of March, 2003 by Linda Lopez.

Linda M. Knop
Notary Public, State of ~~Texas~~ Missouri

LINDA M. KNOP
NOTARY PUBLIC-NOTARY SEAL
STATE OF MISSOURI
ST. CHARLES COUNTY
MY COMMISSION EXPIRES: AUG 18, 2007

THE STATE OF ~~TEXAS~~ Missouri §
§
COUNTY OF ~~HIDALGO~~ St. Charles §

This instrument was acknowledged before me on this the 21st day of March, 2003 by Charles J. Didion and wife, Ruth M. Didion.

Linda M. Knop
Notary Public, State of ~~Texas~~ Missouri

RETURN TO:
North Alamo WSC
420 S. Doolittle Rd.
Edinburg, Texas 78539-3832

Filed for Record in:
Hidalgo County
by J. D. Salinas, III
County Clerk

On: Apr 14,2003 at 01:39P

As a Recording

Document Number: 1188366
Total Fees : 16.00

Receipt Number - 491472
By
Imelda Leal, Deputy

Form ROW-U-1A
Rev. 3/2004
Replaces Form D-15-U1
GSD-EPC

AFFIDAVIT

(for North Alamo Water Supply Corporation—Parcel 23)

U-No.15218

THE STATE OF TEXAS	§	District: Pharr
	§	County: Hidalgo
COUNTY OF HIDALGO	§	Federal Project No.:
		ROW CSJ No.: 0921-02-356
		Highway No.:
		(To be filled in by State)

BEFORE ME, THE UNDERSIGNED AUTHORITY, on this day personally appeared Steven P. Sanchez, General Manager of the North Alamo Water Supply Corporation, **("Utility")** who after being by me duly sworn upon his/her oath deposes and says as follows:

"I, Steven P. Sanchez am over the age of 18 years and am fully competent to testify to the matters set forth in this Affidavit. I have personal knowledge of all facts and swear that such facts are true and correct.

1. Whereas North Alamo Water Supply Corporation has a water utility easement adjacent to Mile 6 West Road and which instrument is recorded in the Court House of the Hidalgo County Texas Official Records with designation: Document Number 1188366;

2. Whereas the roadway improvements proposed by ROW CSJ No. 0921-02-356 will conflict with existing water utilities owned by North Alamo Water Supply Corporation and located within the above referenced easement.

Further affiant sayeth not."

Steve P. Sanchez, General Manager

North Alamo Water Supply Corporation
Company

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1st 2019 by

Steve P. Sanchez , of North Alamo Water Supply Corporation , a non-profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public,State of Texas
ID# 680108-0
My Commission Expires
06-25-2021

Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: LINDA D. LOPEZ aka.
LINDA D. PALMANN

FIELD NOTES FOR PARCEL – 23

Being a 0.688 Acres of land, more or less, out of Farm Tract 206, Block 180, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Linda D. Lopez aka Linda D. Palmann by virtue of Quit-Claim Deed dated September 30, 2003, Document 1251845, Official Records and Special Warranty Deed dated April 4, 2011 Document No. 2195939 Official Records, Hidalgo County, Texas. Said 0.688 acres of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southwest corner of Farm Tract 143, Block 180, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Page 34 thru 37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,904.4905 and Y=16,593,267.7769. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 3,960.16'feet, along the east property line of Farm Tract 143, Farm Tract 142, Farm Tract 210, Farm Tract 207, to a the southeast corner of Farm Tract 206;

THENCE, S 88° 47' 21" W, for a distance of 30.00' feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

THENCE, S 88° 47' 21" W, for a distance of 24.00' feet, to a No. 4 with plastic cap set for the southwest of said tract herein described;

THENCE, N 1° 12' 39" W, for a distance of 820.85' along the proposed right of way of Mile 6 West to a No. 4 with plastic cap set for and interior corner of said tract herein described;

THENCE, in a Northwesterly direction with the Proposed East Right of Way of said Mile 6 West with a curve to the right having a Delta angle 2° 18' 17" , a Radius 7922' feet, a Tangent of 159.36' feet, an Arc length 318.68' feet, a Chord length of 318.66' feet, and a Chord bearing N 0° 03' 30" W to a No 4 rebar with cap set for an interior corner along the Proposed East Right of Way of Mile 6 West tract herein described;

THENCE, in a Northeasterly direction with the Proposed East Right of Way of said Mile 6 West with a curve to the left having a Delta angle 0° 44' 16" , a Radius 7818' feet, a Tangent of 50.33' feet, an Arc length 100.66' feet, a Chord length of 100.66' feet, and a Chord bearing N 0° 43' 31" E to a No 4 rebar with cap set for an interior corner along the Proposed East Right of Way of Mile 6 West tract herein described;

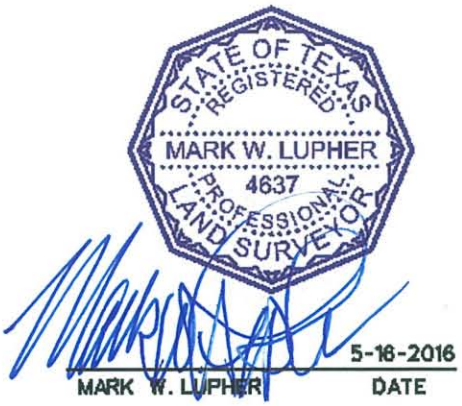
THENCE, N 45° 28' 51" W, for a distance of 41.90' along the proposed right of way of Mile 6 West to a No. 4 with plastic cap set for an interior corner of said tract herein described;

THENCE, N 1° 12' 39" W, for a distance of 20.00' to No. 4 with plastic cap set for the northwest corner of said tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 43.43' along the existing right of way line of Mile 10 North to an existing rebar found for the northeast corner of said tract herein described;

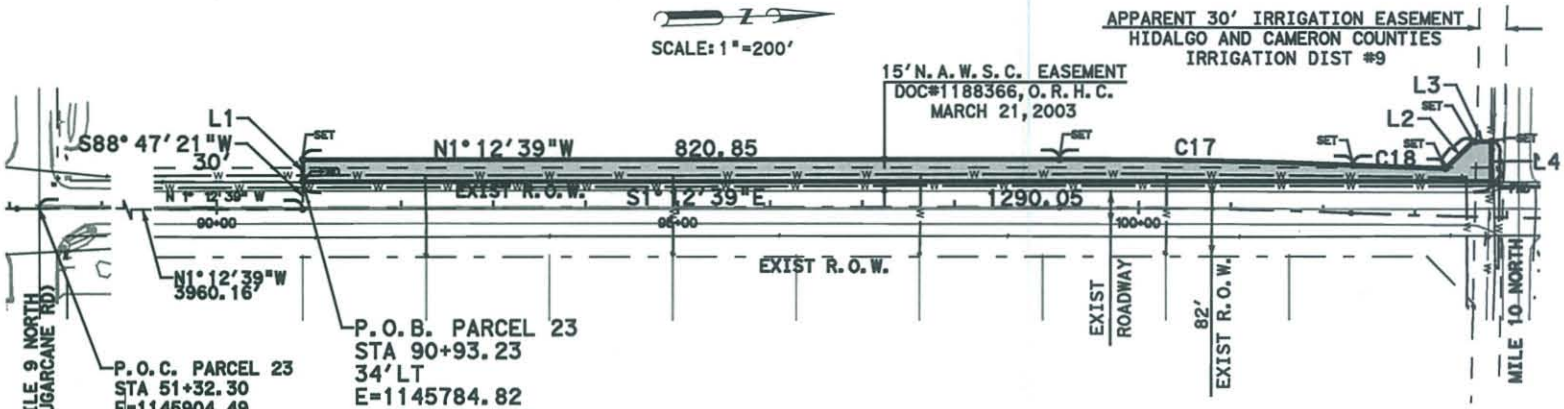
THENCE, S 1° 12' 39" E, for a distance of 1,290.05' feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 0.688 acres of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description



5-16-2016
MARK W. LUPHER DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South ♦ Suite 430 ♦ Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



CURVE DATA						
CURVE #	DELTA	RADIUS	TANGENT	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C17	2° 18' 17"	7922'	159.36'	318.68'	318.66'	N 0° 3' 30"W
C18	0° 44' 16"	7818'	50.33'	100.66'	100.66'	N 0° 43' 31"E

LINE DATA		
LINE NO.	BEARING	LENGTH
L1	S88° 47' 21"W	24.00'
L2	N45° 28' 51"W	41.90'
L3	N1° 12' 39"W	20.00'
L4	N88° 47' 21"E	43.43'

SURVEY PLAT
OF
PARCEL 23

BEING A 0.688 AC TRACT OF LAND
OUT OF FARM TRACT 206,
BLOCK 180, WEST TRACT SUBDIVISION,
HIDALGO COUNTY RECORDED
VOL 2, PG 34 THRU 37 H.C.M.R.
BEING THE SAME TRACT OF LAND DESCRIBED BY METES
AND BOUNDS IN A WARRANTY DEED FROM
AMERICAN RIO GRANDE LAND AND IRRIGATION COMPANY
DATED MAY 17, 1918 VOLUME 74, PAGE 65 D.R.H.C.

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

5/16/2016
MARK W. LUPHER DATE

TOTAL ACRES: 30.45 AC
TO BE ACQUIRED: 0.688 AC
REMAINDER: 29.762 AC

OWNER: LINDA D. LOPEZ nka LINDA D. PALMANN
BY QUIT-CLAIM DEED
DATED SEPTEMBER 30, 2003
DOC #1251845 O.R.H.C.

BY SPECIAL WARRANTY DEED
DATED APRIL 4, 2011
DOC# 2195939 O.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 2195939.

LEGEND
- LOT AND PROPERTY LINES
- EXIST. ROW LINES
- PARCEL BOUNDARY LINES
- EXIST. EASEMENTS INSIDE PARCEL
- EXIST. EASEMENT OUTSIDE PARCEL
- COMMON OWERSHIP LINES
- FENCE LINES
- WV WATER VALVES AND METERS
- SIGNS
- IRRIGATION STAND PIPE
- IgV IRRIGATION VALVE
- MONUMENTS
- SET No. 4 REBAR WITH CAP
- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- POWER POLES & GUY WIRE
- PARCEL NUMBER

©2016 Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
730 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018

MILE 6 WEST ROAD
PARCEL 23

SHEET 4 OF 4

DIST.	COUNTY	CONTROL	SECTION	JOB	SHEET
PHR	HIDALGO	0921	02	356	

8:20:43 PM
5/16/2016
c:\pw~1\edh\dma35710\Parcel 23.dgn

1188366

1188366

THE STATE OF TEXAS §
§ RIGHT OF WAY EASEMENT
COUNTY OF HIDALGO §

KNOWN ALL MEN BY THESE PRESENTS: that we, **LINDA LOPEZ and CHARLES J. DIDION and wife, RUTH M. DIDION** , of 4165 Providence Dr., Saint Charles, Missouri 63304-5546 (hereinafter called "Grantors"), in consideration of one dollar ($1.00) and other good and valuable consideration paid by **NORTH ALAMO WATER SUPPLY CORPORATION**, (hereinafter called "Grantee"), the receipt and sufficiency of which is hereby acknowledged, does hereby grant, bargain, sell, transfer and convey to said Grantee, its successors and assigns, a perpetual easement with the right to erect, construct, install and lay and thereafter use, operate, inspect, repair, maintain, replace and remove water distribution lines and appurtenances over and across land, more particularly described as follows:

> An easement 15.0 feet wide over and across all of Farm Tract 206 and Farm Tract 207, West Tract Subdivision, Hidalgo County, Texas, according to the map recorded in Volume 2, Page 34, Map Records in the Office of the County Clerk of Hidalgo County, Texas. Land owned by Grantors by virtue of Warranty Deed recorded in Volume 1671, Page 696, Deed Records, Hidalgo County, Texas, and being a strip of land 15.0 feet wide lying West of and adjacent to the West right of way line of Mile 6 West Road.

together with the right of ingress and egress over Grantors' adjacent lands for the purpose for which the above-mentioned rights are granted. The easement hereby granted shall not exceed 15' in width, and Grantee is hereby authorized to designate the course of the easement herein conveyed except that when the pipeline(s) is installed, the easement herein granted shall be limited to a strip of land 15' in width the center line thereof being the pipeline installed.

In the event the easement hereby granted abuts on a public road and the county or state hereafter widens or relocates the public road so as to require the relocation of this water line as installed, Grantor further grants to Grantee an additional easement over and across the land described above for the purpose of laterally relocating said water line as may be necessary to clear the road improvements, which easement hereby granted shall be limited to a strip of land 15' in width the center line thereof being the pipeline as relocated.

The consideration recited herein shall constitute payment in full for all damages sustained by Grantors by reason of the installation of the structures referred to herein and the Grantee will maintain such easement in a state of good repair and efficiency so that no unreasonable damages will result from its use to Grantors' premises. This Agreement together with other provisions of this grant shall constitute a covenant running with the land for the benefit of the Grantee, its successors, and assigns. The Grantors covenant that they are the owners of the above-described lands and that said lands are free and clear of all encumbrances and liens.

The easement conveyed herein was obtained or improved through Federal financial assistance. This easement is subject to the provisions of Title VI

of the Civil Rights Act of 1964 and the regulations issued pursuant thereto for so long as the easement continues to be used for the same or similar purpose for which financial assistance was extended or for so long as the Grantee owns it, whichever is longer.

IN WITNESS WHEREOF, the said Grantors have executed this instrument the 21st day of March, 2003.

LINDA LOPEZ

CHARLES J. DIDION

RUTH M. DIDION

LINDA M. KNOP
NOTARY PUBLIC-NOTARY SEAL
STATE OF MISSOURI
ST. CHARLES COUNTY
MY COMMISSION EXPIRES: AUG 19, 2007

THE STATE OF MISSOURI §
§
COUNTY OF ST. CHARLES §

This instrument was acknowledged before me on this the 21st day of March, 2003 by Linda Lopez.

Linda M. Knop
Notary Public, State of ~~Texas~~ Missouri

LINDA M. KNOP
NOTARY PUBLIC-NOTARY SEAL
STATE OF MISSOURI
ST. CHARLES COUNTY
MY COMMISSION EXPIRES: AUG 19, 2007

Missouri
THE STATE OF ~~TEXAS~~ §
St. Charles §
COUNTY OF ~~HIDALGO~~ §

This instrument was acknowledged before me on this the 21st day of March, 2003 by Charles J. Didion and wife, Ruth M. Didion.

Linda M. Knop
Notary Public, State of ~~Texas~~ Missouri

RETURN TO:
North Alamo WSC
420 S. Doolittle Rd.
Edinburg, Texas 78539-3832

Filed for Record in:
Hidalgo County
by J. D. Salinas, III
County Clerk

On: Apr 14,2003 at 01:39P

As a Recording

Document Number: 1188366
Total Fees : 16.00

Receipt Number - 491472
By,
Imelda Leal, Deputy

Form ROW-U-1A
Rev. 3/2004
Replaces Form D-15-U1
GSD-EPC
Page 1 of 1

AFFIDAVIT

(for North Alamo Water Supply Corporation—Parcel 47)

U-No.15218

THE STATE OF TEXAS	§	District: Pharr
	§	County: Hidalgo
COUNTY OF HIDALGO	§	Federal Project No.:
		ROW CSJ No.: 0921-02-356
		Highway No.:
		(To be filled in by State)

BEFORE ME, THE UNDERSIGNED AUTHORITY, on this day personally appeared Steven P. Sanchez, General Manager of the North Alamo Water Supply Corporation, **("Utility")** who after being by me duly sworn upon his/her oath deposes and says as follows:

"I, Steven P. Sanchez am over the age of 18 years and am fully competent to testify to the matters set forth in this Affidavit. I have personal knowledge of all facts and swear that such facts are true and correct.

1. Whereas North Alamo Water Supply Corporation has a water utility easement adjacent to Mile 6 West Road and which instrument is recorded in the Court House of the Hidalgo County Texas Deed Records with designation: Volume 1638, Page 955 and Volume 1638, Page 957;

2. Whereas the roadway improvements proposed by ROW CSJ No. 0921-02-356 will conflict with existing water utilities owned by North Alamo Water Supply Corporation and located within the above referenced easement.

Further affiant sayeth not."

Steve P. Sanchez, General Manager

North Alamo Water Supply Corporation
Company

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1st 2019 by

Steve P. Sanchez , of North Alamo Water Supply Corporation , a non-profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: MICHAEL H. PINEDA

FIELD NOTES FOR PARCEL – 47

Being 2,879 Square Feet of land, more or less, out of 1.00 acres of Farm Tract 197, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Michael H. Pineda by virtue of Warranty Deed dated June 21, 2012, recorded in Document Number 2319809 Deed Records, Hidalgo County, Texas. Said 2,879 Square Feet of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southeast corner of Farm Tract 197, Block 181, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Pages 34-37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,792.9125 and Y=16,598,546.8091. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 670.03 feet, along the east property line of Farm Tract 197 to a point;

THENCE, S 88° 47' 21" W, for a distance of 30.00 feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

THENCE, S 88° 47' 21" W, for a distance of 23.93 feet, to a No. 4 rebar with plastic cap set for the southwest corner of said tract herein described;

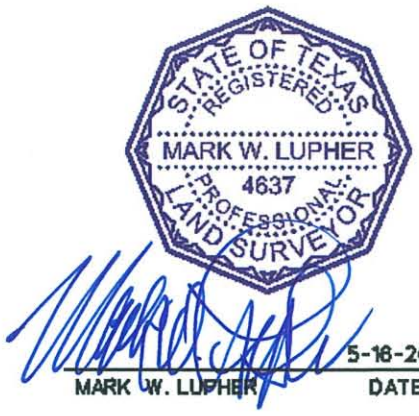
THENCE, in a Northwesterly direction with the Proposed West Right of Way of said Mile 6 West with a curve to the right having a Delta angle 0° 14' 03", a Radius 7922 feet, a Tangent of 16.19 feet, an Arc length 32.37 feet, a Chord length of 32.37 feet, and a Chord bearing N 1° 19' 40" W to a No 4 rebar with cap set for an internal corner along the Proposed West Right of Way of Mile 6 West tract herein described;

THENCE, N 1° 12' 39" W, for a distance of 87.63 feet along the proposed Right of Way of Mile 6 West to a No. 4 rebar with plastic cap set for the northwest corner of said tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 24.00 feet to an existing rebar found for the northeast corner of said tract herein described;

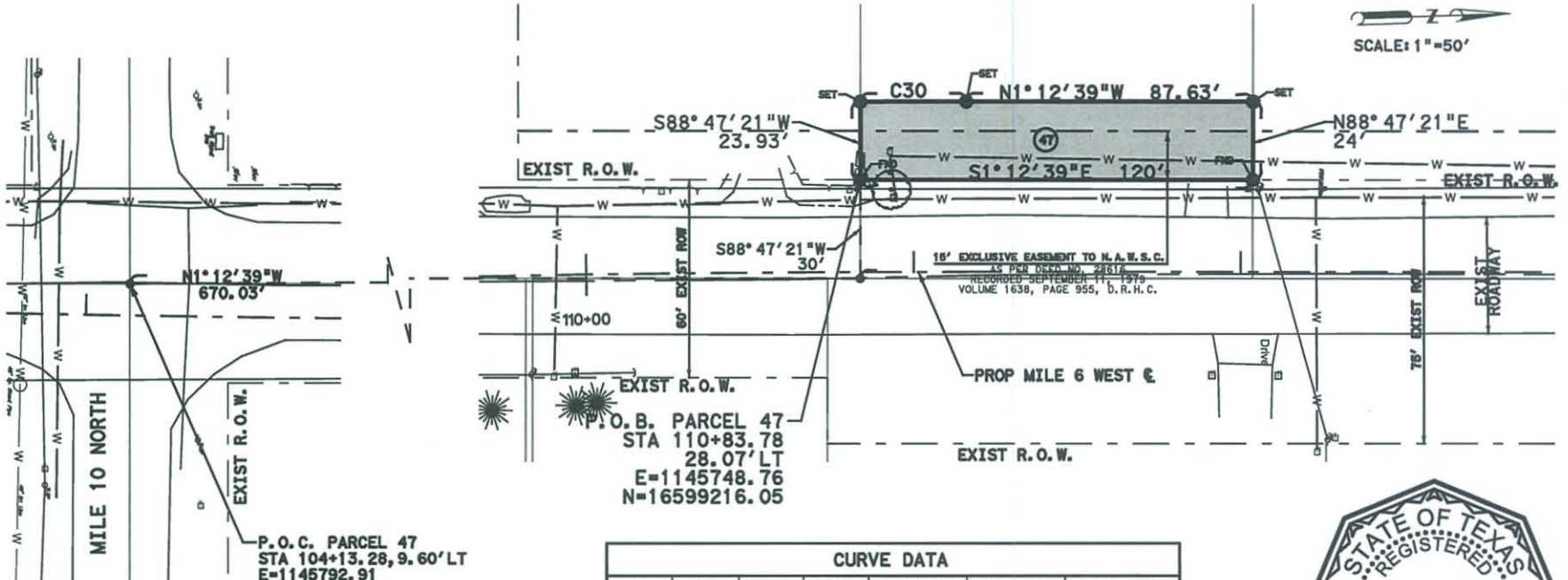
THENCE, S 1° 12' 39" E, for a distance of 120.00 feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 2,879 Square Feet of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description



MARK W. LUPHER 5-16-2016
DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



CURVE DATA						
CURVE ⊕	DELTA	RADIUS	TANGENT	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C30	0°14'03"	7922'	16.19'	32.37'	32.37'	N 1°19'40"W

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

SURVEY PLAT
OF
PARCEL 47
BEING A 2879 SQUARE FEET TRACT OF LAND
OUT OF A 1 ACRE TRACT OF LAND OUT OF FARM TRACT 197
WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS
RECORDED IN VOL. 2, PAGES 34-37 M.R.H.C.

5/16/2016
MARK W. LUPHER DATE

TOTAL SQUARE FEET: 39963 SQFT
TO BE ACQUIRED: 2879 SQFT
REMAINDER: 37084 SQFT

OWNER: MICHAEL H. PINEDA
BY WARRANTY DEED
DATED JUNE 21, 2012 RECORDED
DOCUMENT NO. 2319809 D.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 2319809.

LEGEND

	LOT AND PROPERTY LINES
	EXIST. ROW LINES
	PARCEL BOUNDARY LINES
	EXIST. EASEMENTS INSIDE PARCEL
	EXIST. EASEMENT OUTSIDE PARCEL
	COMMON OWERSHIP LINES
	FENCE LINES
WM	WATER VALVES AND METERS
⌂	SIGNS
⊕	IRRIGATION STAND PIPE
IcV	IRRIGATION VALVE
▪	MONUMENTS
○	SET No. 4 REBAR WITH CAP
P.O.B.	POINT OF BEGINNING
P.O.C.	POINT OF COMMENCEMENT
◊	POWER POLES & GUY WIRE
⊙	PARCEL NUMBER

©2016
Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
TEDSI TBPE F-1645
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018

MILE 6 WEST ROAD
PARCEL 47

DIST.	STATE	FEDERAL AID PROJECT NO.			SHEET NO.
	6	TEXAS			MILE 6W
STATE DIST. NO.	COUNTY	CONTROL SECT	SECTION NO.	JOB NO.	SHEET NO.
PHR	HIDALGO	0921	02	356	

8/22/54 PM
5/16/2016
c:\projects\dgn\357815\Parcel 47.dgn

Benito G. Montemayor, et ux. Maria S.

TO:

NORTH ALAMO WATER SUPPLY CORPORATION
{Re: 15' strip over and across 4.82 acs}

INSTRUMENT: R.O.W. Easement
DATE: September 11, 1979
FILED: September 11, 1979
RECORDED: Volume 1638, Page 955
Deed Records, Hidalgo County, Texas
No. 28616

28616

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

RIGHT OF WAY EASEMENT

KNOW ALL MEN BY THESE PRESENTS: That Benito G. Montemayor and wife, Maria S. Montemayor hereinafter called Grantors, in consideration of One Dollar and other good and valuable consideration paid by NORTH ALAMO WATER SUPPLY CORPORATION, hereinafter called Grantee, the receipt and sufficiency of which is hereby acknowledged, do hereby grant, bargain, sell and convey to said Grantee, its successors and assigns, a perpetual easement with the right to erect, construct, install and lay and thereafter use, operate, inspect, repair, replace and remove, maintain, reconstruct and service a water line, water valves, hydrants, and other appurtenances to a waterworks system, including distributing lines and meters, over and across a tract of land owned by Grantors in Hidalgo County, Texas, described in deed recorded Volume 1530 page 182, Deed Records of Hidalgo County, Texas, said tract and easement being more particularly described as follows:

An easement 15 feet wide over and across a 4.82 acre tract out of Farm Tract 197, West and Adams Tract Subdivision, Hidalgo County, Texas, and being a strip 15 feet wide lying West of and adjacent to the West right-of-way line of Mile 6 West.

together with the right of ingress and egress over Grantors' adjacent lands for the purposes for which the above mentioned rights are granted.

The consideration recited herein shall constitute payment in full for all damages sustained by Grantors by reason of the installation of the structures referred to herein and the Grantee will maintain such easement in a state of good repair and efficiency so that no unreasonable damages will result from its use to Grantor's premises. This agreement, together with other provisions of this grant, shall constitute a covenant running with the land for the benefit of Grantee, its successors and assigns. The Grantors covenant that they are the owners of the above described lands and that said lands are free and clear of all encumbrances and liens.

The easement conveyed herein was obtained or improved through Federal financial assistance. This easement is subject to the provisions of Title VI of the Civil Rights Act of 1964 and the regulations issued pursuant thereto for so long as the easement continues to be used for the same or similar purpose for which financial assistance was extended or for so long as the Grantee owns it, whichever is longer.

IN WITNESS WHEREOF, the said Grantors have executed this instrument the 11th day of September, 1979.

Benito G. Montemayor

Maria S. Montemayor

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

Before me, the undersigned authority, on this day personally appeared Benito G. Montemayor and wife, Maria S. Montemayor known to me to be the person(s) whose name(s) (is) (are) subscribed to the foregoing instrument and acknowledged to me that (he) (they) executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 11th day of September, 1979.

Notary Public in and for Hidalgo County, Texas

WALTER W. CROSS

28616

FILED FOR RECORD THIS DATE
At 2:08 o'clock P M.
SEP 11 1979
SILVIA SALDANA
County Clerk, Hidalgo County, Texas
By [illegible] Deputy

North Alamo Water Supply Corp.
Route 1 Box 130
Edinburg, Texas 78539

Francisco Rodriguez, et ux. Dora Y.

TO:

NORTH ALAMO WATER SUPPLY CORPORATION
{Re: 15' strip over and across 4.82 acs}

INSTRUMENT: R.O.W. Easement
DATE: September 11, 1979
FILED: September 11, 1979
RECORDED: Volume 1638, Page 957
Deed Records, Hidalgo County, Texas
No. 28617

28617

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

RIGHT OF WAY EASEMENT

KNOW ALL MEN BY THESE PRESENTS: That Francisco Rodriguez and wife, Dora Y. Rodriguez hereinafter called Grantors, in consideration of One Dollar and other good and valuable consideration paid by NORTH ALAMO WATER SUPPLY CORPORATION, hereinafter called Grantee, the receipt and sufficiency of which is hereby acknowledged, do hereby grant, bargain, sell and convey to said Grantee, its successors and assigns, a perpetual easement with the right to erect, construct, install and lay and thereafter use, operate, inspect, repair, replace and remove, maintain, reconstruct and service a water line, water valves hydrants, and other appurtenances to a waterworks system, including distributing lines and meters, over and across a tract of land owned by Grantors in Hidalgo County, Texas, described in deed recorded Volume 1493 page 208, Deed Records of Hidalgo County, Texas, said tract and easement being more particularly described as follows:

An easement 15 feet wide over and across a 4.82 acre tract out of Farm Tract 197, West and Adams Tract Subdivision, Hidalgo County, Texas, and being a strip 15 feet wide lying West of and adjacent to the West right-of-way line of Mile 6 West.

together with the right of ingress and egress over Grantors' adjacent lands for the purposes for which the above mentioned rights are granted.

The consideration recited herein shall constitute payment in full for all damages sustained by Grantors by reason of the installation of the structures referred to herein and the Grantee will maintain such easement in a state of good repair and efficiency so that no unreasonable damages will result from its use to Grantor's premises. This agreement, together with other provisions of this grant, shall constitute a covenant running with the land for the benefit of Grantee, its successors and assigns. The Grantors covenant that they are the owners of the above described lands and that said land are free and clear of all encumbrances and liens.

The easement conveyed herein was obtained or improved through Federal financial assistance. This easement is subject to the provisions of Title VI of the Civil Rights Act of 1964 and the regulations issued pursuant thereto for so long as the easement continues to be used for the same or similar purpose for which financial assistance was extended or for so long as the Grantee owns it, whichever is longer.

IN WITNESS WHEREOF, the said Grantors have executed this instrument the 11th day of September, 1979.

Francisco Rodriguez
Francisco Rodriguez

Dora Y. Rodriguez
Dora Y. Rodriguez

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

Before me, the undersigned authority, on this day personally appeared Francisco Rodriguez and wife, Dora Y. Rodriguez known to me to be the person(s) whose name(s) (is) (are) subscribed to the foregoing instrument and acknowledged to me that (he) (they) executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 11th day of September, 1979.

Ruben Cardenas
Notary Public in and for Hidalgo County, Tex
Ruben Cardenas

28617

FILED FOR RECORD THIS DATE
At 2:10 o'clock P.M.
SEP 1 - 1979
SAMUEL SALDANA
County Clerk, Hidalgo County, Texas
By [illegible] Deputy

North Alamo Water Supply Corp
Route 1 Box 130
Edinburg, Texas 78539

Form ROW-U-1A
Rev. 3/2004
Replaces Form D-15-U1
GSD-EPC

AFFIDAVIT

(for North Alamo Water Supply Corporation—Parcel 48)

U-No.15218

THE STATE OF TEXAS	§	District: Pharr
	§	County: Hidalgo
COUNTY OF HIDALGO	§	Federal Project No.:
		ROW CSJ No.: 0921-02-356
		Highway No.:
		(To be filled in by State)

BEFORE ME, THE UNDERSIGNED AUTHORITY, on this day personally appeared Steven P. Sanchez, General Manager of the North Alamo Water Supply Corporation, **("Utility")** who after being by me duly sworn upon his/her oath deposes and says as follows:

"I, Steven P. Sanchez am over the age of 18 years and am fully competent to testify to the matters set forth in this Affidavit. I have personal knowledge of all facts and swear that such facts are true and correct.

1. Whereas North Alamo Water Supply Corporation has a water utility easement adjacent to Mile 6 West Road and which instrument is recorded in the Court House of the Hidalgo County Texas Deed Records with designation: Volume 1638, Page 955 and Volume 1638, Page 957;

2. Whereas the roadway improvements proposed by ROW CSJ No. 0921-02-356 will conflict with existing water utilities owned by North Alamo Water Supply Corporation and located within the above referenced easement.

Further affiant sayeth not."

Steve P. Sanchez, General Manager

North Alamo Water Supply Corporation
Company

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1st 2019 by

Steve P. Sanchez , of North Alamo Water Supply Corporation , a non-profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public,State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

Susan J Headley
Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: DORA E. G. CABALLERO

FIELD NOTES FOR PARCEL – 48

Being a 0.137 Acre of land, more or less, out of 3.82 acres of Farm Tract 197, Block 180, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Dora E. G. Caballero by virtue of Warranty Deed dated April 19, 1988, recorded in Volume 2594, Page 189 and by Special Warranty Deed dated June 1, 1993, recorded in Document Number 329813 Deed Records, Hidalgo County, Texas. Said 0.137 acres of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southeast corner of Farm Tract 197, Block 181, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Pages 34-37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,792.9125 and Y=16,598,546.8091. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 790.03 feet, along the east property line of Farm Tract 197 to a point;

THENCE, S 88° 47' 21" W, for a distance of 25.00 feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

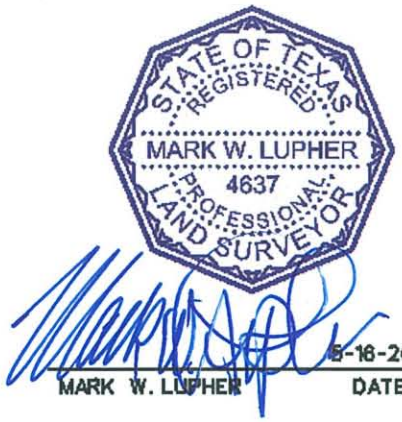
THENCE, S 88° 47' 21" W, for a distance of 29.00 feet, to a No. 4 rebar with plastic cap set for the southwest corner of said tract herein described;

THENCE, N 1° 12' 39" W, for a distance of 205.01 feet along the proposed Right of Way of Mile 6 West to a No. 4 rebar with plastic cap set for the northwest corner of said tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 29.00 feet to an existing rebar found for the northeast corner of said tract herein described;

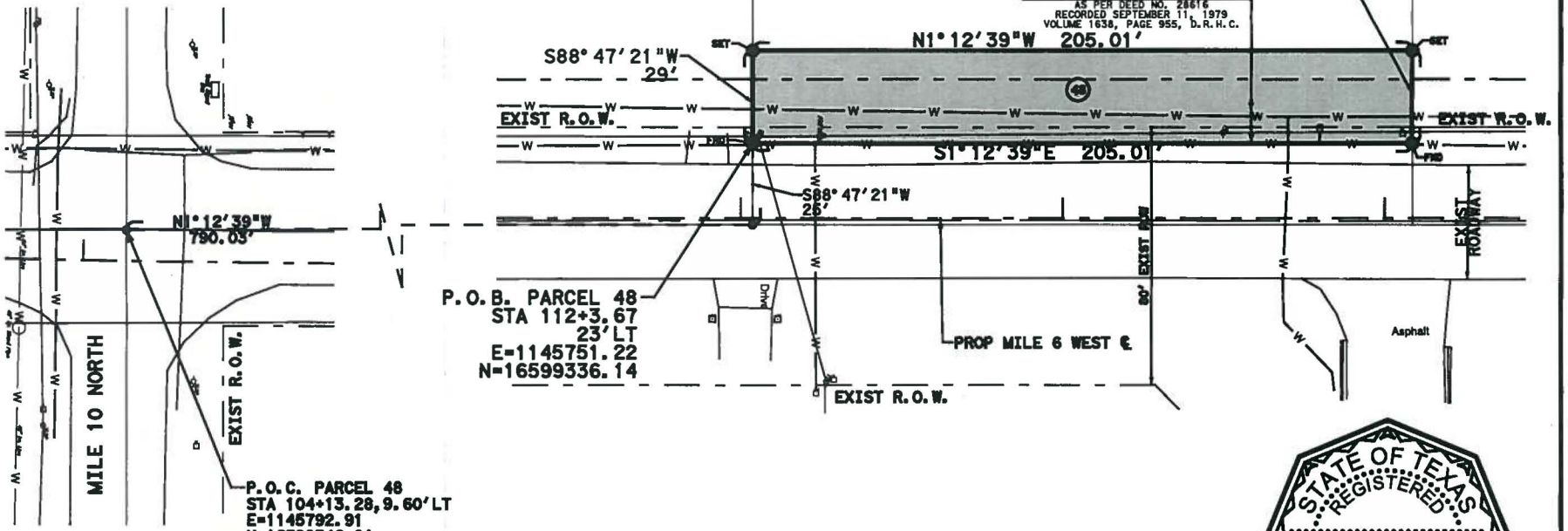
THENCE, S 1° 12' 39" E, for a distance of 205.01 feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 0.137 acres of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description



5-16-2016
MARK W. LUPHER DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South ♦ Suite 430 ♦ Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



SURVEY PLAT
OF
PARCEL 48
BEING A 0.136 ACRE TRACT OF LAND
OUT OF A 3.82 ACRE TRACT OF LAND OUT OF FARM TRACT 197, BLOCK 180, WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS RECORDED IN VOL. 2, PAGES 34-37 M.R.H.C.

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

6/28/2016
MARK W. LUPHER — DATE

TOTAL ACRE: 3.82 AC
TO BE ACQUIRED: 0.137 AC
REMAINDER: 3.684 AC

OWNER: DORA E. G. CABALLERO
BY WARRANTY DEED WITH VENDOR LIEN
DATED APRIL 19, 1988 RECORDED
VOLUME 2594, PAGE 189 D.R.H.C
AND
BY SPECIAL WARRANTY DEED
DATED JUNE 1, 1993 RECORDED
DOCUMENT NO. 329813 D.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 329813.

LEGEND

	LOT AND PROPERTY LINES
	EXIST. ROW LINES
	PARCEL BOUNDARY LINES
	EXIST. EASEMENTS INSIDE PARCEL
	EXIST. EASEMENT OUTSIDE PARCEL
	COMMON OWNERSHIP LINES
	FENCE LINES
WM	WATER VALVES AND METERS
	SIGNS
	IRRIGATION STAND PIPE
IoV	IRRIGATION VALVE
	MONUMENTS
	SET No. 4 REBAR WITH CAP
P.O.B.	POINT OF BEGINNING
P.O.C.	POINT OF COMMENCEMENT
	POWER POLES & GUY WIRE
	PARCEL NUMBER

©2016
Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
TBPE F-1540
730 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018

MILE 6 WEST ROAD
PARCEL 48

DIST.	COUNTY	ROAD NO.	SHEET NO.
PHR	HIDALGO	0821	02	358	

Benito G. Montemayor, et ux. Maria S.

TO:

NORTH ALAMO WATER SUPPLY CORPORATION
{Re: 15' strip over and across 4.82 acs}

INSTRUMENT: R.O.W. Easement
DATE: September 11, 1979
FILED: September 11, 1979
RECORDED: Volume 1638, Page 955
Deed Records, Hidalgo County, Texas
No. 28616

28616

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

RIGHT OF WAY EASEMENT

KNOW ALL MEN BY THESE PRESENTS: That Benito G. Montemayor and wife, Maria S. Montemayor hereinafter called Grantors, in consideration of One Dollar and other good and valuable consideration paid by NORTH ALAMO WATER SUPPLY CORPORATION, hereinafter called Grantee, the receipt and sufficiency of which is hereby acknowledged, do hereby grant, bargain, sell and convey to said Grantee, its successors and assigns, a perpetual easement with the right to erect, construct, install and lay and thereafter use, operate, inspect, repair, replace and remove, maintain, reconstruct and service a water line, water valves, hydrants, and other appurtenances to a waterworks system, including distributing lines and meters, over and across a tract of land owned by Grantors in Hidalgo County, Texas, described in deed recorded Volume 1530 page 182, Deed Records of Hidalgo County, Texas, said tract and easement being more particularly described as follows:

An easement 15 feet wide over and across a 4.82 acre tract out of Farm Tract 197, West and Adams Tract Subdivision, Hidalgo County, Texas, and being a strip 15 feet wide lying West of and adjacent to the West right-of-way line of Mile 6 West.

together with the right of ingress and egress over Grantors' adjacent lands for the purposes for which the above mentioned rights are granted.

The consideration recited herein shall constitute payment in full for all damages sustained by Grantors by reason of the installation of the structures referred to herein and the Grantee will maintain such easement in a state of good repair and efficiency so that no unreasonable damages will result from its use to Grantor's premises. This agreement, together with other provisions of this grant, shall constitute a covenant running with the land for the benefit of Grantee, its successors and assigns. The Grantors covenant that they are the owners of the above described lands and that said lands are free and clear of all encumbrances and liens.

The easement conveyed herein was obtained or improved through Federal financial assistance. This easement is subject to the provisions of Title VI of the Civil Rights Act of 1964 and the regulations issued pursuant thereto for so long as the easement continues to be used for the same or similar purpose for which financial assistance was extended or for so long as the Grantee owns it, whichever is longer.

IN WITNESS WHEREOF, the said Grantors have executed this instrument the 11Th day of September, 1979.

Benito G. Montemayor

Maria S. Montemayor

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

Before me, the undersigned authority, on this day personally appeared Benito G. Montemayor and wife, Maria S. Montemayor known to me to be the person(s) whose name(s) (is) (are) subscribed to the foregoing instrument and acknowledged to me that (he) (they) executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 11th day of September, 1979.

Notary Public in and for Hidalgo County, Texas

WALTER W. CROSS
Notary Public, Texas

28616

FILED FOR RECORD THIS DATE
At 2:08 o'clock P M.
SEP 11 1979
CARLOS SALDANA
County Clerk, Hidalgo County, Texas
By [illegible] Deputy

North Alamo Water Supply Corp.
Route 1 Box 130
Edinburg, Texas 78539

Francisco Rodriguez, et ux. Dora Y.

TO:

NORTH ALAMO WATER SUPPLY CORPORATION
{Re: 15' strip over and across 4.82 acs}

INSTRUMENT: R.O.W. Easement
DATE: September 11, 1979
FILED: September 11, 1979
RECORDED: Volume 1638, Page 957
Deed Records, Hidalgo County, Texas
No. 28617

28617

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

RIGHT OF WAY EASEMENT

KNOW ALL MEN BY THESE PRESENTS: That Francisco Rodriguez and wife, Dora Y. Rodriguez hereinafter called Grantors, in consideration of One Dollar and other good and valuable consideration paid by NORTH ALAMO WATER SUPPLY CORPORATION, hereinafter called Grantee, the receipt and sufficiency of which is hereby acknowledged, do hereby grant, bargain, sell and convey to said Grantee, its successors and assigns, a perpetual easement with the right to erect, construct, install and lay and thereafter use, operate, inspect, repair, replace and remove, maintain, reconstruct and service a water line, water valves hydrants, and other appurtenances to a waterworks system, including distributing lines and meters, over and across a tract of land owned by Grantors in Hidalgo County, Texas, described in deed recorded Volume 1493 page 208, Deed Records of Hidalgo County, Texas, said tract and easement being more particularly described as follows:

An easement 15 feet wide over and across a 4.82 acre tract out of Farm Tract 197, West and Adams Tract Subdivision, Hidalgo County, Texas, and being a strip 15 feet wide lying West of and adjacent to the West right-of-way line of Mile 6 West.

together with the right of ingress and egress over Grantors' adjacent lands for the purposes for which the above mentioned rights are granted.

The consideration recited herein shall constitute payment in full for all damages sustained by Grantors by reason of the installation of the structures referred to herein and the Grantee will maintain such easement in a state of good repair and efficiency so that no unreasonable damages will result from its use to Grantor's premises. This agreement, together with other provisions of this grant, shall constitute a covenant running with the land for the benefit of Grantee, its successors and assigns. The Grantors covenant that they are the owners of the above described lands and that said land are free and clear of all encumbrances and liens.

The easement conveyed herein was obtained or improved through Federal financial assistance. This easement is subject to the provisions of Title VI of the Civil Rights Act of 1964 and the regulations issued pursuant thereto for so long as the easement continues to be used for the same or similar purpose for which financial assistance was extended or for so long as the Grantee owns it, whichever is longer.

IN WITNESS WHEREOF, the said Grantors have executed this instrument the 11th day of September, 1979.

Francisco Rodriguez
Francisco Rodriguez

Dora Rodriguez
Dora Y. Rodriguez

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

Before me, the undersigned authority, on this day personally appeared Francisco Rodriguez and wife, Dora Y. Rodriguez known to me to be the person(s) whose name(s) (is) (are) subscribed to the foregoing instrument and acknowledged to me that (he) (they) executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 11th day of September, 1979.

Ruben Cardenas
Notary Public in and for Hidalgo County, Tex
Ruben Cardenas

28617

FILED FOR RECORD THIS DATE
At 2:10 o'clock P.M.
SEP 4 - 1979
SAMUEL SILVA
County Clerk, Hidalgo County, Texas
By [illegible] Deputy

North Alamo Water Supply Corp
Route 1 Box 130
Edinburg, Texas 78539

Texas Department of Transportation
Form ROW-U-1A
Rev. 3/2004
Replaces Form D-15-U1
GSD-EPC

AFFIDAVIT

(for North Alamo Water Supply Corporation—Parcel 49)

U-No.15218

THE STATE OF TEXAS	§	District: Pharr
	§	County: Hidalgo
COUNTY OF HIDALGO	§	Federal Project No.:
		ROW CSJ No.: 0921-02-356
		Highway No.:
		(To be filled in by State)

BEFORE ME, THE UNDERSIGNED AUTHORITY, on this day personally appeared Steven P. Sanchez, General Manager of the North Alamo Water Supply Corporation, **("Utility")** who after being by me duly sworn upon his/her oath deposes and says as follows:

"I, Steven P. Sanchez am over the age of 18 years and am fully competent to testify to the matters set forth in this Affidavit. I have personal knowledge of all facts and swear that such facts are true and correct.

1. Whereas North Alamo Water Supply Corporation has a water utility easement adjacent to Mile 6 West Road and which instrument is recorded in the Court House of the Hidalgo County Texas Deed Records with designation: Volume 1638, Page 955 and Volume 1638, Page 957;

2. Whereas the roadway improvements proposed by ROW CSJ No. 0921-02-356 will conflict with existing water utilities owned by North Alamo Water Supply Corporation and located within the above referenced easement.

Further affiant sayeth not."

Steve P. Sanchez, General Manager

North Alamo Water Supply Corporation
Company

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1st 2019 by

Steve P. Sanchez , of North Alamo Water Supply Corporation , a non-profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

Susan J Headley
Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: FRANCISCO T. & DORA RODRIGUEZ

FIELD NOTES FOR PARCEL – 49

Being a 0.063 Acres of land, more or less, out of 1.70 acres of Farm Tract 197, Block 181, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested Francisco T & Dora Rodriguez by virtue of Warranty Deed dated February 16, 1989, recorded in Volume 2717, Pages 844 Official Records, Hidalgo County, Texas. Said 0.063 acres of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southeast corner of Farm Tract 197, Block 181, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Pages 34-37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,792.9125 and Y=16,598,546.8091. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 995.04 feet, along the east property line of Farm Tract 197 to a point;

THENCE, S 88° 47' 21" W, for a distance of 30.00 feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

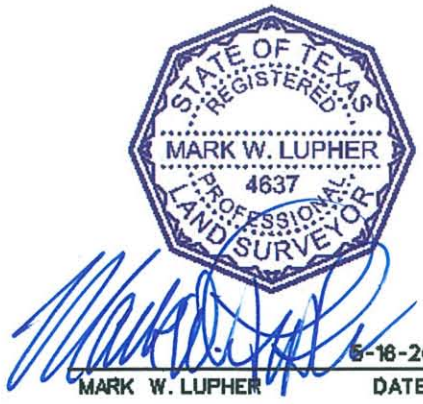
THENCE, S 88° 47' 21" W, for a distance of 24.00 feet, to a No. 4 rebar with plastic cap set for the southwest corner of said tract herein described;

THENCE, N 1° 12' 39" W, for a distance of 114.31 feet along the proposed Right of Way of Mile 6 West to a No. 4 rebar with plastic cap set for the northwest corner of said tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 24.00 feet to an existing rebar found for the northeast corner of said tract herein described;

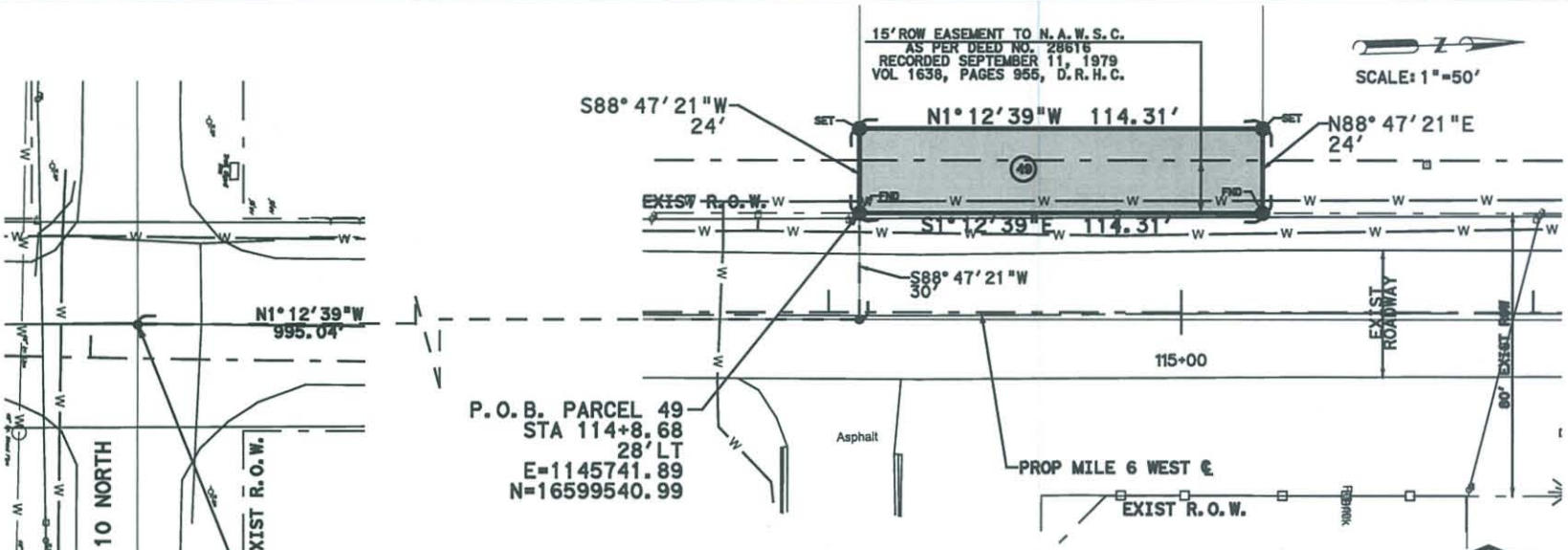
THENCE, S 1° 12' 39" E, for a distance of 114.31 feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 0.063 acres of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description



MARK W. LUPHER 6-16-2016 DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South ♦ Suite 430 ♦ Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



SURVEY PLAT
OF
PARCEL 49

BEING A 0.063 ACRE TRACT OF LAND
OUT OF 9.64 ACRES EXCEPT 4.82 ACRES, AND EXCEPT 3.12 OUT OF FARM TRACT 197,
BLOCK 181, WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS
RECORDED IN VOL. 2, PAGES 34-37 M.R.H.C.

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

5/16/2016
MARK W. LUPHER DATE

TOTAL ACRE: 1.70 AC
TO BE ACQUIRED: 0.063 AC
REMAINDER: 1.637 AC

OWNER: FRANCISCO T. & DORA RODRIGUEZ
BY WARRANTY DEED
DATED FEBRUARY 16, 1989 RECORDED
VOLUME 2717, PAGE 844 O.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 1493208.

LEGEND

- LOT AND PROPERTY LINES
- EXIST. ROW LINES
- PARCEL BOUNDARY LINES
- EXIST. EASEMENTS INSIDE PARCEL
- EXIST. EASEMENT OUTSIDE PARCEL
- COMMON OWNERSHIP LINES
- FENCE LINES
- WATER VALVES AND METERS
- SIGNS
- IRRIGATION STAND PIPE
- IRRIGATION VALVE
- MONUMENTS
- SET No. 4 REBAR WITH CAP
- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- POWER POLES & GUY WIRE
- PARCEL NUMBER

©2016
Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1080
Fax: (832) 619-1618

MILE 6 WEST ROAD
PARCEL 49

DIST.	STATE	FEDERAL AID PROJECT NO.	SHEET NO.
	6 TEXAS		MILE 6W
STATE DIST. NO.	COUNTY	CONTROL SECTION NO.	JOB NO.	SHEET NO.
PHR	HIDALGO	0921	02	356	

5/16/2016 8:23:05 PM
c:\civil-tedsi\dgn\357833\ParcelL49.dgn

Benito G. Montemayor, et ux. Maria S.

TO:

NORTH ALAMO WATER SUPPLY CORPORATION
{Re: 15' strip over and across 4.82 acs}

INSTRUMENT: R.O.W. Easement
DATE: September 11, 1979
FILED: September 11, 1979
RECORDED: Volume 1638, Page 955
Deed Records, Hidalgo County, Texas
No. 28616

28616

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

RIGHT OF WAY EASEMENT

KNOW ALL MEN BY THESE PRESENTS: That Benito G. Montemayor and wife, Maria S. Montemayor hereinafter called Grantors, in consideration of One Dollar and other good and valuable consideration paid by NORTH ALAMO WATER SUPPLY CORPORATION, hereinafter called Grantee, the receipt and sufficiency of which is hereby acknowledged, do hereby grant, bargain, sell and convey to said Grantee, its successors and assigns, a perpetual easement with the right to erect, construct, install and lay and thereafter use, operate, inspect, repair, replace and remove, maintain, reconstruct and service a water line, water valves, hydrants, and other appurtenances to a waterworks system, including distributing lines and meters, over and across a tract of land owned by Grantors in Hidalgo County, Texas, described in deed recorded Volume 1530 page 182, Deed Records of Hidalgo County, Texas, said tract and easement being more particularly described as follows:

An easement 15 feet wide over and across a 4.82 acre tract out of Farm Tract 197, West and Adams Tract Subdivision, Hidalgo County, Texas, and being a strip 15 feet wide lying West of and adjacent to the West right-of-way line of Mile 6 West.

together with the right of ingress and egress over Grantors' adjacent lands for the purposes for which the above mentioned rights are granted.

The consideration recited herein shall constitute payment in full for all damages sustained by Grantors by reason of the installation of the structures referred to herein and the Grantee will maintain such easement in a state of good repair and efficiency so that no unreasonable damages will result from its use to Grantor's premises. This agreement, together with other provisions of this grant, shall constitute a covenant running with the land for the benefit of Grantee, its successors and assigns. The Grantors covenant that they are the owners of the above described lands and that said lands are free and clear of all encumbrances and liens.

The easement conveyed herein was obtained or improved through Federal financial assistance. This easement is subject to the provisions of Title VI of the Civil Rights Act of 1964 and the regulations issued pursuant thereto for so long as the easement continues to be used for the same or similar purpose for which financial assistance was extended or for so long as the Grantee owns it, whichever is longer.

IN WITNESS WHEREOF, the said Grantors have executed this instrument the 11Th day of September, 1979.

Benito G. Montemayor

Maria S. Montemayor

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

Before me, the undersigned authority, on this day personally appeared Benito G. Montemayor and wife, Maria S. Montemayor known to me to be the person(s) whose name(s) (is) (are) subscribed to the foregoing instrument and acknowledged to me that (he) (they) executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 11th day of September, 1979.

Notary Public in and for Hidalgo County, Texas

WALTER W. CROSS

28616

FILED FOR RECORD THIS DATE
At 2:08 o'clock P M.
SEP 11 1979
CARLOS SALDANA
County Clerk, Hidalgo County, Texas
By [illegible] Deputy

North Alamo Water Supply Corp.
Route 1 Box 130
Edinburg, Texas 78539

Francisco Rodriguez, et ux. Dora Y.

TO:

NORTH ALAMO WATER SUPPLY CORPORATION
{Re: 15' strip over and across 4.82 acs}

INSTRUMENT: R.O.W. Easement
DATE: September 11, 1979
FILED: September 11, 1979
RECORDED: Volume 1638, Page 957
Deed Records, Hidalgo County, Texas
No. 28617

28617

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

RIGHT OF WAY EASEMENT

KNOW ALL MEN BY THESE PRESENTS: That Francisco Rodriguez and wife, Dora Y. Rodriguez hereinafter called Grantors, in consideration of One Dollar and other good and valuable consideration paid by NORTH ALAMO WATER SUPPLY CORPORATION, hereinafter called Grantee, the receipt and sufficiency of which is hereby acknowledged, do hereby grant, bargain, sell and convey to said Grantee, its successors and assigns, a perpetual easement with the right to erect, construct, install and lay and thereafter use, operate, inspect, repair, replace and remove, maintain, reconstruct and service a water line, water valves hydrants, and other appurtenances to a waterworks system, including distributing lines and meters, over and across a tract of land owned by Grantors in Hidalgo County, Texas, described in deed recorded Volume 1493 page 208, Deed Records of Hidalgo County, Texas, said tract and easement being more particularly described as follows:

An easement 15 feet wide over and across a 4.82 acre tract out of Farm Tract 197, West and Adams Tract Subdivision, Hidalgo County, Texas, and being a strip 15 feet wide lying West of and adjacent to the West right-of-way line of Mile 6 West.

together with the right of ingress and egress over Grantors' adjacent lands for the purposes for which the above mentioned rights are granted.

The consideration recited herein shall constitute payment in full for all damages sustained by Grantors by reason of the installation of the structures referred to herein and the Grantee will maintain such easement in a state of good repair and efficiency so that no unreasonable damages will result from its use to Grantor's premises. This agreement, together with other provisions of this grant, shall constitute a covenant running with the land for the benefit of Grantee, its successors and assigns. The Grantors covenant that they are the owners of the above described lands and that said land are free and clear of all encumbrances and liens.

The easement conveyed herein was obtained or improved through Federal financial assistance. This easement is subject to the provisions of Title VI of the Civil Rights Act of 1964 and the regulations issued pursuant thereto for so long as the easement continues to be used for the same or similar purpose for which financial assistance was extended or for so long as the Grantee owns it, whichever is longer.

IN WITNESS WHEREOF, the said Grantors have executed this instrument the 11th day of September, 1979.

Francisco Rodriguez
Francisco Rodriguez

Dora Y. Rodriguez
Dora Y. Rodriguez

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

Before me, the undersigned authority, on this day personally appeared Francisco Rodriguez and wife, Dora Y. Rodriguez known to me to be the person(s) whose name(s) (is) (are) subscribed to the foregoing instrument and acknowledged to me that (he) (they) executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 11th day of September, 1979.

Ruben Cardenas
Notary Public in and for Hidalgo County, Tex
Ruben Cardenas

28617

FILED FOR RECORD THIS DATE
At 2:10 o'clock P. M.
SEP 1 - 1979
SANTOS SILVA
County Clerk, Hidalgo County, Texas
By _____ Deputy

North Alamo Water Supply Corp
Route 1 Box 130
Edinburg, Texas 78539

Form ROW-U-1A
Rev. 3/2004
Replaces Form D-15-U1
GSD-EPC

AFFIDAVIT

(for North Alamo Water Supply Corporation—Parcel 50)

U-No.15218

THE STATE OF TEXAS	§	District: Pharr
	§	County: Hidalgo
COUNTY OF HIDALGO	§	Federal Project No.:
		ROW CSJ No.: 0921-02-356
		Highway No.:
		(To be filled in by State)

BEFORE ME, THE UNDERSIGNED AUTHORITY, on this day personally appeared Steven P. Sanchez, General Manager of the North Alamo Water Supply Corporation, **("Utility")** who after being by me duly sworn upon his/her oath deposes and says as follows:

"I, Steven P. Sanchez am over the age of 18 years and am fully competent to testify to the matters set forth in this Affidavit. I have personal knowledge of all facts and swear that such facts are true and correct.

1. Whereas North Alamo Water Supply Corporation has a water utility easement adjacent to Mile 6 West Road and which instrument is recorded in the Court House of the Hidalgo County Texas Deed Records with designation: Volume 1638, Page 955 and Volume 1638, Page 957;

2. Whereas the roadway improvements proposed by ROW CSJ No. 0921-02-356 will conflict with existing water utilities owned by North Alamo Water Supply Corporation and located within the above referenced easement.

Further affiant sayeth not."

Steve P. Sanchez, General Manager

North Alamo Water Supply Corporation
Company

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1st 2019 by

Steve P. Sanchez , of North Alamo Water Supply Corporation , a non-profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

Susan J Headley
Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: FRANCISCO AND DORA RODRIGUEZ

FIELD NOTES FOR PARCEL – 50

Being a 0.116 Acres of land, more or less, out of 9.64 Acres, and except 1.70 acres out of Farm Tract 197, Block 181, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Francisco and Dora Rodriguez by virtue of General Warranty Deed dated June 9, 1976, recorded in Volume 1493, Page 208 Deed Records, Hidalgo County, Texas. Said 0.116 acres of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southeast corner of Farm Tract 197, Block 181, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Pages 34-37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,792.9125 and Y=16,598,546.8091. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 1,109.35 feet, along the east property line of Farm Tract 197 to a point;

THENCE, S 88° 47' 21" W, for a distance of 30.00 feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

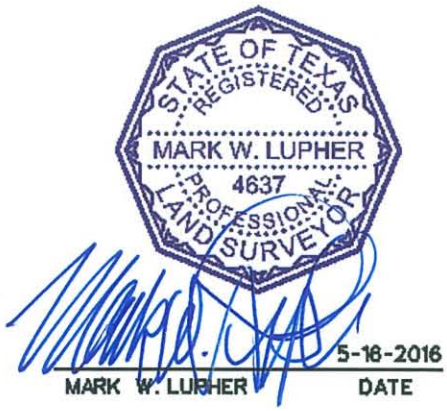
THENCE, S 88° 47' 21" W, for a distance of 24.00 feet, to a No. 4 rebar with plastic cap set for the southwest corner of said tract herein described;

THENCE, N 1° 12' 39" W, for a distance of 210.70 feet along the proposed Right of Way of Mile 6 West to a No. 4 rebar with plastic cap set for the northwest corner of said tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 24.00 feet to an existing rebar found for the northeast corner of said tract herein described;

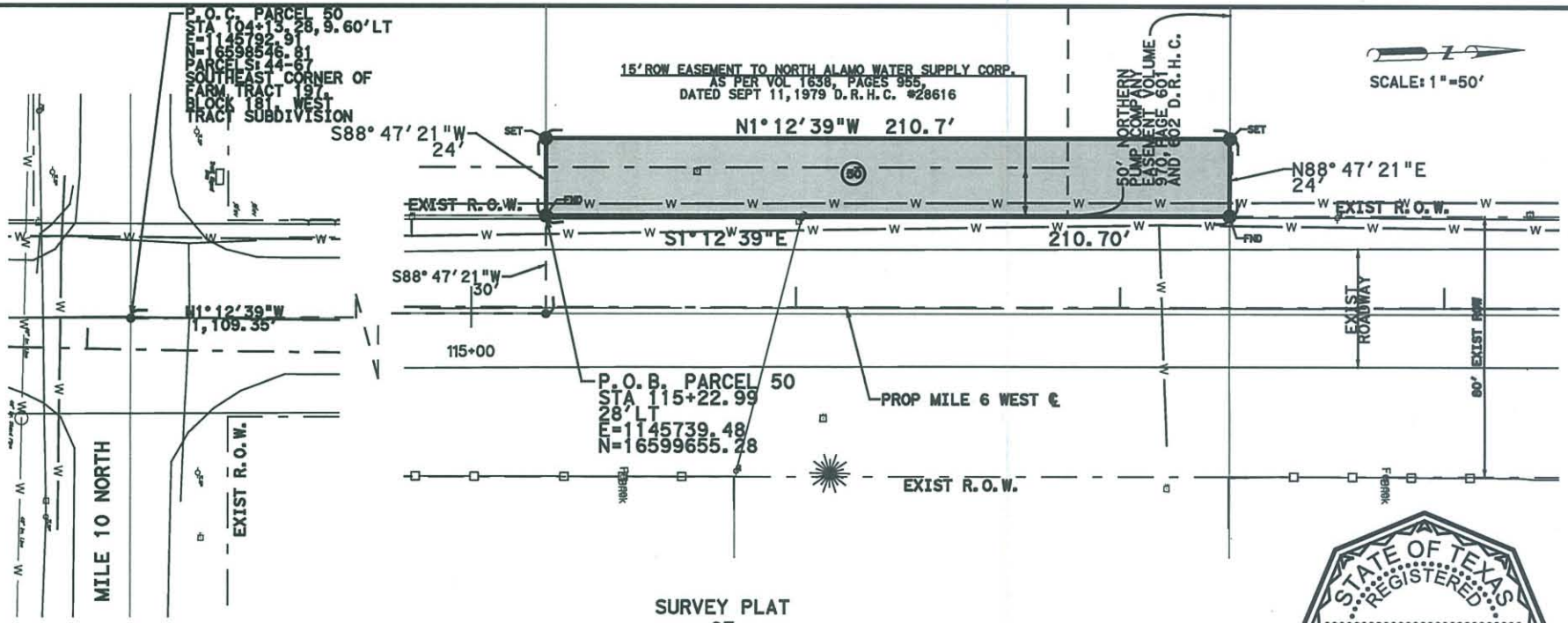
THENCE, S 1° 12' 39" E, for a distance of 210.70 feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 0.116 acres of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description



MARK W. LUPHER 5-16-2016
DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



SURVEY PLAT
OF
PARCEL 50
BEING A 0.116 ACRE TRACT OF LAND
OUT OF 9.64 ACRES EXCEPT 4.82 ACRES, AND EXCEPT 1.70 OUT OF FARM TRACT 197, BLOCK 181, WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS RECORDED IN VOL. 2, PAGES 34-37 M.R.H.C.

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

5/16/2016
MARK W. LUPHER DATE

TOTAL ACRES: 3.12 AC
TO BE ACQUIRED: 0.116 AC
REMAINDER: 3.004 AC

OWNER: FRANCISCO & DORA RODRIGUEZ
BY GENERAL WARRANTY DEED
DATED JUNE 9, 1976 RECORDED
VOLUME 1493, PAGE 208 D.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 2717844.

LEGEND

	LOT AND PROPERTY LINES
	EXIST. ROW LINES
	PARCEL BOUNDARY LINES
	EXIST. EASEMENTS INSIDE PARCEL
	EXIST. EASEMENT OUTSIDE PARCEL
	COMMON OWERSHIP LINES
	FENCE LINES
WM	WATER VALVES AND METERS
	SIGNS
	IRRIGATION STAND PIPE
IOV	IRRIGATION VALVE
	MONUMENTS
o	SET No. 4 REBAR WITH CAP
P.O.B.	POINT OF BEGINNING
P.O.C.	POINT OF COMMENCEMENT
	POWER POLES & GUY WIRE
	PARCEL NUMBER

©2016
Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
TEDSI TBPE F-1640
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1080
Fax: (832) 619-1018

MILE 6 WEST ROAD
PARCEL 50

DIST.	STATE	FEDERAL AID PROJECT NO.	SHEET NO.
6	TEXAS		MILE 6W
STATE DIST. NO.	COUNTY	CONTROL SUB	SECTION NO.	JOB NO.	SHEET NO.
PHR	HIDALGO	0921	02	358	

c:\civil 3d projects\hidalgo\dgn\357845-Parcel50.dgn
5/16/2016 8:23:10 PM

Benito G. Montemayor, et ux. Maria S.

TO:

NORTH ALAMO WATER SUPPLY CORPORATION
{Re: 15' strip over and across 4.82 acs}

INSTRUMENT: R.O.W. Easement
DATE: September 11, 1979
FILED: September 11, 1979
RECORDED: Volume 1638, Page 955
Deed Records, Hidalgo County, Texas
No. 28616

28616

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

RIGHT OF WAY EASEMENT

KNOW ALL MEN BY THESE PRESENTS: That Benito G. Montemayor and wife, Maria S. Montemayor hereinafter called Grantors, in consideration of One Dollar and other good and valuable consideration paid by NORTH ALAMO WATER SUPPLY CORPORATION, hereinafter called Grantee, the receipt and sufficiency of which is hereby acknowledged, do hereby grant, bargain, sell and convey to said Grantee, its successors and assigns, a perpetual easement with the right to erect, construct, install and lay and thereafter use, operate, inspect, repair, replace and remove, maintain, reconstruct and service a water line, water valves, hydrants, and other appurtenances to a waterworks system, including distributing lines and meters, over and across a tract of land owned by Grantors in Hidalgo County, Texas, described in deed recorded Volume 1530 page 182, Deed Records of Hidalgo County, Texas, said tract and easement being more particularly described as follows:

An easement 15 feet wide over and across a 4.82 acre tract out of Farm Tract 197, West and Adams Tract Subdivision, Hidalgo County, Texas, and being a strip 15 feet wide lying West of and adjacent to the West right-of-way line of Mile 6 West.

together with the right of ingress and egress over Grantors' adjacent lands for the purposes for which the above mentioned rights are granted.

The consideration recited herein shall constitute payment in full for all damages austained by Grantors by reason of the installation of the structures referred to herein and the Grantee will maintain such easement in a state of good repair and efficiency so that no unreasonable damages will result from its use to Grantor's premises. This agreement, together with other provisions of this grant, shall constitute a covenant running with the land for the benefit of Grantee, its successors and assigns. The Grantors covenant that they are the owners of the above described lands and that said lands are free and clear of all encumbrances and liens.

The easement conveyed herein was obtained or improved through Federal financial assistance. This easement is subject to the provisions of Title VI of the Civil Rights Act of 1964 and the regulations issued pursuant thereto for so long as the easement continues to be used for the same or similar purpose for which financial assistance was extended or for so long as the Grantee owns it, whichever is longer.

IN WITNESS WHEREOF, the said Grantors have executed this instrument the 11th day of September, 1979.

Benito G. Montemayor

Maria S. Montemayor

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

Before me, the undersigned authority, on this day personally appeared Benito G. Montemayor and wife, Maria S. Montemayor known to me to be the person(s) whose name(s) (is) (are) subscribed to the foregoing instrument and acknowledged to me that (he) (they) executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 11th day of September, 1979.

Notary Public in and for Hidalgo County, Texas

WALTER W. CROSS

28616

FILED FOR RECORD THIS DATE
At 2:08 o'clock P M.
SEP 11 1979
SANTOS SALDANA
County Clerk, Hidalgo County, Texas
By [illegible] Deputy

North Alamo Water Supply Corp.
Route 1 Box 130
Edinburg, Texas 78539

Francisco Rodriguez, et ux. Dora Y.

TO:

NORTH ALAMO WATER SUPPLY CORPORATION
{Re: 15' strip over and across 4.82 acs}

INSTRUMENT: R.O.W. Easement
DATE: September 11, 1979
FILED: September 11, 1979
RECORDED: Volume 1638, Page 957
Deed Records, Hidalgo County, Texas
No. 28617

28617

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

RIGHT OF WAY EASEMENT

KNOW ALL MEN BY THESE PRESENTS: That Francisco Rodriguez and wife, Dora Y. Rodriguez hereinafter called Grantors, in consideration of One Dollar and other good and valuable consideration paid by NORTH ALAMO WATER SUPPLY CORPORATION, hereinafter called Grantee, the receipt and sufficiency of which is hereby acknowledged, do hereby grant, bargain, sell and convey to said Grantee, its successors and assigns, a perpetual easement with the right to erect, construct, install and lay and thereafter use, operate, inspect, repair, replace and remove, maintain, reconstruct and service a water line, water valves hydrants, and other appurtenances to a waterworks system, including distributing lines and meters, over and across a tract of land owned by Grantors in Hidalgo County, Texas, described in deed recorded Volume 1493 page 208, Deed Records of Hidalgo County, Texas, said tract and easement being more particularly described as follows:

An easement 15 feet wide over and across a 4.82 acre tract out of Farm Tract 197, West and Adams Tract Subdivision, Hidalgo County, Texas, and being a strip 15 feet wide lying West of and adjacent to the West right-of-way line of Mile 6 West.

together with the right of ingress and egress over Grantors' adjacent lands for the purposes for which the above mentioned rights are granted.

The consideration recited herein shall constitute payment in full for all damages sustained by Grantors by reason of the installation of the structures referred to herein and the Grantee will maintain such easement in a state of good repair and efficiency so that no unreasonable damages will result from its use to Grantor's premises. This agreement, together with other provisions of this grant, shall constitute a covenant running with the land for the benefit of Grantee, its successors and assigns. The Grantors covenant that they are the owners of the above described lands and that said land are free and clear of all encumbrances and liens.

The easement conveyed herein was obtained or improved through Federal financial assistance. This easement is subject to the provisions of Title VI of the Civil Rights Act of 1964 and the regulations issued pursuant thereto for so long as the easement continues to be used for the same or similar purpose for which financial assistance was extended or for so long as the Grantee owns it, whichever is longer.

IN WITNESS WHEREOF, the said Grantors have executed this instrument the 11th day of September, 1979.

Francisco Rodriguez
Francisco Rodriguez

Dora Y. Rodriguez
Dora Y. Rodriguez

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

Before me, the undersigned authority, on this day personally appeared Francisco Rodriguez and wife, Dora Y. Rodriguez known to me to be the person(s) whose name(s) (is) (are) subscribed to the foregoing instrument and acknowledged to me that (he) (they) executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 11th day of September, 1979.

Ruben Cardenas
Notary Public In and for Hidalgo County, Tex
Ruben Cardenas

28617

FILED FOR RECORD THIS DATE
At 2:10 o'clock P M.
SEP 1 - 1979
SANTOS SILVA
County Clerk, Hidalgo County, Texas
By [signature] Deputy

North Alamo Water Supply Corp
Route 1 Box 130
Edinburg, Texas 78539

Form ROW-U-1A
Rev. 3/2004
Replaces Form D-15-U1
GSD-EPC

AFFIDAVIT

(for North Alamo Water Supply Corporation—Parcel 51)

U-No.15218

THE STATE OF TEXAS	§	District: Pharr
	§	County: Hidalgo
COUNTY OF HIDALGO	§	Federal Project No.:
		ROW CSJ No.: 0921-02-356
		Highway No.:
		(To be filled in by State)

BEFORE ME, THE UNDERSIGNED AUTHORITY, on this day personally appeared Steven P. Sanchez, General Manager of the North Alamo Water Supply Corporation, **("Utility")** who after being by me duly sworn upon his/her oath deposes and says as follows:

"I, Steven P. Sanchez am over the age of 18 years and am fully competent to testify to the matters set forth in this Affidavit. I have personal knowledge of all facts and swear that such facts are true and correct.

1. Whereas North Alamo Water Supply Corporation has a water utility easement adjacent to Mile 6 West Road and which instrument is recorded in the Court House of the Hidalgo County Texas Deed Records with designation: Volume 1637, Page 829;

2. Whereas the roadway improvements proposed by ROW CSJ No. 0921-02-356 will conflict with existing water utilities owned by North Alamo Water Supply Corporation and located within the above referenced easement.

Further affiant sayeth not."

Steve P. Sanchez, General Manager

North Alamo Water Supply Corporation
Company

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1st 2019 by

Steve P. Sanchez , of North Alamo Water Supply Corporation , a non-profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: SANTANA RODRIGUEZ RAMOS

FIELD NOTES FOR PARCEL – 51

Being a 0.102 Acre of land, more or less, out of 5.60 acres of Farm Tract 198, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Santana Rodriguez Ramos by virtue of Warranty Deed with Vendor Lien dated April 23, 2015, recorded in Document Number 2609131 Deed Records, Hidalgo County, Texas. Said 0.102 acres of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southeast corner of Farm Tract 197, Block 181, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Pages 34-37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,792.9125 and Y=16,598,546.8091. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 1,320.05 feet, along the east property line of Farm Tract 197 and Farm Tract 198 to a point;

THENCE, S 88° 47' 21" W, for a distance of 30.00 feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

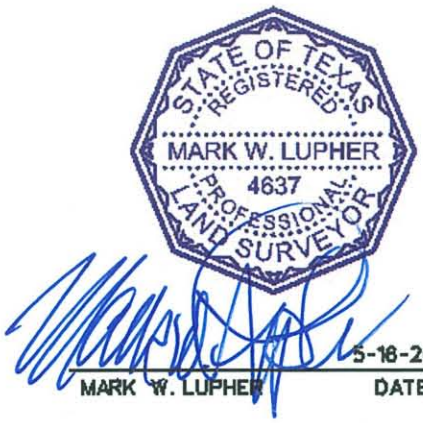
THENCE, S 88° 47' 21" W, for a distance of 24.00 feet, to a No. 4 rebar with plastic cap set for the southwest corner of said tract herein described;

THENCE, N 1° 12' 39" W, for a distance of 184.81 feet along the proposed Right of Way of Mile 6 West to a No. 4 rebar with plastic cap set for the northwest corner of said tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 24.00 feet to an existing rebar found for the northeast corner of said tract herein described;

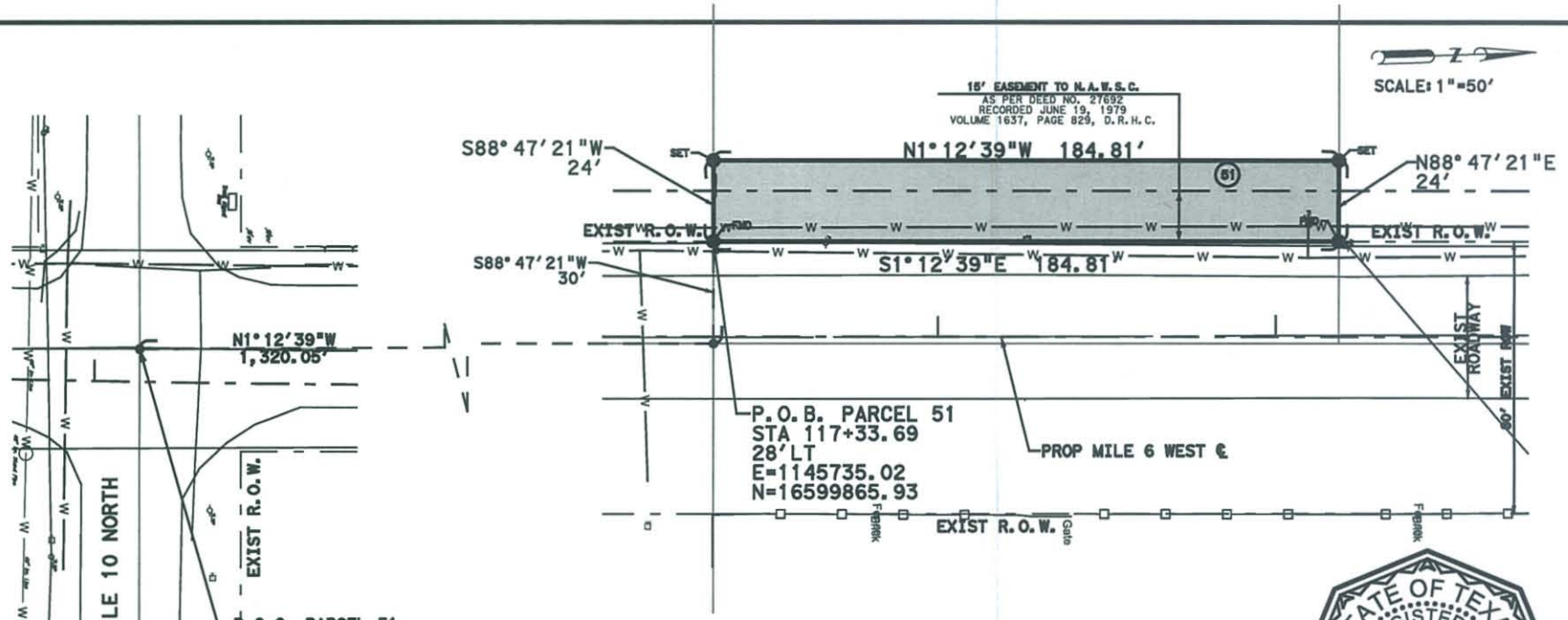
THENCE, S 1° 12' 39" E, for a distance of 184.81 feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 0.102 acres of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description



5-18-2016
MARK W. LUPHER DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



SURVEY PLAT
OF
PARCEL 51
BEING A 0.102 ACRE TRACT OF LAND
OUT OF A 5.60 ACRE TRACT OF LAND OUT OF FARM TRACT 198
WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS
RECORDED IN VOL. 2, PAGES 34-37 M.R.H.C.

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

5/16/2016
MARK W. LUPHER DATE

TOTAL SQUARE FEET: 5.60 AC
TO BE ACQUIRED: 0.102 AC
REMAINDER: 5.498 AC

OWNER: SANTANA RODRIGUEZ RAMOS
BY WARRANTY DEED WITH VENDOR LIEN
DATED APRIL 23, 2015 RECORDED
DOCUMENT NO. 2609131 D.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 2609131.

LEGEND

- LOT AND PROPERTY LINES
- EXIST. ROW LINES
- PARCEL BOUNDARY LINES
- EXIST. EASEMENTS INSIDE PARCEL
- EXIST. EASEMENT OUTSIDE PARCEL
- COMMON OWERSHIP LINES
- FENCE LINES
- WV — WATER VALVES AND METERS
- SIGNS
- IRRIGATION STAND PIPE
- IV — IRRIGATION VALVE
- MONUMENTS
- o — SET No. 4 REBAR WITH CAP
- P.O.B. — POINT OF BEGINNING
- P.O.C. — POINT OF COMMENCEMENT
- POWER POLES & GUY WIRE
- PARCEL NUMBER

©2016 Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
TEDSI TBPE F-1540
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1080
Fax: (832) 619-1018

MILE 6 WEST ROAD
PARCEL 51

DIST.	STATE	FEDERAL AID PROJECT NO.	SHEET NO.
6	TEXAS		MILE 6W
STATE DIST. NO.	COUNTY	CONTROL SEC	SECTION NO.	JOB NO.	SHEET NO.
PHR	HIDALGO	0921	02	358	

5/16/2016 8:23:17 PM
o:\pw-tedsi\dms35765\Parcel51.dgn

Mary E. Henry

TO:

NORTH ALAMO WATER SUPPLY CORPORATION
{Re: 15' wide over the S 18 acs. FT 198}

INSTRUMENT: R.O.W. Easement
DATE: June 19, 1979
FILED: September 4, 1979
RECORDED: Volume 1637, Page 829
Deed Records, Hidalgo County, Texas
No. 27692

27692

34

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

RIGHT OF WAY EASEMENT

KNOW ALL MEN BY THESE PRESENTS: That Mary E. Henry hereinafter called Grantors, in consideration of One Dollar and other good and valuable consideration paid by NORTH ALAMO WATER SUPPLY CORPORATION, hereinafter called Grantee, the receipt and sufficiency of which is hereby acknowledged, do hereby grant, bargain, sell and convey to said Grantee, its successors and assigns, a perpetual easement with the right to erect, construct, install and lay and thereafter use, operate, inspect, repair, replace and remove, maintain, reconstruct and service a water line, water valves, hydrants, and other appurtenances to a waterworks system, including distributing lines and meters, over and across a tract of land owned by Grantors in Hidalgo County, Texas, described in deed recorded Volume 1487 page 577, Deed Records of Hidalgo County, Texas, said tract and easement being more particularly described as follows:

An easement 15 feet wide over and across the North 18 acres of Farm Tract 199, West and Adams Tract Subdivision, Hidalgo County, Texas, and being a strip 15 feet wide lying West of and adjacent to the West right-of-way line of Mile 6 West.

An easement 15 feet wide over and across the South 18 acres of Farm Tract 198, West and Adams Tract Subdivision, Hidalgo County, Texas, and being a strip 15 feet wide lying West of and adjacent to the West right-of-way line of Mile 6 West.

together with the right of ingress and egress over Grantors' adjacent lands for the purposes for which the above mentioned rights are granted.

The consideration recited herein shall constitute payment in full for all damages sustained by Grantors by reason of the installation of the structures referred to herein and the Grantee will maintain such easement in a state of good repair and efficiency so that no unreasonable damages will result from its use to Grantor's premises. This agreement, together with other provisions of this grant, shall constitute a covenant running with the land for the benefit of Grantee, its successors and assigns. The Grantors covenant that they are the owners of the above described lands and that said lands are free and clear of all encumbrances and liens.

The easement conveyed herein was obtained or improved through Federal financial assistance. This easement is subject to the provisions of Title VI of the Civil Rights Act of 1964 and the regulations issued pursuant thereto for so long as the easement continues to be used for the same or similar purpose for which financial assistance was extended or for so long as the Grantee owns it, whichever is longer.

IN WITNESS WHEREOF, the said Grantors have executed this instrument the 19th day of June, 1979.

Mary E. Henry

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

Before me, the undersigned authority, on this day personally appeared Mary E. Henry, A.K.A. Esther M. Henry known to me to be the person(s) whose name(s) (is) ~~(are)~~ subscribed to the foregoing instrument and acknowledged to me that (she) ~~(they)~~ executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 19th day of June, 1979.

Notary Public in and for Hidalgo County, Texas

WALTER W. GOSS
Notary Public, State of Texas
Commission Expires 3/13/80

27692

FILED FOR RECORD THIS DATE
At 11:18 o'clock A M.

SEP 4 1979

SANTOS SALDANA
County Clerk, Hidalgo County, Texas
By _____ Deputy

NORTH ALAMO WATER SUPPLY CORP.
RT. 1, [illegible]
EDINBURG, TEXAS 78539

Form ROW-U-1A
Rev. 3/2004
Replaces Form D-15-U1
GSD-EPC

AFFIDAVIT

(for North Alamo Water Supply Corporation—Parcel 52)

U-No.15218

THE STATE OF TEXAS	§	District: Pharr
	§	County: Hidalgo
COUNTY OF HIDALGO	§	Federal Project No.:
		ROW CSJ No.: 0921-02-356
		Highway No.:
		(To be filled in by State)

BEFORE ME, THE UNDERSIGNED AUTHORITY, on this day personally appeared Steven P. Sanchez, General Manager of the North Alamo Water Supply Corporation, **("Utility")** who after being by me duly sworn upon his/her oath deposes and says as follows:

"I, Steven P. Sanchez am over the age of 18 years and am fully competent to testify to the matters set forth in this Affidavit. I have personal knowledge of all facts and swear that such facts are true and correct.

1. Whereas North Alamo Water Supply Corporation has a water utility easement adjacent to Mile 6 West Road and which instrument is recorded in the Court House of the Hidalgo County Texas Deed and Map Records with designation: Volume 1637, Page 829 & Document No. 2728499

2. Whereas the roadway improvements proposed by ROW CSJ No. 0921-02-356 will conflict with existing water utilities owned by North Alamo Water Supply Corporation and located within the above referenced easement.

Further affiant sayeth not."

Steve P. Sanchez, General Manager

North Alamo Water Supply Corporation
Company

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1st 2019 by

Steve P. Sanchez , of North Alamo Water Supply Corporation , a non-profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public,State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

Notary Public's Signature

Mary E. Henry

TO:

NORTH ALAMO WATER SUPPLY CORPORATION
{Re: 15' wide over the S 18 acs. FT 198}

INSTRUMENT: R.O.W. Easement
DATE: June 19, 1979
FILED: September 4, 1979
RECORDED: Volume 1637, Page 829
Deed Records, Hidalgo County, Texas
No. 27692

27692

3 of 4

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

RIGHT OF WAY EASEMENT

KNOW ALL MEN BY THESE PRESENTS: That Mary E. Henry hereinafter called Grantors, in consideration of One Dollar and other good and valuable consideration paid by NORTH ALAMO WATER SUPPLY CORPORATION, hereinafter called Grantee, the receipt and sufficiency of which is hereby acknowledged, do hereby grant, bargain, sell and convey to said Grantee, its successors and assigns, a perpetual easement with the right to erect, construct, install and lay and thereafter use, operate, inspect, repair, replace and remove, maintain, reconstruct and service a water line, water valves, hydrants, and other appurtenances to a waterworks system, including distributing lines and meters, over and across a tract of land owned by Grantors in Hidalgo County, Texas, described in deed recorded Volume 1487 page 577, Deed Records of Hidalgo County, Texas, said tract and easement being more particularly described as follows:

An easement 15 feet wide over and across the North 18 acres of Farm Tract 199, West and Adams Tract Subdivision, Hidalgo County, Texas, and being a strip 15 feet wide lying West of and adjacent to the West right-of-way line of Mile 6 West.

An easement 15 feet wide over and across the South 18 acres of Farm Tract 198, West and Adams Tract Subdivision, Hidalgo County, Texas, and being a strip 15 feet wide lying West of and adjacent to the West right-of-way line of Mile 6 West.

together with the right of ingress and egress over Grantors' adjacent lands for the purposes for which the above mentioned rights are granted.

The consideration recited herein shall constitute payment in full for all damages austained by Grantors by reason of the installation of the structures referred to herein and the Grantee will maintain such easement in a state of good repair and efficiency so that no unreasonable damages will result from its use to Grantor's premises. This agreement, together with other provisions of this grant, shall constitute a covenant running with the land for the benefit of Grantee, its successors and assigns. The Grantors covenant that they are the owners of the above described lands and that said lands are free and clear of all encumbrances and liens.

The easement conveyed herein was obtained or improved through Federal financial assistance. This easement is subject to the provisions of Title VI of the Civil Rights Act of 1964 and the regulations issued pursuant thereto for so long as the easement continues to be used for the same or similar purpose for which financial assistance was extended or for so long as the Grantee owns it, whichever is longer.

IN WITNESS WHEREOF, the said Grantors have executed this instrument the 19th day of June, 1979.

Mary E. Henry
Mary E. Henry

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

Before me, the undersigned authority, on this day personally appeared Mary E. Henry, A.K.A. Esther M. Henry known to me to be the person(s) whose name(s) (is)(~~are~~) subscribed to the foregoing instrument and acknowledged to me that (she) (~~they~~) executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 19th day of June, 1979.

Notary Public in and for Hidalgo County, Texas

Commission Expires 3/13/80

27692

FILED FOR RECORD THIS DATE
At 11:18 o'clock A M.

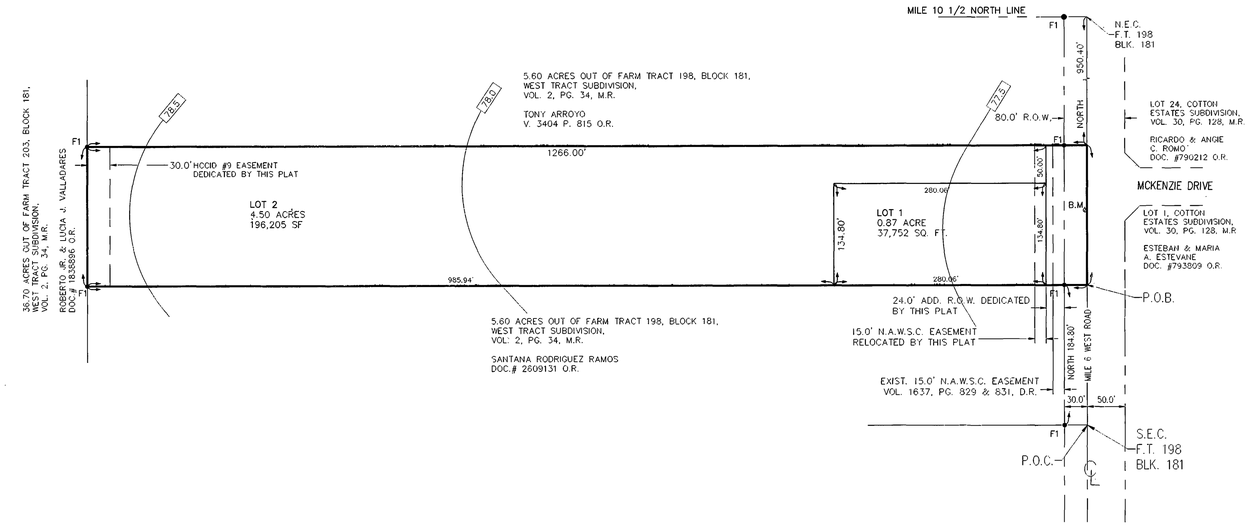
SEP 4 1979

SANTOS SALDANA
County Clerk, Hidalgo County, Texas
By _____ Deputy

NORTH ALAMO WATER SUPPLY CORP.
RT. 1, BOX 150
EDINBURG, TEXAS 78539

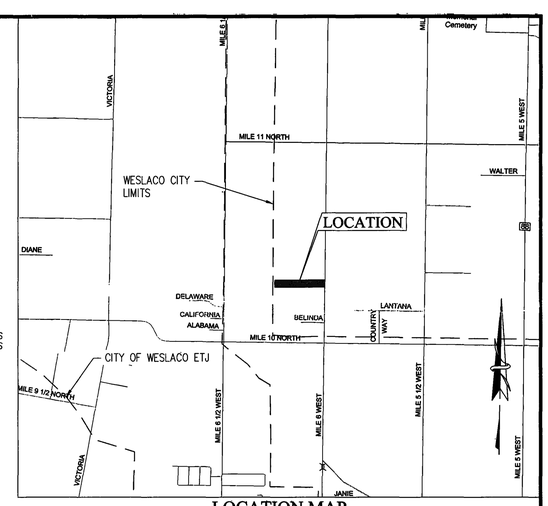
L & D RODRIGUEZ SUBDIVISION PLAT

BEING THE NORTH 5.60 ACRES OF THE SOUTH 11.20 ACRES OF FARM TRACT 198, BLOCK 181, WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS, AS PER MAP RECORDED IN VOLUME 2, PAGES 34 THRU 37 OF THE MAP RECORDS OF HIDALGO COUNTY, TEXAS



SCALE: 1"=100'

BASIS OF BEARING IS THE EAST LINE OF FARM TRACT 198 BLK. 181 WEST TRACT SUB. V. 2 P. 34-37 M.R. HIDALGO COUNTY TEXAS.



LOCATION MAP
SCALE: 1"=2000'

LEGEND

F1 – FOUND 1/2" DIAMETER IRON ROD
F3 – FOUND 3/4" DIAMETER IRON ROD
R.O.W. – RIGHT-OF-WAY
E.O.A. – EDGE OF ASPHALT
CONC. – CONCRETE
CVRD. – COVERED
M.R. – MAP RECORDS
D.R. – DEED RECORDS
O.R. – OFFICIAL RECORDS
S.E.C. – SOUTHEAST CORNER
SEC. – SECTION
W/M – WATER METER
"F.H." – FRAME HOUSE PART ON CONC. BLKS. AND PART ON CONC. SLAB
B.M.Ø – BENCHMARK

NOTE: UNLESS NOTED, 1/2" DIA. IRON RODS SET AT ALL LOT CORNERS.

GENERAL SUBDIVISION PLAT NOTES

1. FLOOD ZONE DESIGNATION: ZONE "X"
   ZONE "X" AREAS DETERMINED TO BE AREAS OF 500-YEAR FLOOD, AREAS OF 100-YEAR FLOOD WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT OR DRAINAGE AREAS LESS THAN 1 SQUARE MILE, AND AREAS PROTECTED BY LEVEES FROM 100-YEAR FLOOD. COMMUNITY PANEL No. 480334 0450 C, REVISED JUNE 6, 2000, REVISED MAY 30, 2002 BY LOMR.
2. MINIMUM BUILDING SETBACK LINES SHALL BE AS FOLLOWS:
   FRONT: 50.00 FEET
   REAR: 25.00 FEET
   SIDE: 6.00 FEET
3. NO MORE THAN ONE-SINGLE FAMILY DETACHED DWELLING SHALL BE LOCATED ON LOT 2. THIS MUST BE STIPULATED ON ALL DEEDS AND CONTRACTS FOR DEEDS. APPLICATIONS FOR CONSTRUCTION ARE REQUIRED PRIOR TO OCCUPYING THE LOT. NO COMMERCIAL USE SHALL BE ALLOWED ON LOT 2. (IF PROPERTY ANNEXED, IT SHALL ABIDE BY CITY ZONING ORDINANCE)
4. LOT 1 SHALL BE FOR COMMERCIAL USE ONLY. THERE SHALL BE NO OTHER USE OTHER THAN COMMERCIAL. LOT 1 IS FOR NONRESIDENTIAL USE. THIS MUST BE STIPULATED ON ALL DEEDS AND CONTRACT FOR DEEDS. A BUFFER FENCE IS REQUIRED TO BE INSTALLED BY DEVELOPER ALONG ALL ABUTTING RESIDENTIAL LOTS TO DENY ACCESS ONTO LOT. APPLICATIONS FOR CONSTRUCTION APPROVED BY THE PLANNING DEPARTMENT, HEALTH DEPARTMENT AND FIRE MARSHALL ARE REQUIRED PRIOR TO OCCUPYING THE LOT. (IF PROPERTY ANNEXED, IT SHALL ABIDE BY CITY ZONING ORDINANCE)
5. MINIMUM FINISHED FLOOR ELEVATION SHALL BE 18" ABOVE THE CENTER LINE OF STREET OR 18" ABOVE NATURAL GROUND, WHICHEVER IS GREATER.

   ELEVATION CERTIFICATE MAY BE REQUIRED FOR LOTS LOCATED OUTSIDE A DESIGNATED FLOOD ZONE AT THE TIME OF APPLICATION FOR CONSTRUCTION TO VERIFY PRE AND POST CONSTRUCTION FINISHED FLOOR ELEVATIONS. AN ELEVATION CERTIFICATE SHALL BE REQUIRED FOR ALL LOTS WITHIN A DESIGNATED FLOOD ZONE AT THE TIME FOR A DEVELOPMENT PERMIT APPLICATION.
6. A 5 FT. SIDEWALK IS REQUIRED ALONG EXTERIOR PERIMETER PRIOR TO RECORDING THE PLAT AS PER CITY OF WESLACO.
7. THE FOLLOWING BENCHMARK IS IDENTIFIED ON THE FACE OF THE PLAT AND ON THE ATTACHED ENGINEERING PLANS.
   B.M. – BENCH MARK(SET P-K NAIL ON ASPHALT APPROXIMATELY 99 FEET NORTH OF THE S.E.C. OF THIS PROPERTY. ELEVATION=78.04) N.A.V.D. 88
8. LANDSCAPE PLAN SHALL BE PREPARED IN ACCORDANCE WITH THE CITY OF WESLACO LANDSCAPE ORDINANCE. PLAN SHALL BE APPROVED PRIOR TO CONSTRUCTION.
9. A STORMWATER POLLUTION PREVENTION PLAN SHALL BE REQUIRED PRIOR TO CONSTRUCTION AND MUST COMPLY WITH TPDES & SWQP.
10. STREET LIGHTING TO BE INSTALLED PRIOR TO RECORDING THE PLAT AS PER CITY OF WESLACO.
11. NO STRUCTURE SHALL BE PERMITTED OVER ANY EASEMENT. EASEMENTS SHALL BE KEPT CLEAR OF BUILDINGS, SHEDS, SHRUBS, TREES, AND OTHER PLANTINGS (EXCEPT LOW, LESS THAN 18 INCHES MATURE HEIGHT, GROUND COVER, GRASS, OR FLOWERS) AND OTHER OBSTRUCTIONS THAT WOULD INTERFERE WITH THE OPERATIONS AND MAINTENANCE OF THE EASEMENT.
12. ALL PUBLIC UTILITIES EASEMENTS DEDICATED BY THIS PLAT SHALL BE A MINIMUM WIDTH OF 15.00 FEET AS PER THE HIDALGO COUNTY MODEL SUBDIVISION RULES. BY SIGNING THIS PLAT, DEVELOPER AND ENGINEER CERTIFY THAT ALL OTHER EASEMENTS SHOWN COMPLY WITH THE SIZE REQUIRED BY EACH UTILITY PROVIDER OCCUPYING AN EASEMENT.
13. IN ACCORDANCE WITH THE HIDALGO COUNTY DRAINAGE DISTRICT NO.1 AND THE CITY OF WESLACO REQUIREMENTS, THIS DEVELOPMENT WILL BE REQUIRED TO DETAIN A TOTAL OF 7,580 CUBIC FEET OF STORM WATER RUNOFF. LOT 1 WILL REQUIRE 2,304 CUBIC FEET, AND LOT 2 WILL REQUIRE 5,276 CUBIC FEET.
14. EACH PURCHASE CONTRACT MADE BETWEEN A SUBDIVIDER AND PURCHASER OF A LOT IN THIS SUBDIVISION SHALL CONTAIN A STATEMENT DESCRIBING HOW AND WHEN WATER, SEWER, ELECTRICITY, AND GAS SERVICES WILL BE MADE AVAILABLE TO THE SUBDIVISION.
15. AN OFF-STREET PARKING LOT SITE PLAN & DRAINAGE PLAN APPROVED BY THE HIDALGO COUNTY PLANNING DEPARTMENT AND THE OFFICE OF ENVIRONMENTAL COMPLIANCE SHALL BE REQUIRED FOR COMMERCIAL USE AT THE TIME OF APPLICATION FOR CONSTRUCTION PRIOR TO THE ISSUANCE OF A BUILDING AND/OR DEVELOPMENT PERMIT. NO WATER OR LIGHT CLEARANCES SHALL BE ISSUED UNTIL THE SITE PLAN, DRAINAGE PLAN AND OSSF PLAN ARE APPROVED AND PROPOSED IMPROVEMENTS ARE CONSTRUCTED IN ACCORDANCE WITH COUNTY AND STATE STANDARDS.
16. THIS SUBDIVISION SHALL USE ON-SITE SEWAGE FACILITIES IN ACCORDANCE WITH TCEQ AND HIDALGO COUNTY REGULATIONS FOR SEWAGE DISPOSAL. THE SUBDIVIDER IS RESPONSIBLE FOR PROVIDING AN OSSF ON ALL LOTS.

    A. OSSF SYSTEM IS BEING DESIGNED FOR DISPOSAL OF DOMESTIC SEWERAGE ONLY. A SEPARATE DESIGN SHALL BE SUBMITTED FOR COMMERCIAL USE.

    B. EACH LOT ON THIS PLAT COMPLIES WITH THE MINIMUM 21,780 SQUARE FEET LOT AREA WITH POTABLE WATER SUPPLY.

    C. OSSF SYSTEM SHALL REQUIRE INSPECTION AND APPROVAL BY HIDALGO COUNTY AUTHORIZED DEPARTMENT.

    D. SOIL ANALYSIS HAVE BEEN SUBMITTED TO THE AUTHORIZED HIDALGO COUNTY DEPARTMENT AND EXCERPTS MAY BE ALSO SEEN ON THE UTILITY LAYOUT FOR THIS SUBDIVISION AS SUBMITTED TO THE HIDALGO COUNTY PLANNING DEPARTMENT. THE ENGINEER HAS DETERMINED THAT THE SOIL IS SUITABLE FOR A STANDARD SEPTIC TANK AND ABSORPTIVE DRAINFIELD SYSTEM.

    E. APPROVED OSSF PERMIT APPLICATION IS REQUIRED INCLUDING INDIVIDUAL LOT PLANNING MATERIALS PRIOR TO OCCUPYING A LOT.
17. THERE ARE NO WATER WELLS WITHIN 150 FEET FROM THE BOUNDARIES ON THIS SUBDIVISION.
18. LORENZO & DIANA RODRIGUEZ, THE OWNERS AND SUBDIVIDERS OF L & D RODRIGUEZ SUBDIVISION RETAIN A BLANKET EASEMENT UPON EACH LOT FOR THE PURPOSE OF INSTALLING AN APPROVED OSSF ON THE LOT AS DESCRIBED ON SHEET NO. 2 OF THIS PLAT.
19. ALL LOTS SHALL HAVE A POST DEVELOPMENT FINISHED GRADE FROM THE CENTER OF THE LOT TO THE CURB AND/OR ROADSIDE DITCH AT A 0.5% SLOPE TO ACCOMPLISH POSITIVE DRAINAGE. THIS IS IN ACCORDANCE WITH HIDALGO COUNTY SUBDIVISION RULES APPENDIX 3.1.4.
20. THE DEVELOPER SHALL BE RESPONSIBLE TO DETAIN AND ACCOMMODATE MORE THAN THE DETAINED VOLUME SHOWN ABOVE IF IT DETERMINES AT THE DEVELOPMENT PERMIT STAGE THAT THE DETENTION REQUIREMENTS ARE GREATER THAN STATED ABOVE DUE TO THE IMPERVIOUS AREA BEING GREATER THAN PLAT ENGINEER CONSIDERED FOR HIS CALCULATIONS OF THIS SUBDIVISION.
21. LORENZO & DIANA RODRIGUEZ, DEVELOPERS OF L & D RODRIGUEZ SUBDIVISION, EXCLUDE NORTH ALAMO WATER SUPPLY (NAWSC) OF ANY FUTURE REPAIR TO FUTURE DRIVEWAYS ON LOT 2 WITHIN THE RIGHT-OF-WAY AND THE FIFTEEN (15) FEET NAWSC EASEMENT.
22. EXISTING MARQUEE SIGN, PARKING LOT SECTION, AND LANDSCAPING ON DEDICATED RIGHT-OF-WAY SHALL BE REMOVED BY OWNER/DEVELOPER PRIOR TO THE PROPOSED WIDENING OF MILE 6 WEST RD. BY HIDALGO COUNTY.

STATE OF TEXAS
COUNTY OF HIDALGO

OWNERS DEDICATION, CERTIFICATION, AND ATTESTATION

WE, LORENZO & DIANA RODRIGUEZ AS OWNER(S) OF THE 5.60 ACRE TRACT OF LAND ENCOMPASSED WITHIN THE PROPOSED L & D RODRIGUEZ SUBDIVISION, HEREBY SUBDIVIDE THE LAND AS DEPICTED IN THIS SUBDIVISION PLAT AND DEDICATE TO PUBLIC USE THE STREET, PARK, AND EASEMENTS SHOWN HEREIN.

WE CERTIFY THAT WE HAVE COMPLIED WITH THE REQUIREMENTS OF TEXAS LOCAL GOVERNMENT CODE §232.032 AND THAT

(A) THE WATER QUALITY CONNECTIONS TO THE LOT(S) MEET OR WILL MEET MINIMUM STATE STANDARDS.

(B) SANITARY SEWER CONNECTIONS TO THE LOT(S) OR SEPTIC TANKS MEET OR WILL MEET MINIMUM STATE STANDARDS.

(C) ELECTRICAL CONNECTIONS PROVIDED TO THE LOT(S) MEET OR WILL MEET MINIMUM STATE STANDARDS.

(D) GAS CONNECTIONS, IF AVAILABLE, PROVIDED TO THE LOT(S) MEET OR WILL MEET MINIMUM STATE STANDARDS.

WE ATTEST THAT THE MATTERS ASSERTED IN THIS PLAT ARE TRUE AND COMPLETE.

5-18-16
BY: LORENZO RODRIGUEZ DATE
4525 N. WESTGATE DR.
WESLACO, TX 78599
(956) 969-1400

5-18-16
BY: DIANA RODRIGUEZ DATE
4525 N. WESTGATE DR.
WESLACO, TX 78599
(956) 969-1400

STATE OF TEXAS
COUNTY OF HIDALGO

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED LORENZO & DIANA RODRIGUEZ KNOWN TO ME TO BE THE PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 18th DAY OF May 2016

NOTARY PUBLIC

MY COMMISSION EXPIRES 3/03/2020

ELLIS JEAN PENA
Notary Public, State of Texas
Comm. Expires 03-03-2020
Notary ID 130644127

HIDALGO COUNTY
CERTIFICATE OF PLAT APPROVAL

I, THE UNDERSIGNED, CERTIFY THAT THIS PLAT OF L & D RODRIGUEZ SUBDIVISION WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY ENVIRONMENTAL HEALTH DEPARTMENT ON June 3, 2016

6/27/16
ENVIRONMENTAL HEALTH DIVISION MANAGER DATE

HIDALGO COUNTY
CERTIFICATE OF PLAT APPROVAL
UNDER LOCAL GOVERNMENT CODE § 232.028(a)

WE, THE UNDERSIGNED, CERTIFY THAT THIS PLAT OF L & D RODRIGUEZ SUBDIVISION WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY COMMISSIONERS COURT ON July 6, 2016

7/6/16
HIDALGO COUNTY JUDGE DATE

7-12-16
HIDALGO COUNTY CLERK DATE

7/6/16 mdr

STATE OF TEXAS
COUNTY OF HIDALGO

CITY OF WESLACO MAYORS CERTIFICATION

I, THE UNDERSIGNED, MAYOR OF THE CITY OF WESLACO, HEREBY CERTIFY THAT THIS SUBDIVISION PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION REGULATIONS OF THIS CITY WHEREIN MY APPROVAL IS REQUIRED.

MAYOR, CITY OF WESLACO

STATE OF TEXAS

COUNTY OF HIDALGO

CERTIFICATION BY THE CHAIRMAN OF THE COMMISSION

I, THE UNDERSIGNED, CHAIRMAN OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF WESLACO, HEREBY CERTIFY THAT THIS SUBDIVISION PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION REGULATIONS OF THIS CITY WHEREIN MY APPROVAL IS REQUIRED.

CHAIRMAN, PLANNING AND ZONING COMMISSION

APPROVED BY DRAINAGE DISTRICT:

HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 HEREBY CERTIFIES THAT THE DRAINAGE PLANS FOR THIS SUBDIVISION COMPLY WITH THE MINIMUM STANDARDS OF THE DISTRICT ADOPTED UNDER TEXAS WATER CODE 49.211(C). THE DISTRICT HAS NOT REVIEWED AND DOES NOT CERTIFY THAT THE DRAINAGE STRUCTURES DESCRIBED ARE APPROPRIATE FOR THE SPECIFIC SUBDIVISION BASED ON GENERALLY ACCEPTED ENGINEERING CRITERIA. IT IS THE RESPONSIBILITY OF THE DEVELOPER AND HIS ENGINEER TO MAKE THEIR DETERMINATIONS.

HIDALGO COUNTY DRAINAGE DISTRICT NO. 1

6/6/16
RAUL E. SESIN, P.E., C.F.M. DATE
GENERAL MANAGER

THIS PLAT IS APPROVED BY HIDALGO AND CAMERON COUNTIES IRRIGATION DISTRICT No.9

DATED THIS 19th DAY OF May 2016

1. NO IMPROVEMENTS OF ANY KIND SHALL BE PLACED UPON HCCID #9 RIGHT-OF-WAY OR EASEMENT WITHOUT THE EXPRESSED WRITTEN PERMISSION OF HCCID #9.
2. IT IS UNDERSTOOD THAT THE RATE OF FLOW OF DRAIN WATER WILL BE NO GREATER THAN THE RATE OF FLOW OF DRAIN WATER WHEN THE LAND WAS IN AGRICULTURAL USE.
3. HIDALGO AND CAMERON COUNTY IRRIGATION DISTRICT No.9 WILL NOT BE RESPONSIBLE FOR DRAINAGE OR DELIVERY OF WATER TO ANY LOT IN THIS SUBDIVISION. IF DESIRED, THIS WILL NOT BE AT THE DISTRICTS EXPENSE. ALSO THERE WILL NOT BE ANY PERMANENT STRUCTURES ON DISTRICT RIGHT-OF-WAYS AND/OR EASEMENTS.

GENERAL MANAGER
HIDALGO & CAMERON COUNTIES IRRIGATION DISTRICT No. 9

STATE OF TEXAS
COUNTY OF HIDALGO

I, THE UNDERSIGNED, CRAIG A. GONZALEZ, A REGISTERED PROFESSIONAL ENGINEER IN THE STATE OF TEXAS, HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN TO THIS PLAT.

STATE OF TEXAS
CRAIG A. GONZALEZ
99268
LICENSED PROFESSIONAL ENGINEER

04/27/2016
CRAIG A. GONZALEZ, DATE
LICENSED PROFESSIONAL ENGINEER No. 99268
FIRM NO. F-13094

L & D RODRIGUEZ SUBDIVISION IS LOCATED WITHIN HIDALGO COUNTY PRECINCT No.1 IN THE EASTERN PART OF HIDALGO COUNTY AT A DISTANCE APPROXIMATELY 1,490 FEET NORTH OF THE INTERSECTION OF MILE 6 WEST ROAD AND MILE 10 NORTH ROAD. THE NEAREST MUNICIPALITY IS THE CITY OF WESLACO WITH A POPULATION OF 35,670 ACCORDING TO THE 2010 U.S. CENSUS. THE SUBDIVISION IS ADJACENT TO THE CITY OF WESLACO CITY LIMITS AND LOCATED WITHIN THE CITY OF WESLACO ETJ.

METES AND BOUNDS DESCRIPTION:

THE NORTH 5.60 ACRES OF THE SOUTH 11.20 ACRES OF FARM TRACT 198, BLOCK 181, WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS, AS PER MAP THEREOF RECORDED IN VOLUME 2 PAGES 34 THRU 37 OF THE MAP RECORDS OF SAID COUNTY, SAID 5.60 ACRES OF BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT, THENCE WITH THE EAST LINE OF SAID LOT, THE CENTERLINE OF MILE 6 WEST ROAD, NORTH 184.80 FEET TO THE SOUTHEAST CORNER HEREOF AND PLACE OF BEGINNING;

THENCE WITH THE NORTH LINE OF SANTANA RODRIGUEZ' TRACT AS DESCRIBED IN DOCUMENT NUMBER 2609131 OF THE OFFICIAL RECORDS OF SAID COUNTY, WEST, AT 30.00 FEET FOUND A ONE-HALF (1/2) INCH DIAMETER IRON ROD AT THE EXISTING WEST RIGHT OF WAY OF SAID MILE 6 WEST ROAD, AT 1320.00 FEET IN ALL TO A ONE-HALF (1/2) INCH DIAMETER IRON ROD FOUND FOR THE SOUTHWEST CORNER HEREOF;

THENCE WITH THE WEST LINE OF SAID LOT, NORTH 184.80 FEET TO A ONE-HALF (1/2) INCH DIAMETER IRON ROD FOUND FOR THE NORTHWEST CORNER HEREOF;

THENCE WITH THE SOUTH LINE OF TONY ARROYO'S TRACT AS DESCRIBED IN VOLUME 3404 PAGE 815 OF THE OFFICIAL RECORDS OF SAID COUNTY, EAST, AT 1290.00 FEET FOUND A ONE-HALF (1/2) INCH DIAMETER IRON ROD AT THE WEST RIGHT OF WAY OF SAID ROAD, AT 1320.00 FEET IN ALL TO THE NORTHEAST CORNER HEREOF;

THENCE WITH THE EAST LINE OF SAID LOT, THE CENTERLINE OF SAID ROAD, SOUTH 184.80 FEET TO THE PLACE OF BEGINNING, CONTAINING FIVE AND SIXTY HUNDREDTHS (5.60) ACRES, MORE OR LESS.

STATE OF TEXAS
COUNTY OF HIDALGO

I, THE UNDERSIGNED, PABLO PENA III, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, HEREBY CERTIFY THAT THIS PLAT REPRESENTS THE FACTS FOUND ON THE GROUND AT THE TIME OF SURVEY.

5-17-16
PABLO PENA III DATE
R.P.L.S. No. 5242
FIRM No. 10087200

STATE OF TEXAS
PABLO PENA III
5242
REGISTERED
PROFESSIONAL
LAND SURVEYOR

RIGHT OF WAY EASEMENT: KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED, OWNERS OF THE PROPERTY SHOWN ON THIS PLAT, THEIR SUCCESSORS, ASSIGNS, AND TRANSFEREES (HEREINAFTER CALLED "GRANTOR" WHETHER ONE OR MORE PERSONS ARE NAMED,) IN CONSIDERATION OF ONE DOLLAR ($1.00) AND OTHER GOOD AND VALUABLE CONSIDERATION PAID BY NORTH ALAMO WATER SUPPLY CORPORATION, (HEREINAFTER CALLED "GRANTEE"), THE RECEIPT AND SUFFICIENCY OF WHICH IS HEREBY ACKNOWLEDGED, DOES HEREBY GRANT, BARGAIN, SELL, TRANSFER, AND CONVEY TO SAID GRANTEE, ITS SUCCESSORS, AND ASSIGNS, AN EXCLUSIVE PERPETUAL EASEMENT WITH THE RIGHT TO ERECT, CONSTRUCT, INSTALL AND THEREAFTER USE, OPERATE, INSPECT, REPAIR, MAINTAIN, REPLACE, AND REMOVE WATER DISTRIBUTION LINES AND APPURTENANCES OVER AND ACROSS THE LANDS SHOWN ON THIS PLAT, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS OVER GRANTOR'S ADJACENT LANDS OF THE PURPOSE FOR WHICH THE ABOVE MENTIONED RIGHTS ARE GRANTED. THE EASEMENT HEREBY GRANTED SHALL NOT EXCEED 15' IN WIDTH, AND GRANTEE IS HEREBY AUTHORIZED TO DESIGNATE THE COURSE OF THE EASEMENT HEREIN CONVEYED EXCEPT THAT WHEN THE PIPELINE(S) IS INSTALLED, THE EASEMENT HEREIN GRANTED SHALL BE LIMITED TO A STRIP OF LAND 15' IN WIDTH, THE CENTER LINE THEREOF BEING THE PIPELINE INSTALLED. IN THE EVENT THE EASEMENT HEREBY GRANTED ABUTS ON A PUBLIC ROAD AND THE CITY, COUNTY OR STATE HEREAFTER WIDENS OR RELOCATES THE PUBLIC ROAD SO AS TO REQUIRE THE RELOCATION OF THIS WATER LINE AS INSTALLED, GRANTOR FURTHER GRANTS TO GRANTEE AN ADDITIONAL EASEMENT OVER AND ACROSS THE LAND SHOWN ON THIS PLAT FOR THE PURPOSE OF LATERALLY RELOCATING SAID WATER LINE AS MAY BE NECESSARY TO CLEAR THE ROAD IMPROVEMENTS, WHICH EASEMENT HEREBY GRANTED SHALL BE LIMITED TO A STRIP OF LAND 15' IN WIDTH, THE CENTER LINE THEREOF BEING THE PIPELINE AS RELOCATED. THE CONSIDERATION RECITED HEREIN SHALL CONSTITUTE PAYMENT IN FULL FOR ALL DAMAGES SUSTAINED BY GRANTOR BY REASON OF THE INSTALLATION, MAINTENANCE, REPAIR, REPLACEMENT AND RELOCATION OF THE STRUCTURES REFERRED TO HEREIN. THIS AGREEMENT TOGETHER WITH OTHER PROVISIONS OF THIS GRANT, SHALL CONSTITUTE AN EASEMENT FOR THE BENEFIT OF THE GRANTEE, ITS SUCCESSORS, AND ASSIGNS. THE GRANTOR COVENANTS THAT IT IS THE OWNER OF THE ABOVE-DESCRIBED LANDS AND THAT SAID LANDS ARE FREE AND CLEAR OF ALL ENCUMBRANCES AND LIENS EXCEPT THE FOLLOWING: THE EASEMENT CONVEYED HEREIN WAS OBTAINED OR IMPROVED THROUGH FEDERAL FINANCIAL ASSISTANCE. THIS EASEMENT IS SUBJECT TO THE PROVISIONS OF TITLE VI OF THE CIVIL RIGHTS ACT OF 1964 AND THE REGULATIONS ISSUED PURSUANT THERETO FOR SO LONG AS THE EASEMENT CONTINUES TO BE USED FOR THE SAME OR SIMILAR PURPOSE FOR WHICH FINANCIAL ASSISTANCE WAS EXTENDED OR FOR SO LONG AS THE GRANTEE OWNS IT, WHICHEVER IS LONGER.

IN WITNESS WHEREOF THE SAID GRANTOR EXECUTED THIS INSTRUMENT THIS 18 DAY OF May OF 2016

LORENZO RODRIGUEZ
4525 N. WESTGATE DR.
WESLACO, TX 78599

DIANA RODRIGUEZ
4525 N. WESTGATE DR.
WESLACO, TX 78599

FILED FOR RECORD IN HIDALGO COUNTY
ARTURO GUAJARDO, JR.
HIDALGO COUNTY CLERK

ON 7-12-16 AT 3:20 A.M./P.M.
INSTRUMENT NUMBER 2728499 .
OF THE MAP RECORDS OF HIDALGO COUNTY, TEXAS
BY: Mary Jo Cantu DEPUTY CLERK

INDEX TO SHEETS OF L & D RODRIGUEZ SUBDIVISION PLAT

1	HEADING; INDEX; LOCATION MAP AND ETJ; PRINCIPAL CONTACTS; PLAT WITH LOTS, STREETS, AND EASEMENT DESIGNATIONS; LEGAL DESCRIPTION (METES AND BOUNDS); PLAT NOTES AND RESTRICTIONS; OWNERS DEDICATION, CERTIFICATION & ATTESTATION; ENGINEER'S & SURVEYOR'S CERTIFICATION; HIDALGO COUNTY CERTIFICATION OF PLAT APPROVAL; CITY OF WESLACO MAYOR'S CERTIFICATION OF PLAT APPROVAL; CITY OF WESLACO PLANNING AND ZONING COMMISSION CERTIFICATION OF PLAT APPROVAL; DESCRIPTION OF LOCATION OF SUBDIVISION WITH RESPECT TO THE ETJ OF A MUNICIPALITY AND DESIGNATION OF THE PRECINCT THE PROJECT IS SITUATED; COUNTY CLERK'S RECORDING CERTIFICATION; HIDALGO AND CAMERON COUNTIES IRRIGATION DISTRICT No. 9 APPROVAL; HIDALGO COUNTY DRAINAGE DISTRICT No.1 APPROVAL; HIDALGO COUNTY HEALTH DEPARTMENT CERTIFICATION.
2	WATER DISTRIBUTION AND SANITARY SEWER MAP, ENGINEERING REPORT INCLUDING DESCRIPTION OF WATER AND WASTEWATER AND ENGINEERING CERTIFICATION. DRAINAGE REPORT INCLUDING DESCRIPTION OF DRAINAGE AND ENGINEERING CERTIFICATION;SUBDIVIDER CERTIFICATE AND STATEMENT; MAP OF UTILITIES, BUILDING SITE PLAN, TOPOGRAPHY AND DRAINAGE; REVISION NOTES.

URBAN INFRASTRUCTURE GROUP, INC.
407 N. SALINAS BLVD.
PO BOX 729
DONNA, TEXAS 78537
(956) 464-4710
TBPE FIRM NO. F-13094 WWW.UIGTEXAS.COM

PRINCIPAL CONTACTS		ADDRESS	PHONE
OWNER:	LORENZO & DIANA RODRIGUEZ	4525 N. WESTGATE DR., WESLACO, TX 78599	(956) 969-1400
ENGINEER: URBAN INFRASTRUCTURE GROUP, INC.	CRAIG A. GONZALEZ	407 N. SALINAS BLVD., DONNA, TEXAS 78537	(956) 464-4710
SURVEYOR: PENA ENGINEERING & SURVEYING, INC.	PABLO PENA III	1001 WHITEWING AVE., MCALLEN, TX 78501	(956) 682-8812

No.	REVISION	DATE	APPROVED
1	REVISED PER HIDALGO COUNTY COMMENTS	09-04-15	CAG
2	REVISED PER R.O.W. DEPT. COMMENTS	03-10-16	CAG
3	REVISED PER HCCID #9	04-27-16	CAG

Form ROW-U-1A
Rev. 3/2004
Replaces Form D-15-U1
GSD-EPC

AFFIDAVIT

(for North Alamo Water Supply Corporation—Parcel 53)

U-No.15218

THE STATE OF TEXAS	§	District: Pharr
	§	County: Hidalgo
COUNTY OF HIDALGO	§	Federal Project No.:
		ROW CSJ No.: 0921-02-356
		Highway No.:
		(To be filled in by State)

BEFORE ME, THE UNDERSIGNED AUTHORITY, on this day personally appeared Steven P. Sanchez, General Manager of the North Alamo Water Supply Corporation, **("Utility")** who after being by me duly sworn upon his/her oath deposes and says as follows:

"I, Steven P. Sanchez am over the age of 18 years and am fully competent to testify to the matters set forth in this Affidavit. I have personal knowledge of all facts and swear that such facts are true and correct.

1. Whereas North Alamo Water Supply Corporation has a water utility easement adjacent to Mile 6 West Road and which instrument is recorded in the Court House of the Hidalgo County Texas Deed with designation: Volume 1637, Page 829;

2. Whereas the roadway improvements proposed by ROW CSJ No. 0921-02-356 will conflict with existing water utilities owned by North Alamo Water Supply Corporation and located within the above referenced easement.

Further affiant sayeth not."

Steve P. Sanchez, General Manager

North Alamo Water Supply Corporation
Company

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1st 2019 by

Steve P. Sanchez , of North Alamo Water Supply Corporation , a non-profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public,State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: TONY ARROYO

FIELD NOTES FOR PARCEL – 53

Being a 0.102 Acre of land, more or less, out of 5.60 acres of Farm Tract 198, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Tony Arroyo, by virtue of Warranty Deed with Vendor Lien dated January 18, 1993, recorded in Volume 3404, Page 815 Deed Records, Hidalgo County, Texas. Said 0.102 acres of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southeast corner of Farm Tract 197, Block 181, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Pages 34-37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,792.9125 and Y=16,598,546.8091. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 1,689.67 feet, along the east property line of Farm Tract 197 and Farm Tract 198 to a point;

THENCE, S 88° 47' 21" W, for a distance of 30.00 feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

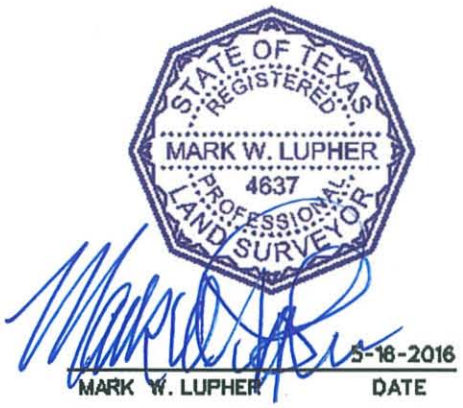
THENCE, S 88° 47' 21" W, for a distance of 24.00 feet, to a No. 4 rebar with plastic cap set for the southwest corner of said tract herein described;

THENCE, N 1° 12' 39" W, for a distance of 184.81 feet along the proposed Right of Way of Mile 6 West to a No. 4 rebar with plastic cap set for the northwest corner of said tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 24.00 feet to an existing rebar found for the northeast corner of said tract herein described;

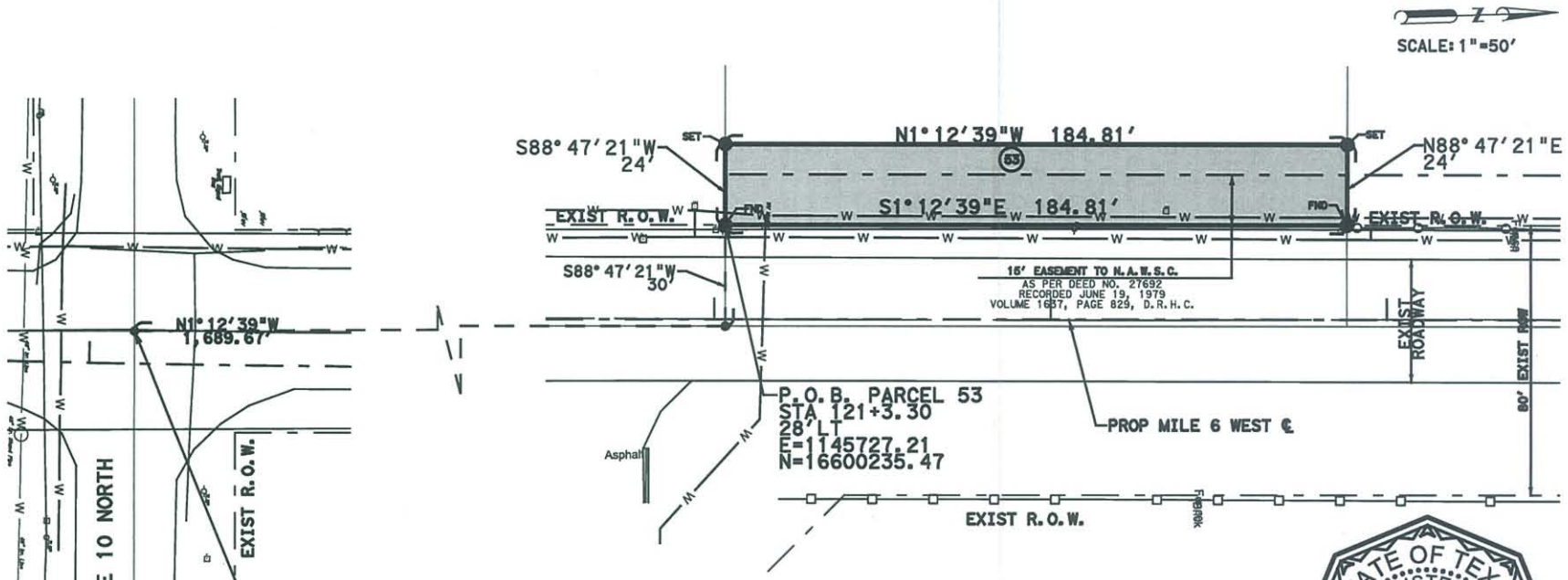
THENCE, S 1° 12' 39" E, for a distance of 184.81 feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 0.102 acres of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description



MARK W. LUPHER 5-16-2016 DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



SURVEY PLAT
OF
PARCEL 53
BEING A 0.102 ACRE TRACT OF LAND
OUT OF A 5.60 ACRE TRACT OF LAND OUT OF FARM TRACT 198
WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS
RECORDED IN VOL. 2, PAGES 34-37 M.R.H.C.

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

5/16/2016
MARK W. LUPHER DATE

TOTAL ACRE: 5.60 AC
TO BE ACQUIRED: 0.102 AC
REMAINDER: 5.498 AC

OWNER: TONY ARROYO
BY WARRANTY DEED WITH VENDOR LIEN
DATED JANUARY 18, 1993 RECORDED
VOLUME 3404, PAGE 815 D.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 3404815.

LEGEND

	LOT AND PROPERTY LINES
	EXIST. ROW LINES
	PARCEL BOUNDARY LINES
	EXIST. EASEMENTS INSIDE PARCEL
	EXIST. EASEMENT OUTSIDE PARCEL
	COMMON OWERSHIP LINES
	FENCE LINES
WM	WATER VALVES AND METERS
	SIGNS
	IRRIGATION STAND PIPE
IOV	IRRIGATION VALVE
	MONUMENTS
	SET No. 4 REBAR WITH CAP
P.O.B.	POINT OF BEGINNING
P.O.C.	POINT OF COMMENCEMENT
	POWER POLES & GUY WIRE
	PARCEL NUMBER

©2016
Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1080
Fax: (832) 619-1018

MILE 6 WEST ROAD
PARCEL 53

DIST.	STATE	FEDERAL AID PROJECT NO.	
6	TEXAS		MILE 6W
STATE DIST. NO.	COUNTY	CONTROL SUB NO.	SECTION NO.	JOB NO.	SHEET NO.
PHR	HIDALGO	0921	02	356	

c:\new\tedsi\dfm\35767\Parcel53.dgn 5/23/22 PM 5/16/2016

Mary E. Henry

TO:

NORTH ALAMO WATER SUPPLY CORPORATION
{Re: 15' wide over the S 18 acs. FT 198}

INSTRUMENT: R.O.W. Easement
DATE: June 19, 1979
FILED: September 4, 1979
RECORDED: Volume 1637, Page 829
Deed Records, Hidalgo County, Texas
No. 27692

27692

3 of 4

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

RIGHT OF WAY EASEMENT

KNOW ALL MEN BY THESE PRESENTS: That Mary E. Henry hereinafter called Grantors, in consideration of One Dollar and other good and valuable consideration paid by NORTH ALAMO WATER SUPPLY CORPORATION, hereinafter called Grantee, the receipt and sufficiency of which is hereby acknowledged, do hereby grant, bargain, sell and convey to said Grantee, its successors and assigns, a perpetual easement with the right to erect, construct, install and lay and thereafter use, operate, inspect, repair, replace and remove, maintain, reconstruct and service a water line, water valves, hydrants, and other appurtenances to a waterworks system, including distributing lines and meters, over and across a tract of land owned by Grantors in Hidalgo County, Texas, described in deed recorded Volume 1487 page 577, Deed Records of Hidalgo County, Texas, said tract and easement being more particularly described as follows:

An easement 15 feet wide over and across the North 18 acres of Farm Tract 199, West and Adams Tract Subdivision, Hidalgo County, Texas, and being a strip 15 feet wide lying West of and adjacent to the West right-of-way line of Mile 6 West.

An easement 15 feet wide over and across the South 18 acres of Farm Tract 198, West and Adams Tract Subdivision, Hidalgo County, Texas, and being a strip 15 feet wide lying West of and adjacent to the West right-of-way line of Mile 6 West.

together with the right of ingress and egress over Grantors' adjacent lands for the purposes for which the above mentioned rights are granted.

The consideration recited herein shall constitute payment in full for all damages sustained by Grantors by reason of the installation of the structures referred to herein and the Grantee will maintain such easement in a state of good repair and efficiency so that no unreasonable damages will result from its use to Grantor's premises. This agreement, together with other provisions of this grant, shall constitute a covenant running with the land for the benefit of Grantee, its successors and assigns. The Grantors covenant that they are the owners of the above described lands and that said lands are free and clear of all encumbrances and liens.

The easement conveyed herein was obtained or improved through Federal financial assistance. This easement is subject to the provisions of Title VI of the Civil Rights Act of 1964 and the regulations issued pursuant thereto for so long as the easement continues to be used for the same or similar purpose for which financial assistance was extended or for so long as the Grantee owns it, whichever is longer.

IN WITNESS WHEREOF, the said Grantors have executed this instrument the 19th day of June, 1979.

Mary E. Henry

Mary E. Henry

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

Before me, the undersigned authority, on this day personally appeared Mary E. Henry, A.K.A. Esther M. Henry known to me to be the person(s) whose name(s) (is)(are) subscribed to the foregoing instrument and acknowledged to me that (she) (they) executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 19th day of June, 1979.

Notary Public in and for Hidalgo County, Texas

WALTER W. CROSS
Notary Public, Texas
Commission Expires 3/13/80

27692

FILED FOR RECORD THIS DATE
At 11:18 o'clock A M.

SEP 4 1979

SANTOS SALDANA
County Clerk, Hidalgo County, Texas
By _____ Deputy

NORTH ALAMO WATER SUPPLY CORP.
RT. 1, [illegible]
EDINBURG, TEXAS 78539

Form ROW-U-1A
Rev. 3/2004
Replaces Form D-15-U1
GSD-EPC

AFFIDAVIT

(for North Alamo Water Supply Corporation—Parcel 54)

U-No.15218

THE STATE OF TEXAS	§	District: Pharr
	§	County: Hidalgo
COUNTY OF HIDALGO	§	Federal Project No.:
		ROW CSJ No.: 0921-02-356
		Highway No.:
		(To be filled in by State)

BEFORE ME, THE UNDERSIGNED AUTHORITY, on this day personally appeared Steven P. Sanchez, General Manager of the North Alamo Water Supply Corporation, **("Utility")** who after being by me duly sworn upon his/her oath deposes and says as follows:

"I, Steven P. Sanchez am over the age of 18 years and am fully competent to testify to the matters set forth in this Affidavit. I have personal knowledge of all facts and swear that such facts are true and correct.

1. Whereas North Alamo Water Supply Corporation has a water utility easement adjacent to Mile 6 West Road and which instrument is recorded in the Court House of the Hidalgo County Texas Deed with designation: Volume 1637, Page 829 and Volume 1637, Page 831;

2. Whereas the roadway improvements proposed by ROW CSJ No. 0921-02-356 will conflict with existing water utilities owned by North Alamo Water Supply Corporation and located within the above referenced easement.

Further affiant sayeth not."

Steve P. Sanchez, General Manager

North Alamo Water Supply Corporation
Company

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1st 2019 by

Steve P. Sanchez , of North Alamo Water Supply Corporation , a non-profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public,State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: SANDRA P. HIGGINS

FIELD NOTES FOR PARCEL – 54

Being 0.102 Acres of land, more or less, out of 5.60 acres of Farm Tract 198, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Sandra P. Higgins by virtue of Warranty Deed with Vendor Lien dated May 20, 2008, recorded in Document Number 1894103 Deed Records, Hidalgo County, Texas. Said 0.102 acres of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southeast corner of Farm Tract 197, Block 181, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Pages 34-37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,792.9125 and Y=16,598,546.8091. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 1,874.47 feet, along the east property line of Farm Tract 197 and Farm Tract 198 to a point;

THENCE, S 88° 47' 21" W, for a distance of 30.00 feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

THENCE, S 88° 47' 21" W, for a distance of 24.00 feet, to a No. 4 rebar with plastic cap set for the southwest corner of said tract herein described;

THENCE, N 1° 12' 39" W, for a distance of 86.93 feet along the proposed Right of Way of Mile 6 West to a No. 4 rebar with plastic cap set for a interior corner of said tract herein described;

THENCE, in a Northwesterly direction with the Proposed West Right of Way of said Mile 6 West with a curve to the right having a Delta angle 0° 42' 29", a Radius 7922 feet, a Tangent of 48.94 feet, an Arc length 97.88 feet, a Chord length of 97.88 feet, and a Chord bearing N 0° 51' 25" W to a No 4 rebar with cap set for a northwest corner along the Proposed West Right of Way of Mile 6 West tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 23.39 feet to an existing rebar found for the northeast corner of said tract herein described;

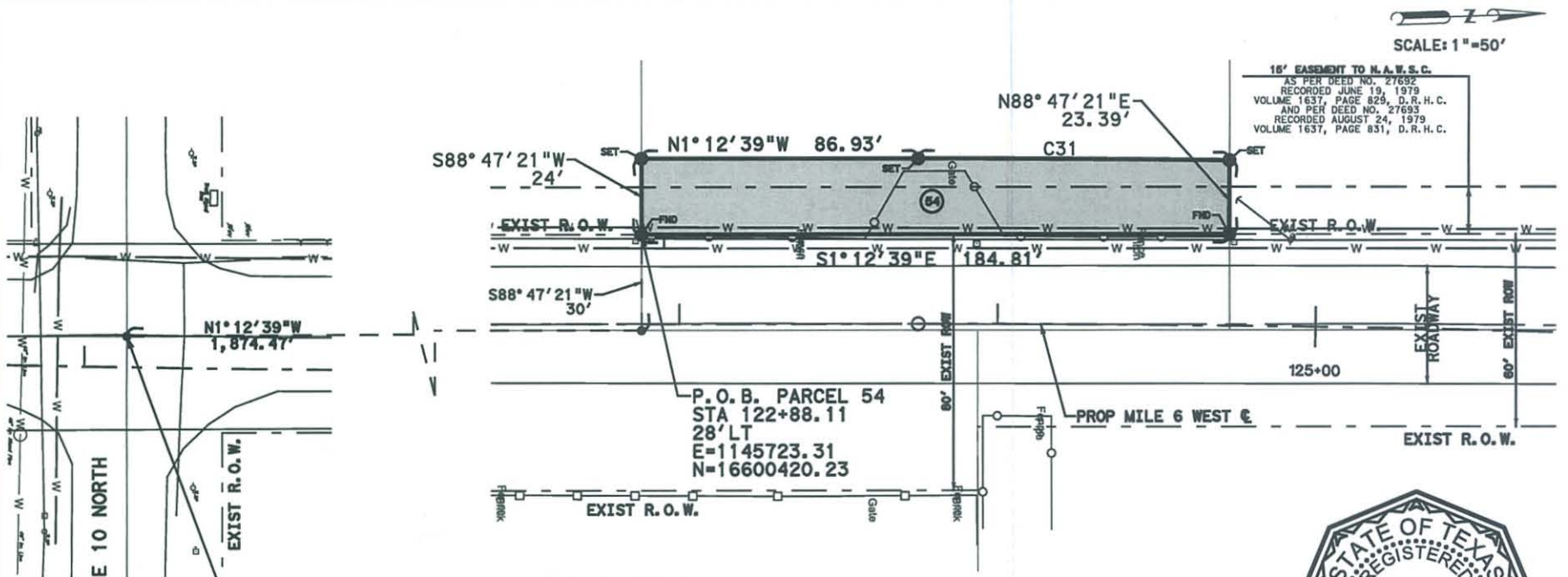
THENCE, S 1° 12' 39" E, for a distance of 184.81 feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 0.102 acres of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

MARK W. LUPHER — 5-16-2016 DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



CURVE DATA						
CURVE #	DELTA	RADIUS	TANGENT	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C31	0° 42' 29"	7922'	48.94'	97.88'	97.88'	N 0° 51' 25"E

SURVEY PLAT
OF
PARCEL 54
BEING A 0.102 ACRE TRACT OF LAND
OUT OF A 5.60 ACRE TRACT OF LAND OUT OF FARM TRACT 198
WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS
RECORDED IN VOL. 2, PAGES 34-37 M.R.H.C.

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

MARK W. LUPHER — 5/16/2016 DATE

TOTAL ACRE: 5.60 AC
TO BE ACQUIRED: 0.102 AC
REMAINDER: 5.498 AC

OWNER: SANDRA P. HIGGINS
BY WARRANTY DEED WITH VENDOR LIEN
DATED MAY 20, 2008 RECORDED
DOCUMENT NO. 1894103 D.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 1894103.

LEGEND

	LOT AND PROPERTY LINES
	EXIST. ROW LINES
	PARCEL BOUNDARY LINES
	EXIST. EASEMENTS INSIDE PARCEL
	EXIST. EASEMENT OUTSIDE PARCEL
	COMMON OWERSHIP LINES
	FENCE LINES
WM	WATER VALVES AND METERS
	SIGNS
	IRRIGATION STAND PIPE
IcV	IRRIGATION VALVE
	MONUMENTS
	SET No. 4 REBAR WITH CAP
P.O.B.	POINT OF BEGINNING
P.O.C.	POINT OF COMMENCEMENT
	POWER POLES & GUY WIRE
	PARCEL NUMBER

©2016 Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1080
Fax: (832) 619-1018

MILE 6 WEST ROAD
PARCEL 54

DIST.	STATE	FEDERAL AID PROJECT NO.	SHEET NO.
6	TEXAS		MILE 6W
PHR	HIDALGO	0921 02 386	

5/16/2016 8:23:27 PM
e:\dgn\tedsi\dgn35768\Parcel54.dgn

Mary E. Henry

TO:

NORTH ALAMO WATER SUPPLY CORPORATION
{Re: 15' wide over the S 18 acs. FT 198}

INSTRUMENT: R.O.W. Easement
DATE: June 19, 1979
FILED: September 4, 1979
RECORDED: Volume 1637, Page 829
Deed Records, Hidalgo County, Texas
No. 27692

27692

3 of 4

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

RIGHT OF WAY EASEMENT

KNOW ALL MEN BY THESE PRESENTS: That Mary E. Henry hereinafter called Grantors, in consideration of One Dollar and other good and valuable consideration paid by NORTH ALAMO WATER SUPPLY CORPORATION, hereinafter called Grantee, the receipt and sufficiency of which is hereby acknowledged, do hereby grant, bargain, sell and convey to said Grantee, its successors and assigns, a perpetual easement with the right to erect, construct, install and lay and thereafter use, operate, inspect, repair, replace and remove, maintain, reconstruct and service a water line, water valves, hydrants, and other appurtenances to a waterworks system, including distributing lines and meters, over and across a tract of land owned by Grantors in Hidalgo County, Texas, described in deed recorded Volume 1487 page 577, Deed Records of Hidalgo County, Texas, said tract and easement being more particularly described as follows:

An easement 15 feet wide over and across the North 18 acres of Farm Tract 199, West and Adams Tract Subdivision, Hidalgo County, Texas, and being a strip 15 feet wide lying West of and adjacent to the West right-of-way line of Mile 6 West.

An easement 15 feet wide over and across the South 18 acres of Farm Tract 198, West and Adams Tract Subdivision, Hidalgo County, Texas, and being a strip 15 feet wide lying West of and adjacent to the West right-of-way line of Mile 6 West.

together with the right of ingress and egress over Grantors' adjacent lands for the purposes for which the above mentioned rights are granted.

The consideration recited herein shall constitute payment in full for all damages sustained by Grantors by reason of the installation of the structures referred to herein and the Grantee will maintain such easement in a state of good repair and efficiency so that no unreasonable damages will result from its use to Grantor's premises. This agreement, together with other provisions of this grant, shall constitute a covenant running with the land for the benefit of Grantee, its successors and assigns. The Grantors covenant that they are the owners of the above described lands and that said lands are free and clear of all encumbrances and liens.

The easement conveyed herein was obtained or improved through Federal financial assistance. This easement is subject to the provisions of Title VI of the Civil Rights Act of 1964 and the regulations issued pursuant thereto for so long as the easement continues to be used for the same or similar purpose for which financial assistance was extended or for so long as the Grantee owns it, whichever is longer.

IN WITNESS WHEREOF, the said Grantors have executed this instrument the 19th day of June, 1979.

Mary E. Henry
Mary E. Henry

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

Before me, the undersigned authority, on this day personally appeared Mary E. Henry, A.K.A. Esther M. Henry known to me to be the person(s) whose name(s) (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 19th day of June, 1979.

Notary Public in and for Hidalgo County, Texas

WALTER W. CROSS
Notary Public, State of Texas
Commission Expires 5/15/20

27692

FILED FOR RECORD THIS DATE
At 11:18 o'clock A M.

SEP 4 1979

SANTOS SALDANA
County Clerk, Hidalgo County, Texas
By _____ Deputy

NORTH ALAMO WATER SUPPLY CORP.
RT. 1, [illegible]
EDINBURG, TEXAS 78539

John R. Henry

TO:

NORTH ALAMO WATER SUPPLY CORPORATION
{Re: 15' –N2 acs. - S 20 & N 20 acs.}

INSTRUMENT: R.O.W. Easement
DATE: August 24, 1979
FILED: September 4, 1979
RECORDED: Volume 1637, Page 831
Deed Records, Hidalgo County, Texas
No. 27693

27693

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

RIGHT OF WAY EASEMENT

KNOW ALL MEN BY THESE PRESENTS: That John R. Henry

reinafter called Grantors, in consideration of One Dollar and other good and valuable nsideration paid by NORTH ALAMO WATER SUPPLY CORPORATION, hereinafter called Grantee, the receipt and sufficiency of which is hereby acknowledged, do hereby grant, bargain, sell and convey to said Grantee, its successors and assigns, a perpetual easement with the right to erect, construct, install and lay and thereafter use, operate, inspect, repair, replace and remove, maintain, reconstruct and service a water line, water valves, hydrants, and other appurtenances to a waterworks system, including distributing lines and meters, over and across a tract of land owned by Grantors in Hidalgo County, Texas, described in deed recorded Volume 1494 page 126* , Deed Records of Hidalgo County, Texas, said tract and easement being more particularly described as follows:

An easement 15 feet wide over and across the North 2 acres of the South 20 acres; and the North 20 acres of Farm Tract 198, West and Adams Tract Subdivision, Hidalgo County, Texas, being a strip 15 feet wide lying West of and adjacent to the West right-of-way line of Mile 6 West.

* Also Volume 1513, page 671; Volume 1561, page 947; Volume 1608, page 875.

together with the right of ingress and egress over Grantors' adjacent lands for the purposes for which the above mentioned rights are granted.

The consideration recited herein shall constitute payment in full for all damages sustained by Grantors by reason of the installation of the structures referred to herein and the Grantee will maintain such easement in a state of good repair and efficiency so that no unreasonable damages will result from its use to Grantor's premises. This agreement, together with other provisions of this grant, shall constitute a covenant running with the land for the benefit of Grantee, its successors and assigns. The Grantors covenant that they are the owners of the above described lands and that said lands are free and clear of all encumbrances and liens.

The easement conveyed herein was obtained or improved through Federal financial assistance. This easement is subject to the provisions of Title VI of the Civil Rights Act of 1964 and the regulations issued pursuant thereto for so long as the easement atinues to be used for the same or similar purpose for which financial assistance was extended or for so long as the Grantee owns it, whichever is longer.

IN WITNESS WHEREOF, the said Grantors have executed this instrument the 24 day of August, 1979.

John R. Henry

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

Before me, the undersigned authority, on this day personally appeared John R. Henry known to me to be the person(s) whose name(s) (is) (~~are~~) subscribed to the foregoing instrument and acknowledged to me that (he) (~~they~~) executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 24th day of August, 1979.

Notary Public in and for Hidalgo County, Texas

27693

FILED FOR RECORD THIS DATE
At 11:22 o'clock A.M.
SEP 4 1979
SANTOS SALDANA
County Clerk, Hidalgo County, Texas
By _____ Deputy

NORTH ALAMO WATER SUPPLY CORP.
RT 1, BOX 130
EDINBURG, TEXAS 78539

Form ROW-U-1A
Rev. 3/2004
Replaces Form D-15-U1
GSD-EPC
Page 1 of 1

AFFIDAVIT

(for North Alamo Water Supply Corporation—Parcel 55)

U-No.15218

THE STATE OF TEXAS	§	District: Pharr
	§	County: Hidalgo
COUNTY OF HIDALGO	§	Federal Project No.:
		ROW CSJ No.: 0921-02-356
		Highway No.:
		(To be filled in by State)

BEFORE ME, THE UNDERSIGNED AUTHORITY, on this day personally appeared Steven P. Sanchez, General Manager of the North Alamo Water Supply Corporation, **("Utility")** who after being by me duly sworn upon his/her oath deposes and says as follows:

"I, Steven P. Sanchez am over the age of 18 years and am fully competent to testify to the matters set forth in this Affidavit. I have personal knowledge of all facts and swear that such facts are true and correct.

1. Whereas North Alamo Water Supply Corporation has a water utility easement adjacent to Mile 6 West Road and which instrument is recorded in the Court House of the Hidalgo County Texas Deed with designation: Volume 1637, Page 829 and Volume 1637, Page 831;

2. Whereas the roadway improvements proposed by ROW CSJ No. 0921-02-356 will conflict with existing water utilities owned by North Alamo Water Supply Corporation and located within the above referenced easement.

Further affiant sayeth not."

Steve P. Sanchez, General Manager

North Alamo Water Supply Corporation
Company

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1st 2019 by

Steve P. Sanchez , of North Alamo Water Supply Corporation , a non-profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

Susan J Headley
Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: ELIAS AND ANDREA GARZA

FIELD NOTES FOR PARCEL – 55

Being a 0.091 Acres of land, more or less, out of 5.60 acres of Farm Tract 198, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Elias and Andrea Garza by virtue of Warranty Deed with Vendor Lien dated September 29, 1995, recorded in Document Number 479502 Deed Records, Hidalgo County, Texas. Said 0.091 acres of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southeast corner of Farm Tract 197, Block 181, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Pages 34-37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,792.9125 and Y=16,598,546.8091. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 2,059.28 feet, along the east property line of Farm Tract 197 and Farm Tract 198 to a point;

THENCE, S 88° 47' 21" W, for a distance of 30.00 feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

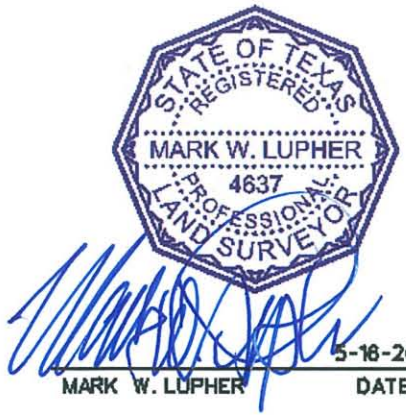
THENCE, S 88° 47' 21" W, for a distance of 23.39 feet, to a No. 4 rebar with plastic cap set for the southwest corner of said tract herein described;

THENCE, in a Northeasterly direction with the Proposed West Right of Way of said Mile 6 West with a curve to the right having a Delta angle 01° 20' 13", a Radius 7922 feet, a Tangent of 92.44 feet, an Arc length 184.86 feet, a Chord length of 184.86 feet, and a Chord bearing N 0° 09' 56" E to a No 4 rebar with cap set for a northwest corner along the Proposed West Right of Way of Mile 6 West tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 18.95 feet to an existing rebar found for the northeast corner of said tract herein described;

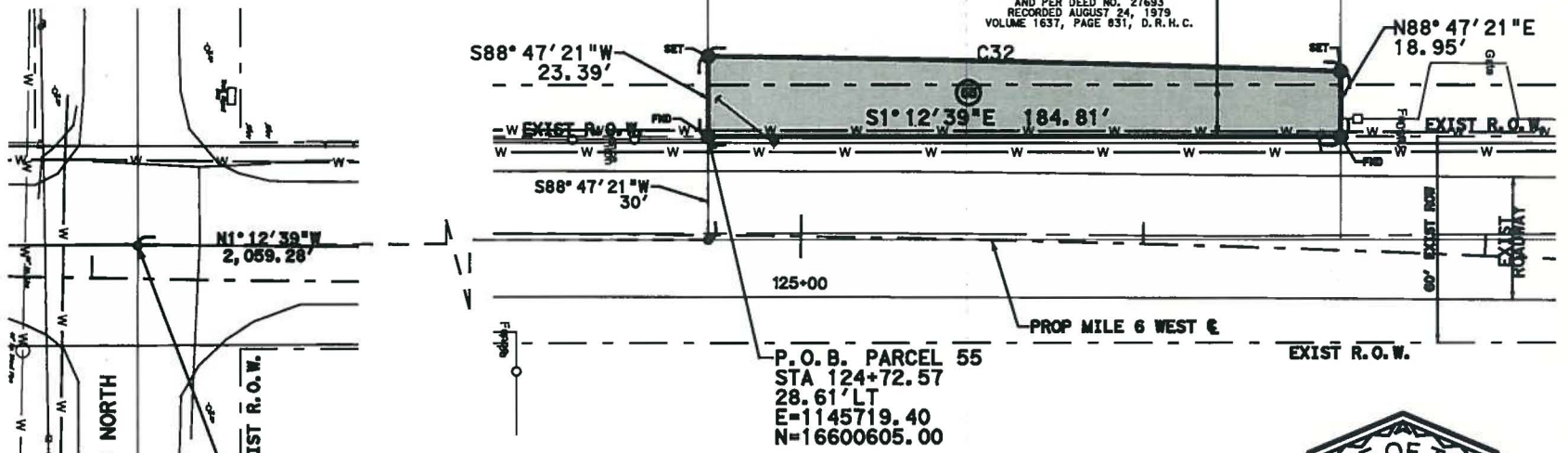
THENCE, S 1° 12' 39" E, for a distance of 184.81 feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 0.091 acres of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description



5-16-2016
MARK W. LUPHER DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



CURVE DATA						
CURVE #	DELTA	RADIUS	TANGENT	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C32	01° 20' 13"	7922'	92.44'	184.86'	184.86'	N 0° 09' 56"E

SURVEY PLAT
OF
PARCEL 55
BEING A 0.091 ACRE TRACT OF LAND
OUT OF A 5.60 ACRE TRACT OF LAND OUT OF FARM TRACT 198
WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS
RECORDED IN VOL. 2, PAGES 34-37 M.R.H.C.

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

6/28/2016
MARK W. LUPHER — DATE

LEGEND

- LOT AND PROPERTY LINES
- EXIST. ROW LINES
- PARCEL BOUNDARY LINES
- EXIST. EASEMENTS INSIDE PARCEL
- EXIST. EASEMENT OUTSIDE PARCEL
- COMMON OWNERSHIP LINES
- FENCE LINES
- WM — WATER VALVES AND METERS
- SIGNS
- IRRIGATION STAND PIPE
- IrV — IRRIGATION VALVE
- MONUMENTS
- SET No. 4 REBAR WITH CAP
- P.O.B. — POINT OF BEGINNING
- P.O.C. — POINT OF COMMENCEMENT
- POWER POLES & GUY WIRE
- PARCEL NUMBER

TOTAL ACRE: 5.60 AC
TO BE ACQUIRED: 0.091 AC
REMAINDER: 5.51 AC

OWNER: ELIAS AND ANDREA GARZA
BY WARRANTY DEED WITH VENDOR LIEN
DATED SEPTEMBER 29, 1995 RECORDED
DOCUMENT NO. 479502 D.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 479502.

©2016
Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
TBPE F-1446
730 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018

MILE 6 WEST ROAD
PARCEL 55

DIST.	COUNTY	SECTION NO.	JOB NO.	SHEET NO.
PHR	HIDALGO	0021	02	356

John R. Henry

TO:

NORTH ALAMO WATER SUPPLY CORPORATION
{Re: 15' –N2 acs. - S 20 & N 20 acs.}

INSTRUMENT: R.O.W. Easement
DATE: August 24, 1979
FILED: September 4, 1979
RECORDED: Volume 1637, Page 831
Deed Records, Hidalgo County, Texas
No. 27693

27693

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

RIGHT OF WAY EASEMENT

KNOW ALL MEN BY THESE PRESENTS: That John R. Henry

reinafter called Grantors, in consideration of One Dollar and other good and valuable onsideration paid by NORTH ALAMO WATER SUPPLY CORPORATION, hereinafter called Grantee, the receipt and sufficiency of which is hereby acknowledged, do hereby grant, bargain, sell and convey to said Grantee, its successors and assigns, a perpetual easement with the right to erect, construct, install and lay and thereafter use, operate, inspect, repair, replace and remove, maintain, reconstruct and service a water line, water valves, hydrants, and other appurtenances to a waterworks system, including distributing lines and meters, over and across a tract of land owned by Grantors in Hidalgo County, Texas, described in deed recorded Volume 1494 page 126*, Deed Records of Hidalgo County, Texas, said tract and easement being more particularly described as follows:

An easement 15 feet wide over and across the North 2 acres of the South 20 acres; and the North 20 acres of Farm Tract 198, West and Adams Tract Subdivision, Hidalgo County, Texas, being a strip 15 feet wide lying West of and adjacent to the West right-of-way line of Mile 6 West.

* Also Volume 1513, page 671; Volume 1561, page 947; Volume 1608, page 875.

together with the right of ingress and egress over Grantors' adjacent lands for the purposes for which the above mentioned rights are granted.

The consideration recited herein shall constitute payment in full for all damages sustained by Grantors by reason of the installation of the structures referred to herein and the Grantee will maintain such easement in a state of good repair and efficiency so that no unreasonable damages will result from its use to Grantor's premises. This agreement, together with other provisions of this grant, shall constitute a covenant running with the land for the benefit of Grantee, its successors and assigns. The Grantors covenant that they are the owners of the above described lands and that said lands are free and clear of all encumbrances and liens.

The easement conveyed herein was obtained or improved through Federal financial assistance. This easement is subject to the provisions of Title VI of the Civil Rights Act of 1964 and the regulations issued pursuant thereto for so long as the easement atinues to be used for the same or similar purpose for which financial assistance was extended or for so long as the Grantee owns it, whichever is longer.

IN WITNESS WHEREOF, the said Grantors have executed this instrument the 24 day of August, 1979.

John R. Henry

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

Before me, the undersigned authority, on this day personally appeared John R. Henry known to me to be the person(s) whose name(s) (is) (are) subscribed to the foregoing instrument and acknowledged to me that (he) (they) executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 24th day of August, 1979.

Notary Public in and for Hidalgo County, Texas

27693

FILED FOR RECORD THIS DATE
At 11:22 o'clock A.M.
SEP 4 1979
SANTOS SALDANA
County Clerk, Hidalgo County, Texas
By [signature] Deputy

NORTH ALAMO WATER SUPPLY CORP.
RT 1, BOX 130
EDINBURG TEXAS 78539

Form ROW-U-1A
Rev. 3/2004
Replaces Form D-15-U1
GSD-EPC

AFFIDAVIT

(for North Alamo Water Supply Corporation—Parcel 56)

U-No.15218

THE STATE OF TEXAS	§	District: Pharr
	§	County: Hidalgo
COUNTY OF HIDALGO	§	Federal Project No.:
		ROW CSJ No.: 0921-02-356
		Highway No.:
		(To be filled in by State)

BEFORE ME, THE UNDERSIGNED AUTHORITY, on this day personally appeared Steven P. Sanchez, General Manager of the North Alamo Water Supply Corporation, **("Utility")** who after being by me duly sworn upon his/her oath deposes and says as follows:

"I, Steven P. Sanchez am over the age of 18 years and am fully competent to testify to the matters set forth in this Affidavit. I have personal knowledge of all facts and swear that such facts are true and correct.

1. Whereas North Alamo Water Supply Corporation has a water utility easement adjacent to Mile 6 West Road and which instrument is recorded in the Court House of the Hidalgo County Texas Deed with designation: Volume 1637, Page 831;

2. Whereas the roadway improvements proposed by ROW CSJ No. 0921-02-356 will conflict with existing water utilities owned by North Alamo Water Supply Corporation and located within the above referenced easement.

Further affiant sayeth not."

Steve P. Sanchez, General Manager

North Alamo Water Supply Corporation
Company

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1st 2019 by

Steve P. Sanchez , of North Alamo Water Supply Corporation , a non-profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

Susan J Headley
Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: JUAN TAMEZ

FIELD NOTES FOR PARCEL – 56

Being a 0.073 Acres of land, more or less, out of 7.00 acres of Farm Tract 198, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Juan Tamez by virtue of Warranty Deed dated March 27, 2003, recorded in Document Number 1183613 Deed Records, Hidalgo County, Texas. Said 0.073 acres of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southeast corner of Farm Tract 197, Block 181, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Pages 34-37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,792.9125 and Y=16,598,546.8091. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 2,244.09 feet, along the east property line of Farm Tract 197 and Farm Tract 198 to a point;

THENCE, S 88° 47' 21" W, for a distance of 30.00 feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

THENCE, S 88° 47' 21" W, for a distance of 18.95 feet, to a No. 4 rebar with plastic cap set for the southwest corner of said tract herein described;

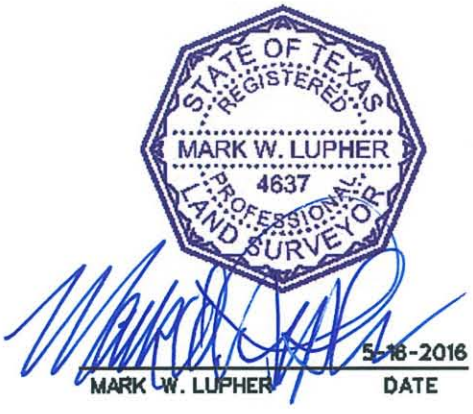
THENCE, in a Northeasterly direction with the Proposed West Right of Way of said Mile 6 West with a curve to the left having a Delta angle 1° 07' 09", a Radius 7922 feet, a Tangent of 77.38 feet, an Arc length 154.76 feet, a Chord length of 154.75 feet, and a Chord bearing N 1° 23' 38" E to a No 4 rebar with cap set for an internal corner along the Proposed West Right of Way of Mile 6 West tract herein described;

THENCE, in a Northeasterly direction with the Proposed West Right of Way of said Mile 6 West with a curve to the right having a Delta angle 0° 33' 39", a Radius 7818 feet, a Tangent of 38.26 feet, an Arc length 76.51 feet, a Chord length of 76.51 feet, and a Chord bearing N 1° 40' 23" E to a No 4 rebar with cap set for a northwest corner along the Proposed West Right of Way of Mile 6 West tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 8.07 feet to an existing rebar found for the northeast corner of said tract herein described;

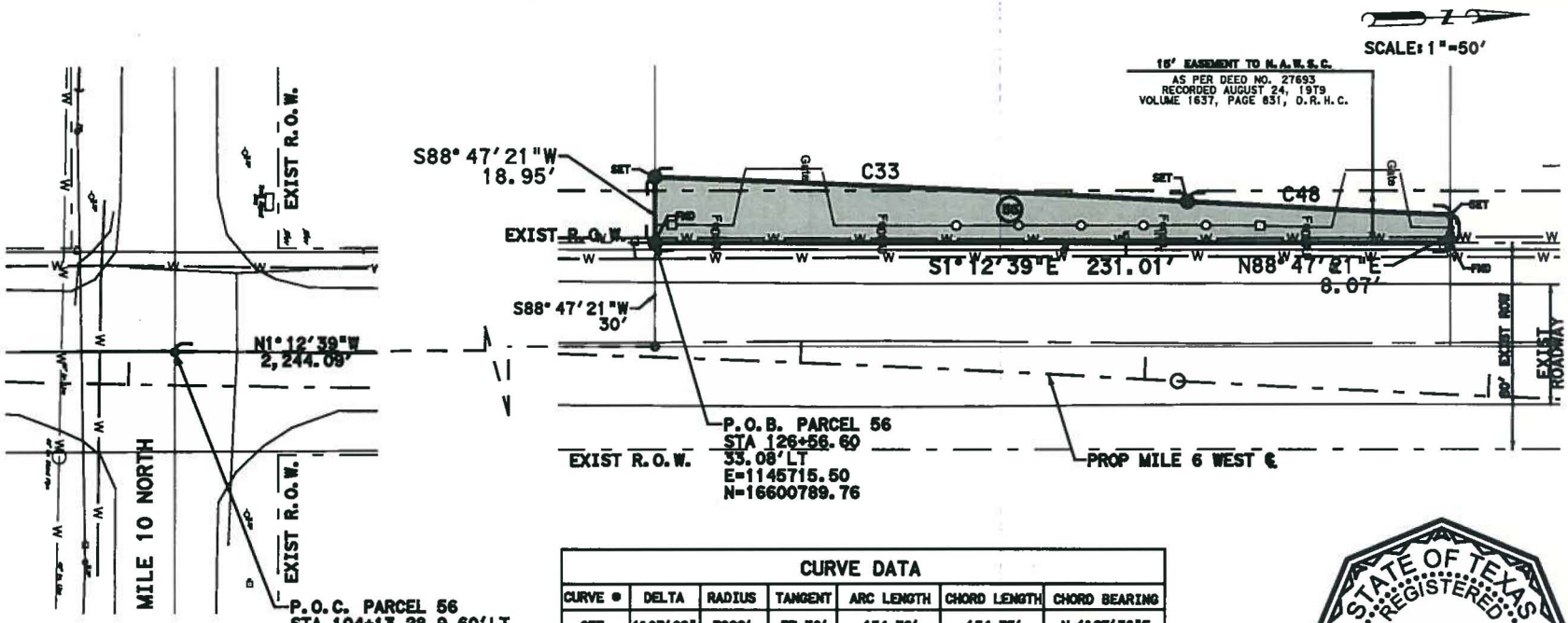
THENCE, S 1° 12' 39" E, for a distance of 231.01 feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 0.073 acres of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description



MARK W. LUPHER — 5-18-2016 DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South ♦ Suite 430 ♦ Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



CURVE DATA						
CURVE #	DELTA	RADIUS	TANGENT	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C33	1°07'09"	7922'	77.39'	154.76'	154.75'	N 1°23'38"E
C48	0°33'39"	7818'	38.26'	76.51'	76.51'	N 1°40'23"E

SURVEY PLAT
OF
PARCEL 56
BEING A 0.073 ACRE TRACT OF LAND
OUT OF THE SOUTH 7 ACRES OF THE NORTH 12 ACRES OF FARM TRACT 198
WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS
RECORDED IN VOL. 2, PAGES 34-37 M.R.H.C.

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

6/28/2016
MARK W. LUPHER DATE

TOTAL ACRE: 7.00 AC
TO BE ACQUIRED: 0.073 AC
REMAINDER: 6.93 AC

OWNER: JUAN TAMEZ
BY WARRANTY DEED
DATED MARCH 27, 2003 RECORDED
DOCUMENT NO. 1183613 D.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 1183613.

LEGEND
- LOT AND PROPERTY LINES
- EXIST. ROW LINES
- PARCEL BOUNDARY LINES
- EXIST. EASEMENTS INSIDE PARCEL
- EXIST. EASEMENT OUTSIDE PARCEL
- COMMON OWNERSHIP LINES
- FENCE LINES
- WM WATER VALVES AND METERS
- SIGNS
- IRRIGATION STAND PIPE
- IrV IRRIGATION VALVE
- MONUMENTS
- SET No. 4 REBAR WITH CAP
- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- POWER POLES & GUY WIRE
- PARCEL NUMBER

©2016 Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
TBPE F-1046
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 615-1800
Fax: (832) 615-1810

MILE 6 WEST ROAD
PARCEL 56

John R. Henry

TO:

NORTH ALAMO WATER SUPPLY CORPORATION
{Re: 15' –N2 acs. - S 20 & N 20 acs.}

INSTRUMENT: R.O.W. Easement
DATE: August 24, 1979
FILED: September 4, 1979
RECORDED: Volume 1637, Page 831
Deed Records, Hidalgo County, Texas
No. 27693

27693

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

RIGHT OF WAY EASEMENT

KNOW ALL MEN BY THESE PRESENTS: That John R. Henry

reinafter called Grantors, in consideration of One Dollar and other good and valuable nsideration paid by NORTH ALAMO WATER SUPPLY CORPORATION, hereinafter called Grantee, the receipt and sufficiency of which is hereby acknowledged, do hereby grant, bargain, sell and convey to said Grantee, its successors and assigns, a perpetual easement with the right to erect, construct, install and lay and thereafter use, operate, inspect, repair, replace and remove, maintain, reconstruct and service a water line, water valves, hydrants, and other appurtenances to a waterworks system, including distributing lines and meters, over and across a tract of land owned by Grantors in Hidalgo County, Texas, described in deed recorded Volume 1494 page 126*, Deed Records of Hidalgo County, Texas, said tract and easement being more particularly described as follows:

An easement 15 feet wide over and across the North 2 acres of the South 20 acres; and the North 20 acres of Farm Tract 198, West and Adams Tract Subdivision, Hidalgo County, Texas, being a strip 15 feet wide lying West of and adjacent to the West right-of-way line of Mile 6 West.

* Also Volume 1513, page 671; Volume 1561, page 947; Volume 1608, page 875.

together with the right of ingress and egress over Grantors' adjacent lands for the purposes for which the above mentioned rights are granted.

The consideration recited herein shall constitute payment in full for all damages sustained by Grantors by reason of the installation of the structures referred to herein and the Grantee will maintain such easement in a state of good repair and efficiency so that no unreasonable damages will result from its use to Grantor's premises. This agreement, together with other provisions of this grant, shall constitute a covenant running with the land for the benefit of Grantee, its successors and assigns. The Grantors covenant that they are the owners of the above described lands and that said lands are free and clear of all encumbrances and liens.

The easement conveyed herein was obtained or improved through Federal financial assistance. This easement is subject to the provisions of Title VI of the Civil Rights Act of 1964 and the regulations issued pursuant thereto for so long as the easement ntinues to be used for the same or similar purpose for which financial assistance was extended or for so long as the Grantee owns it, whichever is longer.

IN WITNESS WHEREOF, the said Grantors have executed this instrument the 24 day of August, 1979.

John R. Henry

John R. Henry

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

Before me, the undersigned authority, on this day personally appeared John R. Henry known to me to be the person(s) whose name(s) (is) (are) subscribed to the foregoing instrument and acknowledged to me that (he) (they) executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 24th day of August, 1979.

Notary Public in and for Hidalgo County, Texas

27693

FILED FOR RECORD THIS DATE
At 11:22 o'clock A.M.
SEP 4 1979
SANTOS SALDANA
County Clerk, Hidalgo County, Texas
By _____ Deputy

NORTH ALAMO WATER SUPPLY CORP.
RT 1, BOX 130
EDINBURG, TEXAS 78539

Form ROW-U-1A
Rev. 3/2004
Replaces Form D-15-U1
GSD-EPC
Page 1 of 1

AFFIDAVIT

(for North Alamo Water Supply Corporation—Parcel 57)

U-No.15218

THE STATE OF TEXAS	§	District: Pharr
	§	County: Hidalgo
COUNTY OF HIDALGO	§	Federal Project No.:
		ROW CSJ No.: 0921-02-356
		Highway No.:
		(To be filled in by State)

BEFORE ME, THE UNDERSIGNED AUTHORITY, on this day personally appeared Steven P. Sanchez, General Manager of the North Alamo Water Supply Corporation, **("Utility")** who after being by me duly sworn upon his/her oath deposes and says as follows:

"I, Steven P. Sanchez am over the age of 18 years and am fully competent to testify to the matters set forth in this Affidavit. I have personal knowledge of all facts and swear that such facts are true and correct.

1. Whereas North Alamo Water Supply Corporation has a water utility easement adjacent to Mile 6 West Road and which instrument is recorded in the Court House of the Hidalgo County Texas Deed with designation: Volume 1637, Page 831;

2. Whereas the roadway improvements proposed by ROW CSJ No. 0921-02-356 will conflict with existing water utilities owned by North Alamo Water Supply Corporation and located within the above referenced easement.

Further affiant sayeth not."

Steve P. Sanchez, General Manager

North Alamo Water Supply Corporation
Company

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1st 2019 by

Steve P. Sanchez , of North Alamo Water Supply Corporation , a non-profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: ARTURO AND BELINDA FERNANDEZ

FIELD NOTES FOR PARCEL – 57

Being a 0.019 Acres of land, more or less, out of 5.00 acres of Farm Tract 198, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Arturo and Belinda Fernandez by virtue of Warranty Deed dated December 28, 1994, recorded in Document Number 436234 Deed Records, Hidalgo County, Texas. Said 0.019 acres of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southeast corner of Farm Tract 197, Block 181, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Pages 34-37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,792.9125 and Y=16,598,546.8091. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 2,475.10 feet, along the east property line of Farm Tract 197 and Farm Tract 198 to a point;

THENCE, S 88° 47' 21" W, for a distance of 30.00 feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

THENCE, S 88° 47' 21" W, for a distance of 8.07 feet, to a No. 4 rebar with plastic cap set for the southwest corner of said tract herein described;

THENCE, in a Northeasterly direction with the Proposed West Right of Way of said Mile 6 West with a curve to the left having a Delta angle 1° 12' 36", a Radius 7818 feet, a Tangent of 82.56 feet, an Arc length 165.11 feet, a Chord length of 165.11 feet, and a Chord bearing N 0° 47' 15" E to a No 4 rebar with cap set for a northwest corner along the Proposed West Right of Way of Mile 6 West tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 2.31 feet to an existing rebar found for the northeast corner of said tract herein described;

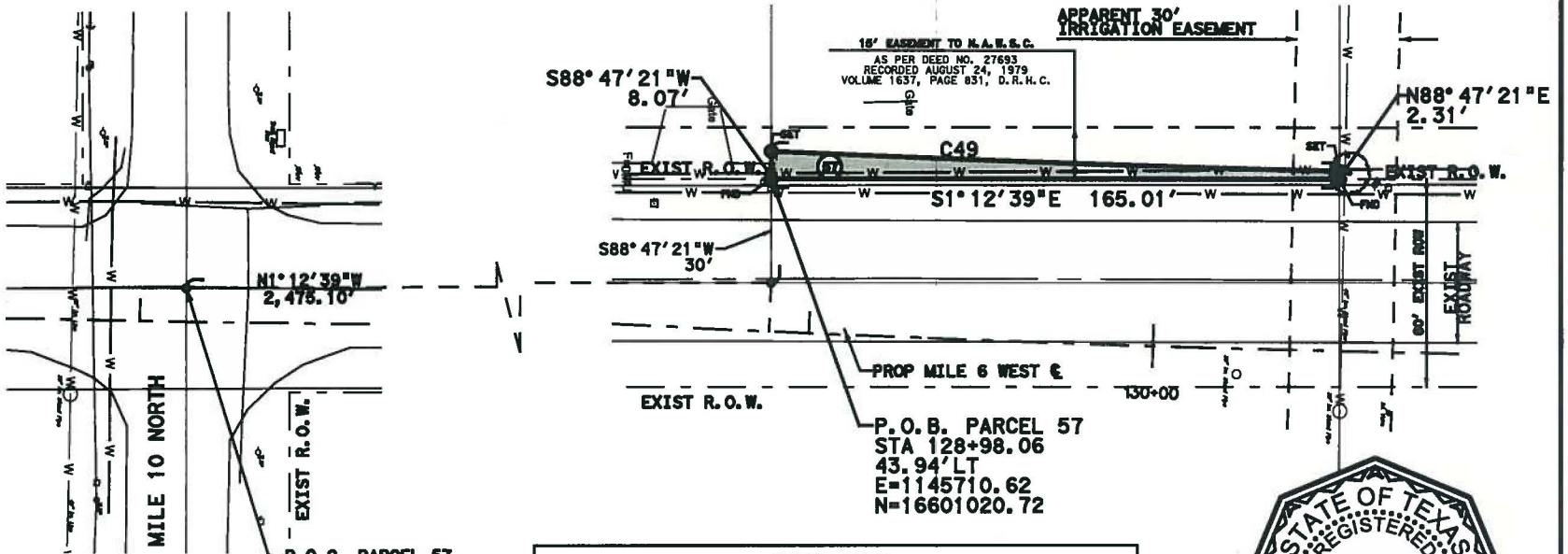
THENCE, S 1° 12' 39" E, for a distance of 165.01 feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 0.019 acres of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

5-16-2016
MARK W. LUPHER — DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



CURVE DATA						
CURVE #	DELTA	RADIUS	TANGENT	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C49	1°12'36"	7818'	82.56'	165.11'	165.11'	N 0°47'15"E

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

6/28/2016
MARK W. LUPHER DATE

SURVEY PLAT
OF
PARCEL 57
BEING A 0.019 ACRE TRACT OF LAND
OUT OF A 5.00 ACRE TRACT OF LAND OUT OF FARM TRACT 198
WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS
RECORDED IN VOL. 2, PAGES 34-37 M.R.H.C.

TOTAL ACRE: 5.00 AC
TO BE ACQUIRED: 0.019 AC
REMAINDER: 4.98 AC

OWNER: ARTURO AND BELINDA FERNANDEZ
BY WARRANTY DEED WITH VENDOR LIEN
DATED DECEMBER 28, 1994 RECORDED
DOCUMENT NO. 436234 D.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATES SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 437140.

LEGEND
- LOT AND PROPERTY LINES
- EXIST. ROW LINES
- PARCEL BOUNDARY LINES
- EXIST. EASEMENTS INSIDE PARCEL
- EXIST. EASEMENT OUTSIDE PARCEL
- COMMON OWERSHIP LINES
- FENCE LINES
- WV WATER VALVES AND METERS
- SIGNS
- IRRIGATION STAND PIPE
- IV IRRIGATION VALVE
- MONUMENTS
- SET No. 4 REBAR WITH CAP
- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- POWER POLES & GUY WIRE
- PARCEL NUMBER

©2016 Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
TEDSI TBPE F-1645
736 Highway 6 South • Suite 430 • Houston, Texas 77079
Tele: (832) 649-1000
Fax: (832) 649-1010

MILE 6 WEST ROAD
PARCEL 57

DIST.	COUNTY	CONTROL SECT.	JOB NO.	SHEET NO.
PHR	HIDALGO	0921	02	359

I:\Jobs-Hidalgo\1577\Parcel 57.dgn 8/24/16 AM 6/28/2016

John R. Henry

TO:

NORTH ALAMO WATER SUPPLY CORPORATION
{Re: 15' –N2 acs. - S 20 & N 20 acs.}

INSTRUMENT: R.O.W. Easement
DATE: August 24, 1979
FILED: September 4, 1979
RECORDED: Volume 1637, Page 831
Deed Records, Hidalgo County, Texas
No. 27693

27693

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

RIGHT OF WAY EASEMENT

KNOW ALL MEN BY THESE PRESENTS: That John R. Henry

reinafter called Grantors, in consideration of One Dollar and other good and valuable nsideration paid by NORTH ALAMO WATER SUPPLY CORPORATION, hereinafter called Grantee, the receipt and sufficiency of which is hereby acknowledged, do hereby grant, bargain, sell and convey to said Grantee, its successors and assigns, a perpetual easement with the right to erect, construct, install and lay and thereafter use, operate, inspect, repair, replace and remove, maintain, reconstruct and service a water line, water valves, hydrants, and other appurtenances to a waterworks system, including distributing lines and meters, over and across a tract of land owned by Grantors in Hidalgo County, Texas, described in deed recorded Volume 1494 page 126* , Deed Records of Hidalgo County, Texas, said tract and easement being more particularly described as follows:

An easement 15 feet wide over and across the North 2 acres of the South 20 acres; and the North 20 acres of Farm Tract 198, West and Adams Tract Subdivision, Hidalgo County, Texas, being a strip 15 feet wide lying West of and adjacent to the West right-of-way line of Mile 6 West.

* Also Volume 1513, page 671; Volume 1561, page 947; Volume 1608, page 875.

together with the right of ingress and egress over Grantors' adjacent lands for the purposes for which the above mentioned rights are granted.

The consideration recited herein shall constitute payment in full for all damages sustained by Grantors by reason of the installation of the structures referred to herein and the Grantee will maintain such easement in a state of good repair and efficiency so that no unreasonable damages will result from its use to Grantor's premises. This agreement, together with other provisions of this grant, shall constitute a covenant running with the land for the benefit of Grantee, its successors and assigns. The Grantors covenant that they are the owners of the above described lands and that said lands are free and clear of all encumbrances and liens.

The easement conveyed herein was obtained or improved through Federal financial assistance. This easement is subject to the provisions of Title VI of the Civil Rights Act of 1964 and the regulations issued pursuant thereto for so long as the easement atinues to be used for the same or similar purpose for which financial assistance was extended or for so long as the Grantee owns it, whichever is longer.

IN WITNESS WHEREOF, the said Grantors have executed this instrument the 24 day of August, 1979.

John R. Henry

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

Before me, the undersigned authority, on this day personally appeared John R. Henry known to me to be the person(s) whose name(s) (is) (are) subscribed to the foregoing instrument and acknowledged to me that (he) (they) executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 24th day of August, 1979.

Notary Public in and for Hidalgo County, Texas

27693

FILED FOR RECORD THIS DATE
At 11:22 o'clock A M.
SEP 4 1979
SANTOS SALDANA
County Clerk, Hidalgo County, Texas
By Deputy

NORTH ALAMO WATER SUPPLY CORP.
RT 1, BOX 130
EDINBURG, TEXAS 78539

Form ROW-U-1A
Rev. 3/2004
Replaces Form D-15-U1
GSD-EPC
Page 1 of 1

AFFIDAVIT

(for North Alamo Water Supply Corporation—Parcel 58)

U-No.15218

THE STATE OF TEXAS	§	District: Pharr
	§	County: Hidalgo
COUNTY OF HIDALGO	§	Federal Project No.:
		ROW CSJ No.: 0921-02-356
		Highway No.:
		(To be filled in by State)

BEFORE ME, THE UNDERSIGNED AUTHORITY, on this day personally appeared Steven P. Sanchez, General Manager of the North Alamo Water Supply Corporation, **("Utility")** who after being by me duly sworn upon his/her oath deposes and says as follows:

"I, Steven P. Sanchez am over the age of 18 years and am fully competent to testify to the matters set forth in this Affidavit. I have personal knowledge of all facts and swear that such facts are true and correct.

1. Whereas North Alamo Water Supply Corporation has a water utility easement adjacent to Mile 6 West Road and which instrument is recorded in the Court House of the Hidalgo County Texas Deed with designation: Volume 1642, Page 205;

2. Whereas the roadway improvements proposed by ROW CSJ No. 0921-02-356 will conflict with existing water utilities owned by North Alamo Water Supply Corporation and located within the above referenced easement.

Further affiant sayeth not."

Steve P. Sanchez, General Manager

North Alamo Water Supply Corporation
Company

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1st 2019 by

Steve P. Sanchez , of North Alamo Water Supply Corporation , a non-profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: ARTURO AND BELINDA FERNANDEZ

FIELD NOTES FOR PARCEL – 58

Being 139 Square Feet of land, more or less, out of 29,072 Square Feet out of Farm Tract 199, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Arturo and Belinda Fernandez by virtue of Warranty Deed dated December 28, 1994, recorded in Document Number 436234 and Corrected Warranty Deed dating August 29, 1995, recorded in Document Number 473140, Deed Records, Hidalgo County, Texas. Said 139 Square Feet of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southeast corner of Farm Tract 197, Block 181, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Pages 34-37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,792.9125 and Y=16,598,546.8091. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 2,640.10 feet, along the east property line of Farm Tract 197, Farm Tract 198, and Farm Tract 199 to a point;

THENCE, S 88° 47' 21" W, for a distance of 30.00 feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

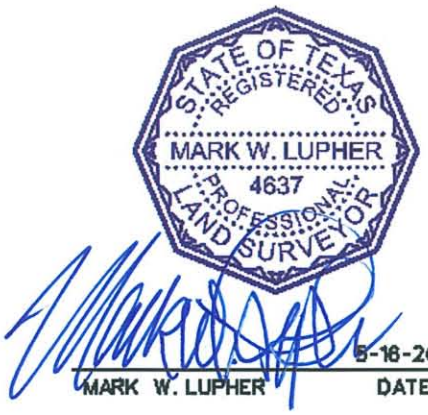
THENCE, S 88° 47' 21" W, for a distance of 2.31 feet, to a No. 4 rebar with plastic cap set for the southwest corner of said tract herein described;

THENCE, in a Northwesterly direction with the Proposed West Right of Way of said Mile 6 West with a curve to the left having a Delta angle 0° 52' 47", a Radius 7818 feet, a Tangent of 60.01 feet, an Arc length 120.02 feet, a Chord length of 120.02 feet, and a Chord bearing N 0° 15' 26" W to a No 4 rebar with cap set for a northwest corner along the Proposed West Right of Way of Mile 6 West tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 0.31 feet to an existing rebar found for the northeast corner of said tract herein described;

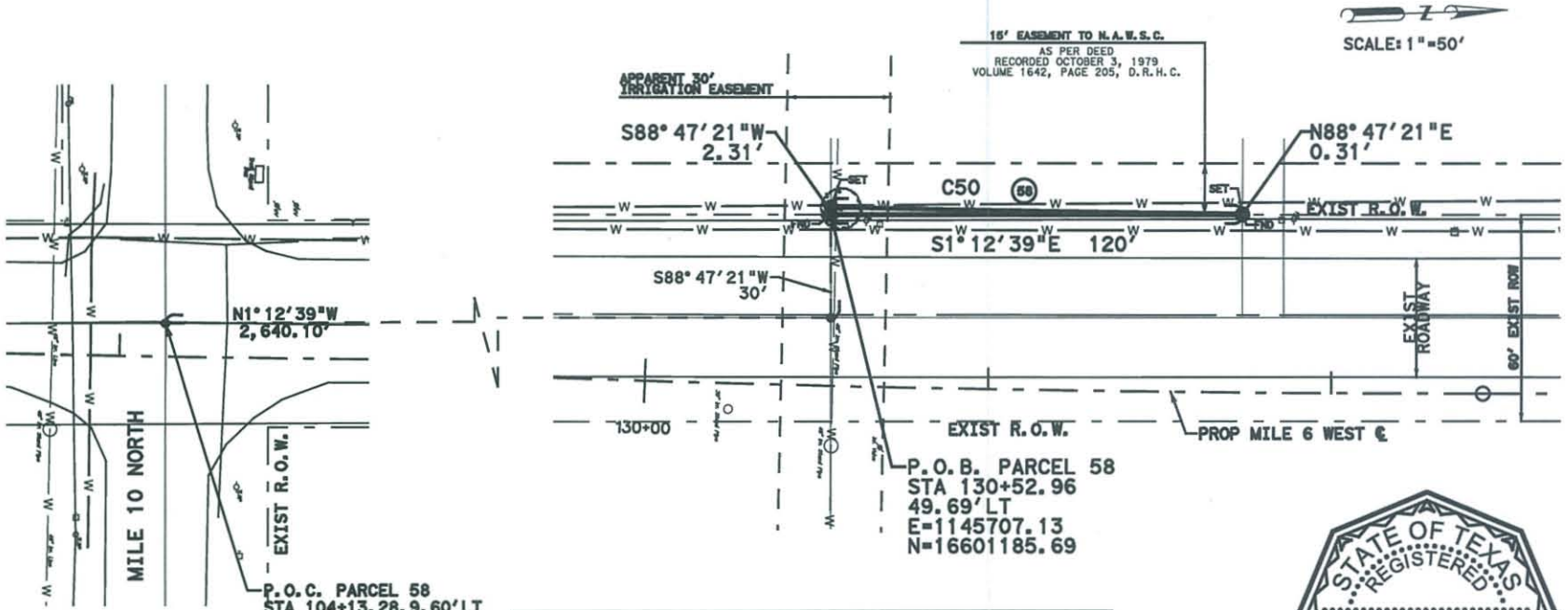
THENCE, S 1° 12' 39" E, for a distance of 120.00 feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 139 Square Feet of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description



MARK W. LUPHER — 5-18-2016 DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



CURVE DATA						
CURVE #	DELTA	RADIUS	TANGENT	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C50	0° 52' 47"	7818'	60.01'	120.02'	120.02'	N 0° 15' 26"E

SURVEY PLAT
OF
PARCEL 58

BEING A 139 SQUARE FEET TRACT OF LAND
OUT OF A 29072 SQUARE FEET TRACT OF LAND OUT OF FARM TRACT 199
WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS
RECORDED IN VOL. 2, PAGES 34-37 M.R.H.C.

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

MARK W. LUPHER — 5/16/2016 DATE

TOTAL SQUARE FEET: 29072 SQFT
TO BE ACQUIRED: 139 SQFT
REMAINDER: 28933 SQFT

OWNER: ARTURO AND BELINDA FERNANDEZ
BY WARRANTY DEED
DATED DECEMBER 28, 1994 RECORDED
DOCUMENT NO. 436234 D.R.H.C.
AND
CORRECTED WARRANTY DEED
DATED AUGUST 29, 1995 RECORDED
DOCUMENT NO. 473140 D.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 436234.

LEGEND
- LOT AND PROPERTY LINES
- EXIST. ROW LINES
- PARCEL BOUNDARY LINES
- EXIST. EASEMENTS INSIDE PARCEL
- EXIST. EASEMENT OUTSIDE PARCEL
- COMMON OWERSHIP LINES
- FENCE LINES
- WATER VALVES AND METERS
- SIGNS
- IRRIGATION STAND PIPE
- IRRIGATION VALVE
- MONUMENTS
- SET No. 4 REBAR WITH CAP
- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- POWER POLES & GUY WIRE
- PARCEL NUMBER

©2016 Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
TEDSI TBPE F-1440
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1080
Fax: (832) 619-1818

MILE 6 WEST ROAD
PARCEL 58

DIST.	STATE	FEDERAL AID PROJECT NO.			SHEET NO.
6	TEXAS				MILE 6W
STATE DIST. NO.	COUNTY	CONTROL SECT NO.	SECTION NO.	JOB NO.	SHEET NO.
PHR	HIDALGO	0921	02	356	

8:23:49 PM 5/16/2016
c:\projects\dgn\357721\Parcel58.dgn

31282

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

RIGHT OF WAY EASEMENT

KNOW ALL MEN BY THESE PRESENTS: That James Edwin Henry

hereinafter called Grantors, in consideration of One Dollar and other good and valuable consideration paid by NORTH ALAMO WATER SUPPLY CORPORATION, hereinafter called Grantee, the receipt and sufficiency of which is hereby acknowledged, do hereby grant, bargain, sell and convey to said Grantee, its successors and assigns, a perpetual easement with the right to erect, construct, install and lay and thereafter use, operate, inspect, repair, replace and remove, maintain, reconstruct and service a water line, water valves, hydrants, and other appurtenances to a waterworks system, including distributing lines and meters, over and across a tract of land owned by Grantors in Hidalgo County, Texas, described in deed recorded Volume 1494 page 124*, Deed Records of Hidalgo County, Texas, said tract and easement being more particularly described as follows:

An easement 15 feet wide over and across the South 2 acres of the North 20 acres; and the South 20 acres of Farm Tract 199, West and Adams Tract Subdivision, Hidalgo County, Texas, and being a strip 15 feet wide lying West of and adjacent to the West right-of-way line of Mile 6 West.

* Also Volume 1513, page 669; Volume 1561, page 951 and Volume 1608, page 853.

together with the right of ingress and egress over Grantors' adjacent lands for the purposes for which the above mentioned rights are granted.

The consideration recited herein shall constitute payment in full for all damages sustained by Grantors by reason of the installation of the structures referred to herein and the Grantee will maintain such easement in a state of good repair and efficiency so that no unreasonable damages will result from its use to Grantor's premises. This agreement, together with other provisions of this grant, shall constitute a covenant running with the land for the benefit of Grantee, its successors and assigns. The Grantors covenant that they are the owners of the above described lands and that said lands are free and clear of all encumbrances and liens.

The easement conveyed herein was obtained or improved through Federal financial assistance. This easement is subject to the provisions of Title VI of the Civil Rights Act of 1964 and the regulations issued pursuant thereto for so long as the easement continues to be used for the same or similar purpose for which financial assistance was extended or for so long as the Grantee owns it, whichever is longer.

IN WITNESS WHEREOF, the said Grantors have executed this instrument the 3rd day of October, 1979.

J. E. Henry

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

Before me, the undersigned authority, on this day personally appeared James Edwin Henry, A.K.A. J. E. Henry known to me to be the person(s) whose name(s) (is) (~~are~~) subscribed to the foregoing instrument and acknowledged to me that (he) (~~they~~) executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 3rd day of October, 1979.

Notary Public in and for Hidalgo County, Texas

My Commission Expires 3/13/80

Volume 1648, Page 206 H.C.D.R.

31282

FILED FOR RECORD THIS DATE
At 8:00 o'clock 1 M.

OCT 4 - 1979

SANTOS SALDANA
County Clerk, Hidalgo County, Texas
By [illegible] Deputy

Please file, bill & return to:

North Alamo Water Supply Corp.
Route 1 Box 130
Edinburg, Texas 78539

Form ROW-U-1A
Rev. 3/2004
Replaces Form D-15-U1
GSD-EPC
Page 1 of 1

AFFIDAVIT

(for North Alamo Water Supply Corporation—Parcel 59)

U-No.15218

THE STATE OF TEXAS	§	District: Pharr
	§	County: Hidalgo
COUNTY OF HIDALGO	§	Federal Project No.:
		ROW CSJ No.: 0921-02-356
		Highway No.:
		(To be filled in by State)

BEFORE ME, THE UNDERSIGNED AUTHORITY, on this day personally appeared Steven P. Sanchez, General Manager of the North Alamo Water Supply Corporation, **("Utility")** who after being by me duly sworn upon his/her oath deposes and says as follows:

"I, Steven P. Sanchez am over the age of 18 years and am fully competent to testify to the matters set forth in this Affidavit. I have personal knowledge of all facts and swear that such facts are true and correct.

1. Whereas North Alamo Water Supply Corporation has a water utility easement adjacent to Mile 6 West Road and which instrument is recorded in the Court House of the Hidalgo County Texas Deed with designation: Volume 1637, Page 829 and Volume 1642, Page 205;

2. Whereas the roadway improvements proposed by ROW CSJ No. 0921-02-356 will conflict with existing water utilities owned by North Alamo Water Supply Corporation and located within the above referenced easement.

Further affiant sayeth not."

Steve P. Sanchez, General Manager

North Alamo Water Supply Corporation
Company

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1st 2019 by

Steve P. Sanchez , of North Alamo Water Supply Corporation , a non-profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

Susan J Headley
Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: MANUEL B. AND MATILDE C. GARCIA

FIELD NOTES FOR PARCEL – 59

Being 1,641 Square Feet of land, more or less, out of 110, 209 Square Feet of Farm Tract 199, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Manuel B. and Matilde C. Garcia by virtue of Warranty Deed with Vendor Lien dated March 12, 1993, recorded in Document Number 310973 and by Warranty Deed dated November 27, 1992, recorded in Document Number 304434 Deed Records, Hidalgo County, Texas. Said 1,641 Square Feet of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southeast corner of Farm Tract 197, Block 181, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Pages 34-37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,792.9125 and Y=16,598,546.8091. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 3,300.13 feet, along the east property line of Farm Tract 197, Farm Tract 198, and Farm Tract 199 to a point;

THENCE, S 88° 47' 21" W, for a distance of 30.00 feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

THENCE, S 88° 47' 21" W, for a distance of 1.26 feet, to a No. 4 rebar with plastic cap set for the southwest corner of said tract herein described;

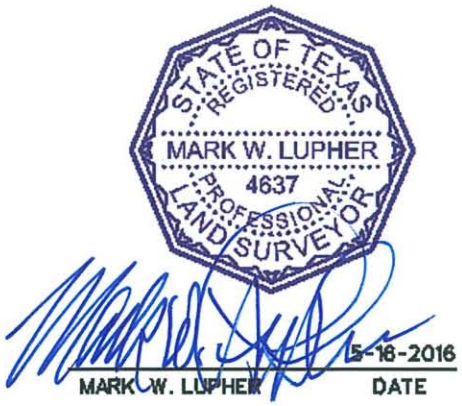
THENCE, in a Northwesterly direction with the Proposed West Right of Way of said Mile 6 West with a curve to the left having a Delta angle 1° 51' 31", a Radius 7818 feet, a Tangent of 126.81 feet, an Arc length 253.60 feet, a Chord length of 253.58 feet, and a Chord bearing N 3° 10' 13" W to a No 4 rebar with cap set for an internal corner along the Proposed West Right of Way of Mile 6 West tract herein described;

THENCE, in a Northwesterly direction with the Proposed West Right of Way of said Mile 6 West with a curve to the right having a Delta angle 0° 15' 53", a Radius 7922 feet, a Tangent of 18.31 feet, an Arc length 36.62 feet, a Chord length of 36.62 feet, and a Chord bearing N 3° 58' 02" W to a No 4 rebar with cap set for the northwest corner along the Proposed West Right of Way of Mile 6 West tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 11.70 feet to an existing rebar found for the northeast corner of said tract herein described;

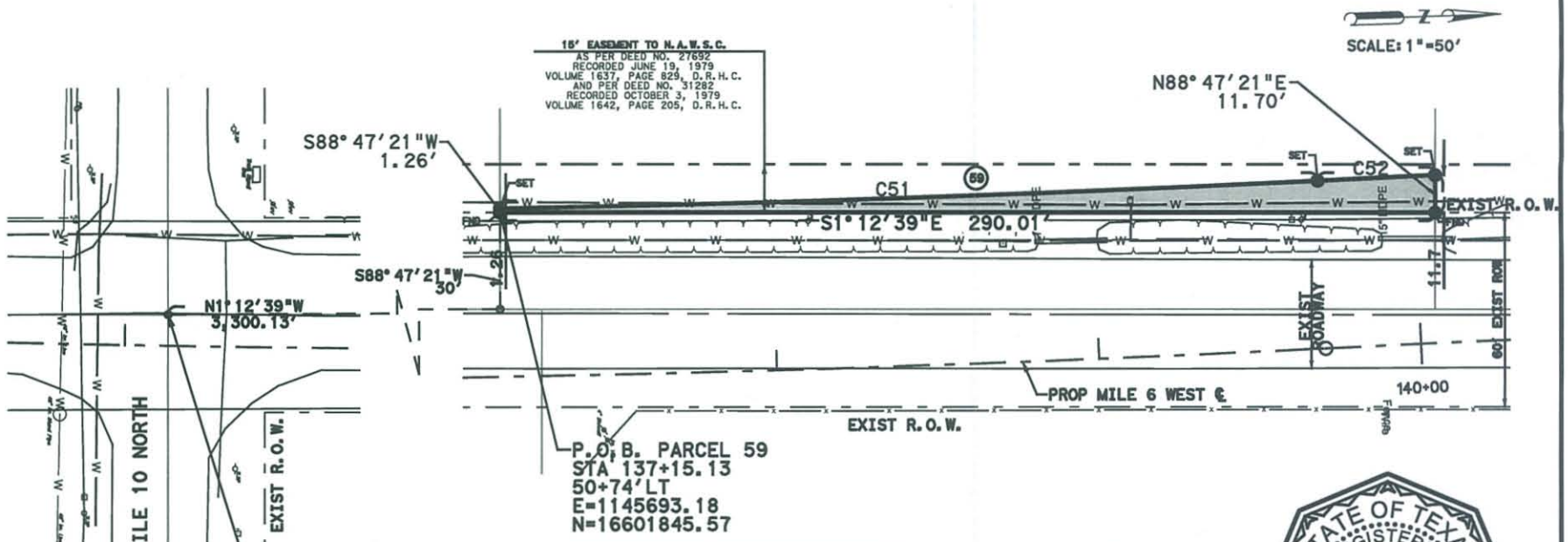
THENCE, S 1° 12' 39" E, for a distance of 290.01 feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 1,641 Square Feet of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description



5-18-2016
MARK W. LUPHER DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South ♦ Suite 430 ♦ Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



CURVE DATA						
CURVE #	DELTA	RADIUS	TANGENT	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C51	1° 51' 31"	7818'	126.81'	253.60'	253.58'	N 3° 10' 13"W
C52	0° 15' 53"	7922'	18.31'	36.62'	36.62'	N 3° 58' 2"W

SURVEY PLAT
OF
PARCEL 59
BEING A 1641 SQUARE FEET TRACT OF LAND
OUT OF 110209 SQUARE FEET TRACT OF LAND OUT OF FARM TRACT 199
WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS
RECORDED IN VOL. 2, PAGES 34-37 M.R.H.C.

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

5/16/2016
MARK W. LUPHER DATE

TOTAL SQUARE FEET: 110,209 SQFT
TO BE ACQUIRED: 1,641 SQFT
REMAINDER: 108,568 SQFT

OWNER: MANUEL B. AND MATILDE C. GARCIA
BY WARRANTY DEED WITH VENDOR LIEN
DATED MARCH 12, 1993 RECORDED
DOCUMENT NO. 310973 D.R.H.C.
AND
BY WARRANTY DEED
DATED NOVEMBER 27, 1992 RECORDED
DOCUMENT NO. 304434 D.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 310973.

LEGEND
- LOT AND PROPERTY LINES
- EXIST. ROW LINES
- PARCEL BOUNDARY LINES
- EXIST. EASEMENTS INSIDE PARCEL
- EXIST. EASEMENT OUTSIDE PARCEL
- COMMON OWERSHIP LINES
- FENCE LINES
- WM WATER VALVES AND METERS
- SIGNS
- IRRIGATION STAND PIPE
- IcV IRRIGATION VALVE
- MONUMENTS
- SET No. 4 REBAR WITH CAP
- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- POWER POLES & GUY WIRE
- PARCEL NUMBER

©2016 Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
TBPE F-7443
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018

MILE 6 WEST ROAD
PARCEL 59

DIST.	STATE	FEDERAL AID PROJECT NO.			
	6	TEXAS			MLE 6W
STATE DIST. NO.	COUNTY	CONTROL SECT.	SECTION NO.	JOB NO.	SHEET NO.
PHR	HIDALGO	0921	02	356	

5/16/2016 8:23:55 PM
e:\new\legals\dgn\35777\Parcel59.dgn

Mary E. Henry

TO:

NORTH ALAMO WATER SUPPLY CORPORATION
{Re: 15' wide over the N 18 acs. FT 199}

INSTRUMENT: R.O.W. Easement
DATE: June 19, 1979
FILED: September 4, 1979
RECORDED: Volume 1637, Page 829
Deed Records, Hidalgo County, Texas
No. 27692

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

RIGHT OF WAY EASEMENT

KNOW ALL MEN BY THESE PRESENTS: That Mary E. Henry hereinafter called Grantors, in consideration of One Dollar and other good and valuable consideration paid by NORTH ALAMO WATER SUPPLY CORPORATION, hereinafter called Grantee, the receipt and sufficiency of which is hereby acknowledged, do hereby grant, bargain, sell and convey to said Grantee, its successors and assigns, a perpetual easement with the right to erect, construct, install and lay and thereafter use, operate, inspect, repair, replace and remove, maintain, reconstruct and service a water line, water valves, hydrants, and other appurtenances to a waterworks system, including distributing lines and meters, over and across a tract of land owned by Grantors in Hidalgo County, Texas, described in deed recorded Volume 1487 page 577, Deed Records of Hidalgo County, Texas, said tract and easement being more particularly described as follows:

An easement 15 feet wide over and across the North 18 acres of Farm Tract 199, West and Adams Tract Subdivision, Hidalgo County, Texas, and being a strip 15 feet wide lying West of and adjacent to the West right-of-way line of Mile 6 West.

An easement 15 feet wide over and across the South 18 acres of Farm Tract 198, West and Adams Tract Subdivision, Hidalgo County, Texas, and being a strip 15 feet wide lying West of and adjacent to the West right-of-way line of Mile 6 West.

together with the right of ingress and egress over Grantors' adjacent lands for the purposes for which the above mentioned rights are granted.

The consideration recited herein shall constitute payment in full for all damages austained by Grantors by reason of the installation of the structures referred to herein and the Grantee will maintain such easement in a state of good repair and efficiency so that no unreasonable damages will result from its use to Grantor's premises. This agreement, together with other provisions of this grant, shall constitute a covenant running with the land for the benefit of Grantee, its successors and assigns. The Grantors covenant that they are the owners of the above described lands and that said lands are free and clear of all encumbrances and liens.

The easement conveyed herein was obtained or improved through Federal financial assistance. This easement is subject to the provisions of Title VI of the Civil Rights Act of 1964 and the regulations issued pursuant thereto for so long as the easement continues to be used for the same or similar purpose for which financial assistance was extended or for so long as the Grantee owns it, whichever is longer.

IN WITNESS WHEREOF, the said Grantors have executed this instrument the 19th day of June, 1979.

Mary E. Henry

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

Before me, the undersigned authority, on this day personally appeared Mary E. Henry, A.K.A. Esther M. Henry known to me to be the person(s) whose name(s) (is)(are) subscribed to the foregoing instrument and acknowledged to me that (she) (they) executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 19th day of June, 1979.

Notary Public in and for Hidalgo County, Texas

WALTER W. GOSS
Notary Public, Texas
Commission Expires 3/13/80

27692

FILED FOR RECORD THIS DATE
At 11:18 o'clock A M.

SEP 4 1979

SANTOS SALDANA
County Clerk, Hidalgo County, Texas
By _____ Deputy

NORTH ALAMO WATER SUPPLY CORP.
RT. 1, BOX 120
EDINBURG, TEXAS 78539

JAMES EDWIN HENRY

TO:

NORTH ALAMO WATER SUPPLY CORPORATION
{Re: 15' strip – S 2-N 20 & S 20 acs.}

INSTRUMENT: R.O.W. Easement
DATE: October 3, 1979
FILED: October 4, 1979
RECORDED: Volume 1642, Page 205
Deed Records, Hidalgo County, Texas
No. 31282

31282

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

RIGHT OF WAY EASEMENT

KNOW ALL MEN BY THESE PRESENTS: That James Edwin Henry

hereinafter called Grantors, in consideration of One Dollar and other good and valuable consideration paid by NORTH ALAMO WATER SUPPLY CORPORATION, hereinafter called Grantee, the receipt and sufficiency of which is hereby acknowledged, do hereby grant, bargain, sell and convey to said Grantee, its successors and assigns, a perpetual easement with the right to erect, construct, install and lay and thereafter use, operate, inspect, repair, replace and remove, maintain, reconstruct and service a water line, water valves, hydrants, and other appurtenances to a waterworks system, including distributing lines and meters, over and across a tract of land owned by Grantors in Hidalgo County, Texas, described in deed recorded Volume 1494 page 124*, Deed Records of Hidalgo County, Texas, said tract and easement being more particularly described as follows:

An easement 15 feet wide over and across the South 2 acres of the North 20 acres; and the South 20 acres of Farm Tract 199, West and Adams Tract Subdivision, Hidalgo County, Texas, and being a strip 15 feet wide lying West of and adjacent to the West right-of-way line of Mile 6 West.

* Also Volume 1513, page 669; Volume 1561, page 951 and Volume 1608, page 853.

together with the right of ingress and egress over Grantors' adjacent lands for the purposes for which the above mentioned rights are granted.

The consideration recited herein shall constitute payment in full for all damages sustained by Grantors by reason of the installation of the structures referred to herein and the Grantee will maintain such easement in a state of good repair and efficiency so that no unreasonable damages will result from its use to Grantor's premises. This agreement, together with other provisions of this grant, shall constitute a covenant running with the land for the benefit of Grantee, its successors and assigns. The Grantors covenant that they are the owners of the above described lands and that said lands are free and clear of all encumbrances and liens.

The easement conveyed herein was obtained or improved through Federal financial assistance. This easement is subject to the provisions of Title VI of the Civil Rights Act of 1964 and the regulations issued pursuant thereto for so long as the easement continues to be used for the same or similar purpose for which financial assistance was extended or for so long as the Grantee owns it, whichever is longer.

IN WITNESS WHEREOF, the said Grantors have executed this instrument the 3rd day of October, 1979.

J. E. Henry

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

Before me, the undersigned authority, on this day personally appeared James Edwin Henry, A.K.A. J. E. Henry known to me to be the person(s) whose name(s) (is) (~~are~~) subscribed to the foregoing instrument and acknowledged to me that (he) (~~they~~) executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 3rd day of October, 1979.

Notary Public in and for Hidalgo County, Texas

31282

FILED FOR RECORD THIS DATE
At 4:04 o'clock P M.

OCT 4 - 1979

SANTOS SALDANA
County Clerk, Hidalgo County, Texas
By _____ Deputy

Please return to:
North Alamo Water Supply Corp.
Route 1 Box 130
Edinburg, Texas 78539

Form ROW-U-1A
Rev. 3/2004
Replaces Form D-15-U1
GSD-EPC

AFFIDAVIT

(for North Alamo Water Supply Corporation—Parcel 60)

U-No.15218

THE STATE OF TEXAS	§	District: Pharr
	§	County: Hidalgo
COUNTY OF HIDALGO	§	Federal Project No.:
		ROW CSJ No.: 0921-02-356
		Highway No.:
		(To be filled in by State)

BEFORE ME, THE UNDERSIGNED AUTHORITY, on this day personally appeared Steven P. Sanchez, General Manager of the North Alamo Water Supply Corporation, **("Utility")** who after being by me duly sworn upon his/her oath deposes and says as follows:

"I, Steven P. Sanchez am over the age of 18 years and am fully competent to testify to the matters set forth in this Affidavit. I have personal knowledge of all facts and swear that such facts are true and correct.

1. Whereas North Alamo Water Supply Corporation has a water utility easement adjacent to Mile 6 West Road and which instrument is recorded in the Court House of the Hidalgo County Texas Deed with designation: Volume 1637, Page 829;

2. Whereas the roadway improvements proposed by ROW CSJ No. 0921-02-356 will conflict with existing water utilities owned by North Alamo Water Supply Corporation and located within the above referenced easement.

Further affiant sayeth not."

Steve P. Sanchez, General Manager

North Alamo Water Supply Corporation
Company

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1st 2019 by

Steve P. Sanchez , of North Alamo Water Supply Corporation , a non-profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: MANUEL B. AND MATILDE C. GARCIA

FIELD NOTES FOR PARCEL – 60

Being a 0.019 Acres of land, more or less, out of 7.96 acres, being the East 410 feet of the South 64.09 feet of the North 370 Feet out of Farm Tract 199, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Manuel B. and Matilde C. Garcia by virtue of Warranty Deed with Vendor Lien dated March 12, 1993, recorded in Document Number 310973 Deed Records, Hidalgo County, Texas. Said 0.019 acres of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southeast corner of Farm Tract 197, Block 181, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Pages 34-37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,792.9125 and Y=16,598,546.8091. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 3,590.14 feet, along the east property line of Farm Tract 197, Farm Tract 198, and Farm Tract 199 to a point;

THENCE, S 88° 47' 21" W, for a distance of 30.00 feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

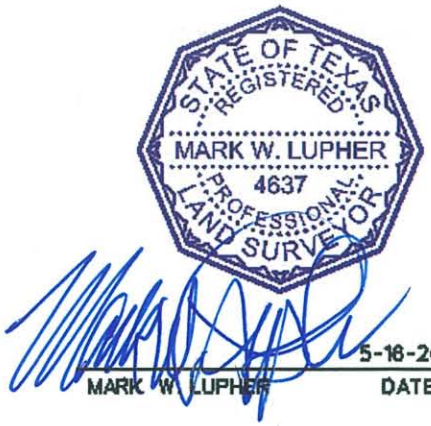
THENCE, S 88° 47' 21" W, for a distance of 11.70 feet, to a No. 4 rebar with plastic cap set for the southwest corner of said tract herein described;

THENCE, in a Northwesterly direction with the Proposed West Right of Way of said Mile 6 West with a curve to the right having a Delta angle 0° 27' 50", a Radius 7922 feet, a Tangent of 32.07 feet, an Arc length 64.15 feet, a Chord length of 64.15 feet, and a Chord bearing N 3° 36' 10" W to a No 4 rebar with cap set for a northwest corner along the Proposed West Right of Way of Mile 6 West tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 14.37 feet to an existing rebar found for the northeast corner of said tract herein described;

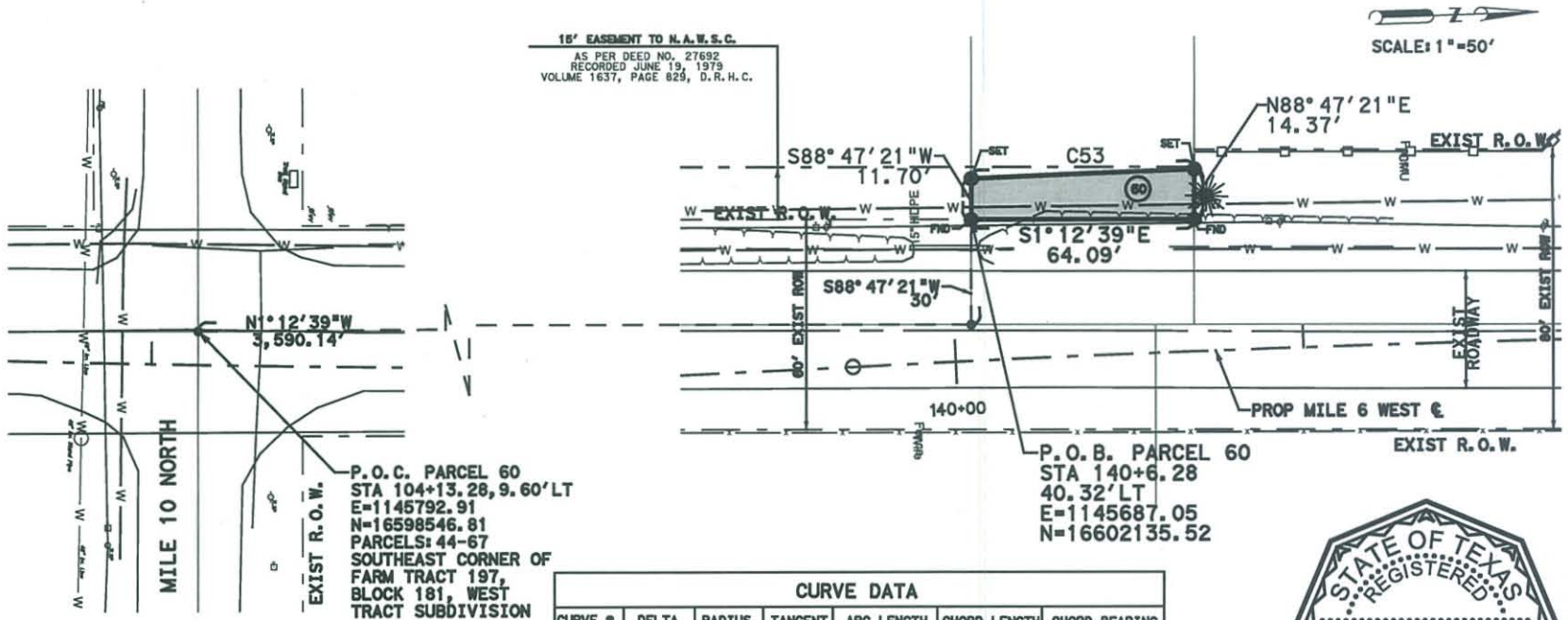
THENCE, S 1° 12' 39" E, for a distance of 64.09 feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 0.019 acres of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description



MARK W. LUPHER — 5-18-2016 DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



CURVE DATA						
CURVE #	DELTA	RADIUS	TANGENT	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C53	0° 27' 50"	7922'	32.07'	64.15'	64.15'	N 3° 36' 10"W

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

SURVEY PLAT
OF
PARCEL 60
BEING A 0.019 ACRE TRACT OF LAND
OUT OF A 7.96 ACRE TRACT BEING THE EAST 410 FEET OF THE SOUTH 64.09 FEET OF THE NORTH 370 FEET
OUT OF FARM TRACT 199
WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS
RECORDED IN VOL. 2, PAGES 34-37 M.R.H.C.

5/16/2016
MARK W. LUPHER DATE

TOTAL ACRE: 7.96 AC
TO BE ACQUIRED: 0.019 AC
REMAINDER: 7.941 AC

OWNER: MANUEL B. AND MATILDE C. GARCIA
BY WARRANTY DEED WITH VENDOR LIEN
DATED MARCH 12, 1993 RECORDED
DOCUMENT NO. 310973 D.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 1707398.

LEGEND
- LOT AND PROPERTY LINES
- EXIST. ROW LINES
- PARCEL BOUNDARY LINES
- EXIST. EASEMENTS INSIDE PARCEL
- EXIST. EASEMENT OUTSIDE PARCEL
- COMMON OWERSHIP LINES
- FENCE LINES
- WV WATER VALVES AND METERS
- SIGNS
- IRRIGATION STAND PIPE
- IV IRRIGATION VALVE
- MONUMENTS
- SET No. 4 REBAR WITH CAP
- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- POWER POLES & GUY WIRE
- PARCEL NUMBER

©2016 Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
TEDSI TBPE F-1440
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1080
Fax: (832) 619-1018

MILE 6 WEST ROAD
PARCEL 60

DIST.	STATE	FEDERAL AID PROJECT NO.	SHEET NO.
	6 TEXAS		MILE 6W
STATE DIST. NO.	COUNTY	CONTROL SUBSECTION	SECTION NO.	JOB NO.	SHEET NO.
PHR	HIDALGO	0921	02	356	

5/16/2016 8:24:00 PM
e:\dgn\tedsi\dgn\35774\Parcel60.dgn

Mary E. Henry

TO:

NORTH ALAMO WATER SUPPLY CORPORATION
{Re: 15' wide over the N 18 acs. FT 199}

INSTRUMENT: R.O.W. Easement
DATE: June 19, 1979
FILED: September 4, 1979
RECORDED: Volume 1637, Page 829
Deed Records, Hidalgo County, Texas
No. 27692

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

RIGHT OF WAY EASEMENT

KNOW ALL MEN BY THESE PRESENTS: That Mary E. Henry hereinafter called Grantors, in consideration of One Dollar and other good and valuable consideration paid by NORTH ALAMO WATER SUPPLY CORPORATION, hereinafter called Grantee, the receipt and sufficiency of which is hereby acknowledged, do hereby grant, bargain, sell and convey to said Grantee, its successors and assigns, a perpetual easement with the right to erect, construct, install and lay and thereafter use, operate, inspect, repair, replace and remove, maintain, reconstruct and service a water line, water valves, hydrants, and other appurtenances to a waterworks system, including distributing lines and meters, over and across a tract of land owned by Grantors in Hidalgo County, Texas, described in deed recorded Volume 1487 page 577, Deed Records of Hidalgo County, Texas, said tract and easement being more particularly described as follows:

An easement 15 feet wide over and across the North 18 acres of Farm Tract 199, West and Adams Tract Subdivision, Hidalgo County, Texas, and being a strip 15 feet wide lying West of and adjacent to the West right-of-way line of Mile 6 West.

An easement 15 feet wide over and across the South 18 acres of Farm Tract 198, West and Adams Tract Subdivision, Hidalgo County, Texas, and being a strip 15 feet wide lying West of and adjacent to the West right-of-way line of Mile 6 West.

together with the right of ingress and egress over Grantors' adjacent lands for the purposes for which the above mentioned rights are granted.

The consideration recited herein shall constitute payment in full for all damages sustained by Grantors by reason of the installation of the structures referred to herein and the Grantee will maintain such easement in a state of good repair and efficiency so that no unreasonable damages will result from its use to Grantor's premises. This agreement, together with other provisions of this grant, shall constitute a covenant running with the land for the benefit of Grantee, its successors and assigns. The Grantors covenant that they are the owners of the above described lands and that said lands are free and clear of all encumbrances and liens.

The easement conveyed herein was obtained or improved through Federal financial assistance. This easement is subject to the provisions of Title VI of the Civil Rights Act of 1964 and the regulations issued pursuant thereto for so long as the easement continues to be used for the same or similar purpose for which financial assistance was extended or for so long as the Grantee owns it, whichever is longer.

IN WITNESS WHEREOF, the said Grantors have executed this instrument the 19th day of June, 1979.

Mary E. Henry

Mary E. Henry

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

Before me, the undersigned authority, on this day personally appeared Mary E. Henry, A.K.A. Esther M. Henry known to me to be the person(s) whose name(s) (is)~~(are)~~ subscribed to the foregoing instrument and acknowledged to me that (she) ~~(they)~~ executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 19th day of June, 1979.

Notary Public in and for Hidalgo County, Texas

WALTER W. GOSS
Notary Public, Texas
Commission Expires 9/13/80

27692

FILED FOR RECORD THIS DATE
At 11:18 o'clock A M.

SEP 4 1979

SANTOS SALDANA
County Clerk, Hidalgo County, Texas
By _____ Deputy

NORTH ALAMO WATER SUPPLY CORP.
RT. 1, [illegible]
EDINBURG, TEXAS 78539

Form ROW-U-1A
Rev. 3/2004
Replaces Form D-15-U1
GSD-EPC

AFFIDAVIT

(for North Alamo Water Supply Corporation—Parcel 61)

U-No.15218

THE STATE OF TEXAS	§	District: Pharr
	§	County: Hidalgo
COUNTY OF HIDALGO	§	Federal Project No.:
		ROW CSJ No.: 0921-02-356
		Highway No.:
		(To be filled in by State)

BEFORE ME, THE UNDERSIGNED AUTHORITY, on this day personally appeared Steven P. Sanchez, General Manager of the North Alamo Water Supply Corporation, **("Utility")** who after being by me duly sworn upon his/her oath deposes and says as follows:

"I, Steven P. Sanchez am over the age of 18 years and am fully competent to testify to the matters set forth in this Affidavit. I have personal knowledge of all facts and swear that such facts are true and correct.

1. Whereas North Alamo Water Supply Corporation has a water utility easement adjacent to Mile 6 West Road and which instrument is recorded in the Court House of the Hidalgo County Texas Deed with designation: Volume 1637, Page 829;

2. Whereas the roadway improvements proposed by ROW CSJ No. 0921-02-356 will conflict with existing water utilities owned by North Alamo Water Supply Corporation and located within the above referenced easement.

Further affiant sayeth not."

Steve P. Sanchez, General Manager

North Alamo Water Supply Corporation
Company

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1st 2019 by

Steve P. Sanchez , of North Alamo Water Supply Corporation , a non-profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public,State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

Susan J Headley
Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: EMMA F. CAVAZOS

FIELD NOTES FOR PARCEL – 61

Being 337 Square Feet of land, more or less, out of Lot 1, the Estates at Westhaven Subdivision, an addition to the City of Weslaco, Texas. As recorded in Volume 39, Page 44, Map Records, Hidalgo County Texas. Being a subdivision of 9.27 Acres out of Farm Tract 199, Block 181, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Emma F. Cavazos by virtue of Warranty Deed dated November 9, 2005, recorded in Document Number 1554999 Deed Records, Hidalgo County, Texas. Said 337 Square Feet of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southeast corner of Farm Tract 197, Block 181, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Pages 34-37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,792.9125 and Y=16,598,546.8091. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 3,739.24 feet, along the east property line of Farm Tract 197, Farm Tract 198, and Farm Tract 199 to a point;

THENCE, S 88° 47' 21" W, for a distance of 50.00 feet, to a No. 4 rebar with plastic cap set for the south corner of tract and **The Point Of Beginning** herein described;

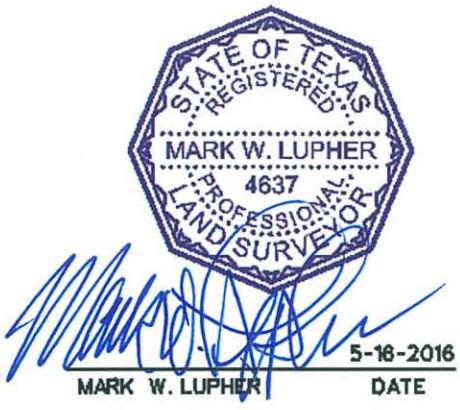
THENCE, N 46° 12' 39" W, for a distance of 42.43 feet, to a No. 4 with plastic cap set for the northwest corner of said tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 15.00 feet along the proposed right of way of Mile 6 West and Westhaven Drive to an existing rebar set for the northeast corner of said tract herein described;

THENCE, S 46° 12' 06" E, for a distance of 21.22 feet along the existing Right of Way of Mile 6 West and Westhaven Drive to an existing rebar set for an internal corner of said tract herein described;

THENCE, S 1° 12' 39" E, for a distance of 15.00 feet along the existing Mile 6 West right of way to the south corner and **POINT OF BEGINNING** and containing 337 Square Feet of land, of **PROPOSED NET TAKING** of land, more or less.

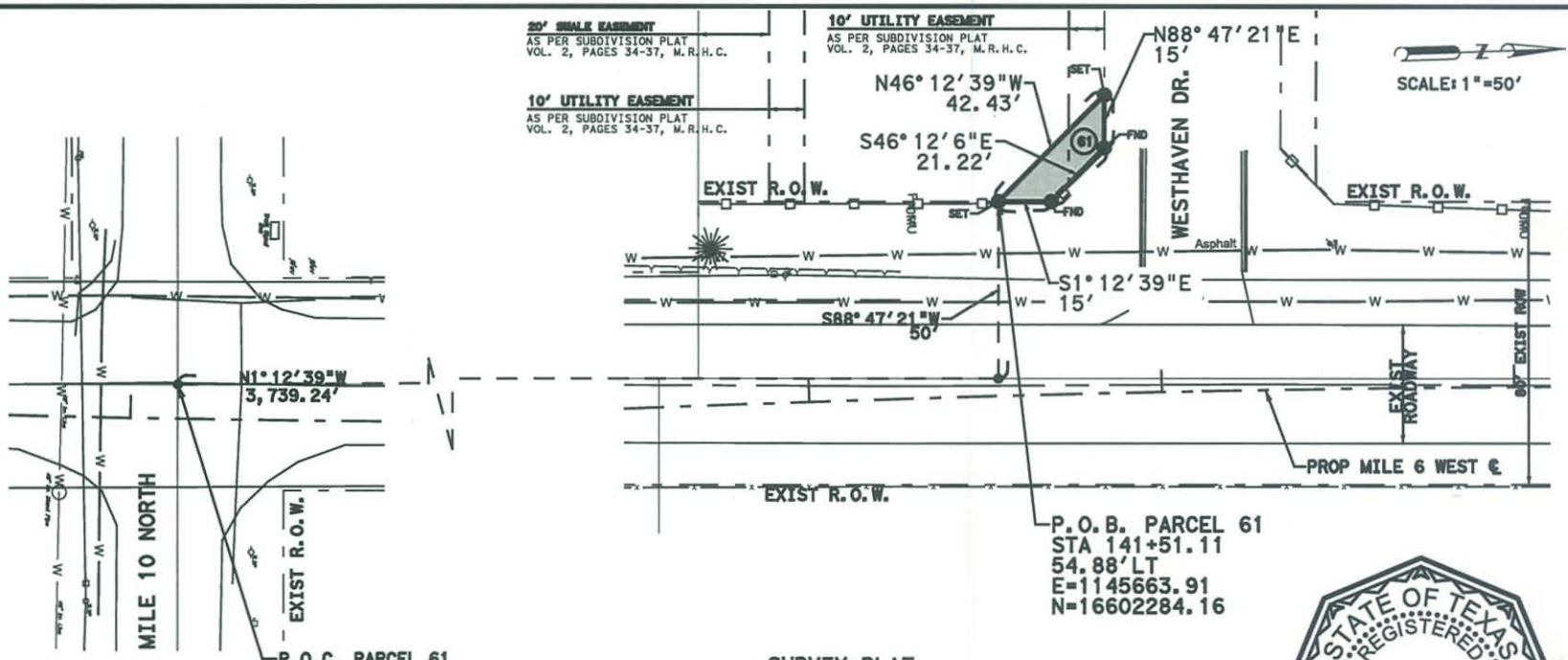
A plat of same date accompanies this Field Note Description



5-18-2016

MARK W. LUPHER DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



SURVEY PLAT
OF
PARCEL 61

BEING A 337 SQUARE FEET TRACT OF LAND
OUT OF LOT 1, THE ESTATES AT WESTHAVEN SUBDIVISION
AN ADDITION TO THE CITY OF WESLACO, TEXAS
AS RECORDED IN VOLUME 39, PAGE 44 M.R.H.C.
BEING A SUBDIVISION OF 9.27 ACRES OUT OF FARM TRACT 199
BLOCK 181, WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS
RECORDED IN VOL. 2, PAGES 34-37 M.R.H.C.

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

5/16/2016
MARK W. LUPHER DATE

TOTAL SQUARE FEET: 26220 SQFT
TO BE ACQUIRED: 337 SQFT
REMAINDER: 25883 SQFT

OWNER: EMMA F. CAVAZOS
BY WARRANTY DEED
DATED NOVEMBER 9, 2005 RECORDED
DOCUMENT NO. 1554999 D.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 1554999.

LEGEND

	LOT AND PROPERTY LINES
	EXIST. ROW LINES
	PARCEL BOUNDARY LINES
	EXIST. EASEMENTS INSIDE PARCEL
	EXIST. EASEMENT OUTSIDE PARCEL
	COMMON OWERSHIP LINES
	FENCE LINES
WM	WATER VALVES AND METERS
	SIGNS
	IRRIGATION STAND PIPE
IOV	IRRIGATION VALVE
	MONUMENTS
	SET No. 4 REBAR WITH CAP
P.O.B.	POINT OF BEGINNING
P.O.C.	POINT OF COMMENCEMENT
	POWER POLES & GUY WIRE
	PARCEL NUMBER

©2016
Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
TEDSI TBPE F-1443
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1080
Fax: (832) 619-1018

MILE 6 WEST ROAD
PARCEL 61

DIST.	STATE	FEDERAL AID PROJECT NO.			SHEET NO.
	6	TEXAS			MILE 6W
STATE DIST. NO.	COUNTY	CONTROL SECT.	SECTION NO.	JOB NO.	SHEET NO.
PHR	HIDALGO	0921	02	356	

5/16/2016 8:24:08 PM
c:\pw~tedsi\dms35775\Parcel61.dgn

Mary E. Henry

TO:

NORTH ALAMO WATER SUPPLY CORPORATION
{Re: 15' wide over the N 18 acs. FT 199}

INSTRUMENT: R.O.W. Easement
DATE: June 19, 1979
FILED: September 4, 1979
RECORDED: Volume 1637, Page 829
Deed Records, Hidalgo County, Texas
No. 27692

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

RIGHT OF WAY EASEMENT

KNOW ALL MEN BY THESE PRESENTS: That Mary E. Henry hereinafter called Grantors, in consideration of One Dollar and other good and valuable consideration paid by NORTH ALAMO WATER SUPPLY CORPORATION, hereinafter called Grantee, the receipt and sufficiency of which is hereby acknowledged, do hereby grant, bargain, sell and convey to said Grantee, its successors and assigns, a perpetual easement with the right to erect, construct, install and lay and thereafter use, operate, inspect, repair, replace and remove, maintain, reconstruct and service a water line, water valves, hydrants, and other appurtenances to a waterworks system, including distributing lines and meters, over and across a tract of land owned by Grantors in Hidalgo County, Texas, described in deed recorded Volume 1487 page 577, Deed Records of Hidalgo County, Texas, said tract and easement being more particularly described as follows:

An easement 15 feet wide over and across the North 18 acres of Farm Tract 199, West and Adams Tract Subdivision, Hidalgo County, Texas, and being a strip 15 feet wide lying West of and adjacent to the West right-of-way line of Mile 6 West.

An easement 15 feet wide over and across the South 18 acres of Farm Tract 198, West and Adams Tract Subdivision, Hidalgo County, Texas, and being a strip 15 feet wide lying West of and adjacent to the West right-of-way line of Mile 6 West.

together with the right of ingress and egress over Grantors' adjacent lands for the purposes for which the above mentioned rights are granted.

The consideration recited herein shall constitute payment in full for all damages sustained by Grantors by reason of the installation of the structures referred to herein and the Grantee will maintain such easement in a state of good repair and efficiency so that no unreasonable damages will result from its use to Grantor's premises. This agreement, together with other provisions of this grant, shall constitute a covenant running with the land for the benefit of Grantee, its successors and assigns. The Grantors covenant that they are the owners of the above described lands and that said lands are free and clear of all encumbrances and liens.

The easement conveyed herein was obtained or improved through Federal financial assistance. This easement is subject to the provisions of Title VI of the Civil Rights Act of 1964 and the regulations issued pursuant thereto for so long as the easement continues to be used for the same or similar purpose for which financial assistance was extended or for so long as the Grantee owns it, whichever is longer.

IN WITNESS WHEREOF, the said Grantors have executed this instrument the 19th day of June, 1979.

Mary E Henry
Mary E. Henry

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

Before me, the undersigned authority, on this day personally appeared Mary E. Henry, A.K.A. Esther M. Henry known to me to be the person(s) whose name(s) (is)(are) subscribed to the foregoing instrument and acknowledged to me that (she) (they) executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 19th day of June, 1979.

Notary Public in and for Hidalgo County, Texas

WALTER W. COOKS
Hidalgo County, Texas
Commission Expires 6/13/80

27692

FILED FOR RECORD THIS DATE
At 11:18 o'clock A M.

SEP 4 1979

SANTOS SALDANA
County Clerk, Hidalgo County, Texas
By _____ Deputy

NORTH ALAMO WATER SUPPLY CORP.
RT. 1, BOX 120
EDINBURG, TEXAS 78539

Form ROW-U-1A
Rev. 3/2004
Replaces Form D-15-U1
GSD-EPC

AFFIDAVIT

(for North Alamo Water Supply Corporation—Parcel 62)

U-No.15218

THE STATE OF TEXAS	§	District: Pharr
	§	County: Hidalgo
COUNTY OF HIDALGO	§	Federal Project No.:
		ROW CSJ No.: 0921-02-356
		Highway No.:
		(To be filled in by State)

BEFORE ME, THE UNDERSIGNED AUTHORITY, on this day personally appeared Steven P. Sanchez, General Manager of the North Alamo Water Supply Corporation, **("Utility")** who after being by me duly sworn upon his/her oath deposes and says as follows:

"I, Steven P. Sanchez am over the age of 18 years and am fully competent to testify to the matters set forth in this Affidavit. I have personal knowledge of all facts and swear that such facts are true and correct.

1. Whereas North Alamo Water Supply Corporation has a water utility easement adjacent to Mile 6 West Road and which instrument is recorded in the Court House of the Hidalgo County Texas Deed with designation: Volume 1637, Page 829;

2. Whereas the roadway improvements proposed by ROW CSJ No. 0921-02-356 will conflict with existing water utilities owned by North Alamo Water Supply Corporation and located within the above referenced easement.

Further affiant sayeth not."

Steve P. Sanchez, General Manager

North Alamo Water Supply Corporation
Company

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1st 2019 by

Steve P. Sanchez , of North Alamo Water Supply Corporation , a non-profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: ROEL M. AND PATRICIA V. CARREON

FIELD NOTES FOR PARCEL – 62

Being 337 Square Feet of land, more or less, out of Lot 14, the Estates at Westhaven Subdivision, an addition to the City of Weslaco, Texas. As recorded in Volume 39, Page 44, Map Records, Hidalgo County Texas. Being a subdivision of 9.27 Acres out of Farm Tract 199, Block 181, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Roel M. and Patricia V. Carreon by virtue of Warranty Deed with Vendor Lien dated September 15, 1997, recorded in Document Number 626448 Deed Records, Hidalgo County, Texas. Said 337 Square Feet of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southeast corner of Farm Tract 197, Block 181, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Pages 34-37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,792.9125 and Y=16,598,546.8091. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 3,819.24 feet, along the east property line of Farm Tract 197, Farm Tract 198, and Farm Tract 199 to a point;

THENCE, S 88° 47' 21" W, for a distance of 65.00 feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

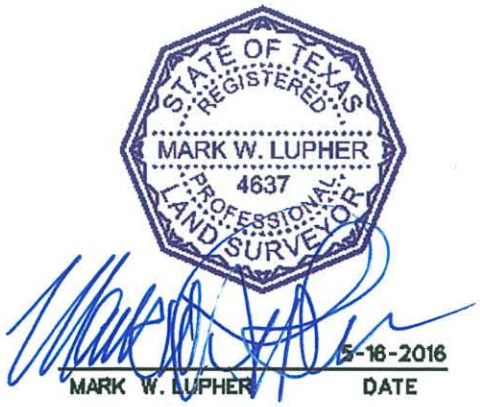
THENCE, S 88° 47' 21" W, for a distance of 15.00 feet, to a No. 4 rebar with plastic cap set for the southwest corner of said tract herein described;

THENCE, N 43° 47' 21" E, for a distance of 42.43 feet to a No. 4 rebar with plastic cap set for the north corner of said tract herein described;

THENCE, S 1° 12' 39" E, for a distance of 15.00 feet along the existing Mile 6 West right of way to a No. 4 rebar with plastic cap set for an internal corner of said tract herein described;

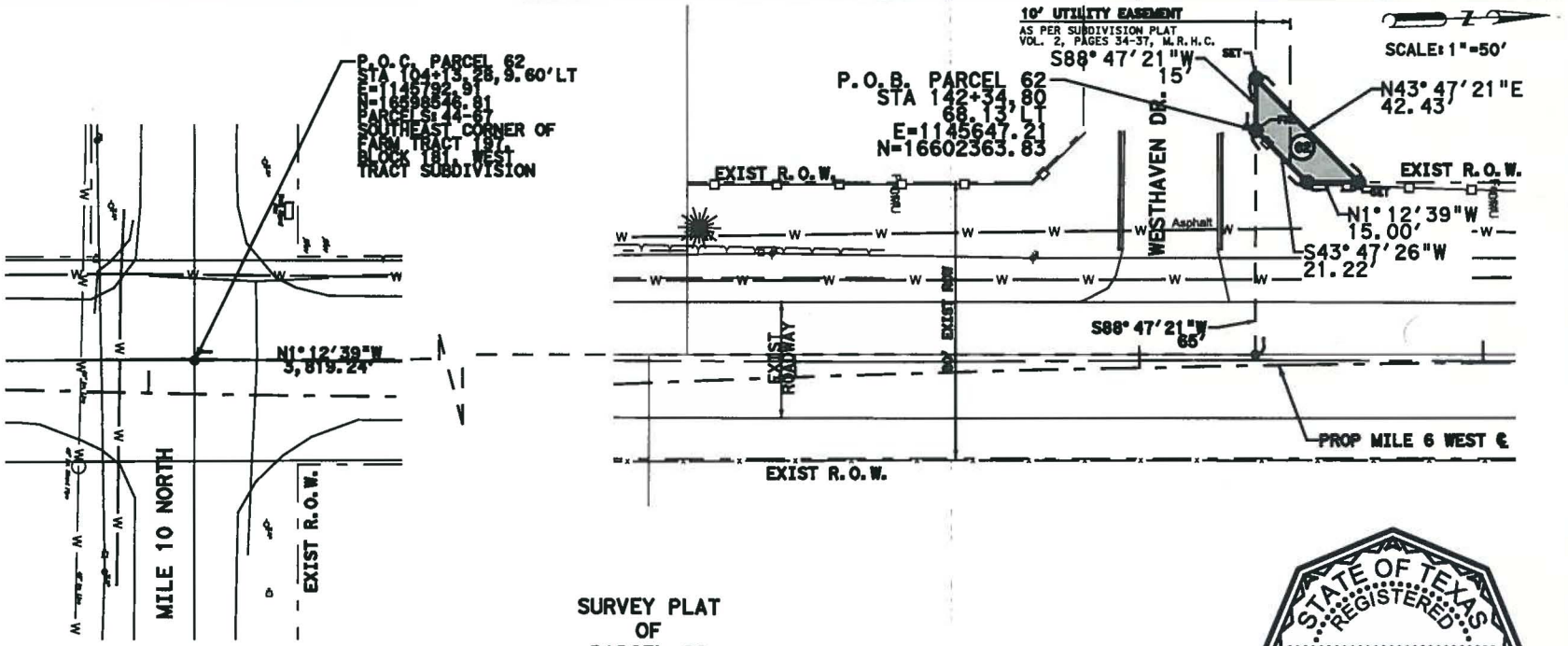
THENCE, S 43° 47' 26" W, for a distance of 21.22 feet along the existing Mile 6 West and Westhaven Drive Right of Way to the southeast corner and **POINT OF BEGINNING** and containing 337 Square Feet of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description



MARK W. LUPHER 5-16-2016 DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



SURVEY PLAT
OF
PARCEL 62

BEING A 337 SQUARE FEET TRACT OF LAND
OUT OF LOT 14, THE ESTATES AT WESTHAVEN SUBDIVISION
AN ADDITION TO THE CITY OF WESLACO, TEXAS
AS RECORDED IN VOLUME 39, PAGE 44 M.R.H.C.
BEING A SUBDIVISION OF 9.27 ACRES OUT OF FARM TRACT 199
BLOCK 181, WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS
RECORDED IN VOL. 2, PAGES 34-37 M.R.H.C.

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

5/26/2016
MARK W. LUPHER DATE

TOTAL SQUARE FEET: 21,123 SQFT
TO BE ACQUIRED: 337 SQFT
REMAINDER: 20,673 SQFT

OWNER: ROEL M. AND PATRICIA V. CARREON
BY WARRANTY DEED WITH VENDOR LIEN
DATED SEPTEMBER 15, 1997 RECORDED
DOCUMENT NO. 626448 D.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 626448.

LEGEND

	LOT AND PROPERTY LINES
	EXIST. ROW LINES
	PARCEL BOUNDARY LINES
	EXIST. PARCEL EASEMENTS INSIDE
	EXIST. PARCEL EASEMENT OUTSIDE
	COMMON OWNERSHIP LINES
	FENCE LINES
WM	WATER VALVES AND METERS
	SIGNS
	IRRIGATION STAND PIPE
IcV	IRRIGATION VALVE
	MONUMENTS
o	SET No. 4 REBAR WITH CAP
P.O.B.	POINT OF BEGINNING
P.O.C.	POINT OF COMMENCEMENT
	POWER POLES & GUY WIRE
	PARCEL NUMBER

©2016
Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018

MILE 6 WEST ROAD
PARCEL 62

	6	TEXAS			
	PHR	HIDALGO	0021	02	358

...\Corrosion.tsdf.com\TPDS\Documents\Projects\2008-0332-01 Mile 6 West\V8.0 TPDS\Design\V8.05 Submittal\Row\Parcel 62\Parcel 62.dgn

Mary E. Henry

TO:

NORTH ALAMO WATER SUPPLY CORPORATION
{Re: 15' wide over the N 18 acs. FT 199}

INSTRUMENT: R.O.W. Easement
DATE: June 19, 1979
FILED: September 4, 1979
RECORDED: Volume 1637, Page 829
Deed Records, Hidalgo County, Texas
No. 27692

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

RIGHT OF WAY EASEMENT

KNOW ALL MEN BY THESE PRESENTS: That Mary E. Henry hereinafter called Grantors, in consideration of One Dollar and other good and valuable consideration paid by NORTH ALAMO WATER SUPPLY CORPORATION, hereinafter called Grantee, the receipt and sufficiency of which is hereby acknowledged, do hereby grant, bargain, sell and convey to said Grantee, its successors and assigns, a perpetual easement with the right to erect, construct, install and lay and thereafter use, operate, inspect, repair, replace and remove, maintain, reconstruct and service a water line, water valves, hydrants, and other appurtenances to a waterworks system, including distributing lines and meters, over and across a tract of land owned by Grantors in Hidalgo County, Texas, described in deed recorded Volume 1487 page 577, Deed Records of Hidalgo County, Texas, said tract and easement being more particularly described as follows:

An easement 15 feet wide over and across the North 18 acres of Farm Tract 199, West and Adams Tract Subdivision, Hidalgo County, Texas, and being a strip 15 feet wide lying West of and adjacent to the West right-of-way line of Mile 6 West.

An easement 15 feet wide over and across the South 18 acres of Farm Tract 198, West and Adams Tract Subdivision, Hidalgo County, Texas, and being a strip 15 feet wide lying West of and adjacent to the West right-of-way line of Mile 6 West.

together with the right of ingress and egress over Grantors' adjacent lands for the purposes for which the above mentioned rights are granted.

The consideration recited herein shall constitute payment in full for all damages austained by Grantors by reason of the installation of the structures referred to herein and the Grantee will maintain such easement in a state of good repair and efficiency so that no unreasonable damages will result from its use to Grantor's premises. This agreement, together with other provisions of this grant, shall constitute a covenant running with the land for the benefit of Grantee, its successors and assigns. The Grantors covenant that they are the owners of the above described lands and that said lands are free and clear of all encumbrances and liens.

The easement conveyed herein was obtained or improved through Federal financial assistance. This easement is subject to the provisions of Title VI of the Civil Rights Act of 1964 and the regulations issued pursuant thereto for so long as the easement continues to be used for the same or similar purpose for which financial assistance was extended or for so long as the Grantee owns it, whichever is longer.

IN WITNESS WHEREOF, the said Grantors have executed this instrument the 19th day of June, 1979.

Mary E. Henry

Mary E. Henry

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

Before me, the undersigned authority, on this day personally appeared Mary E. Henry, A.K.A. Esther M. Henry known to me to be the person(s) whose name(s) (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 19th day of June, 1979.

Notary Public in and for Hidalgo County, Texas

Commission Expires 5/13/20

27692

FILED FOR RECORD THIS DATE
At 11:18 o'clock A M.

SEP 4 1979

SANTOS SALDANA
County Clerk, Hidalgo County, Texas
By _____ Deputy

NORTH ALAMO WATER SUPPLY CORP.
RT. 1, [illegible]
EDINBURG, TEXAS 78539

Texas Department of Transportation
Form ROW-U-1A
Rev. 3/2004
Replaces Form D-15-U1
GSD-EPC

AFFIDAVIT

(for North Alamo Water Supply Corporation—Parcel 63)

U-No.15218

THE STATE OF TEXAS	§	District: Pharr
	§	County: Hidalgo
COUNTY OF HIDALGO	§	Federal Project No.:
		ROW CSJ No.: 0921-02-356
		Highway No.:
		(To be filled in by State)

BEFORE ME, THE UNDERSIGNED AUTHORITY, on this day personally appeared Steven P. Sanchez, General Manager of the North Alamo Water Supply Corporation, **("Utility")** who after being by me duly sworn upon his/her oath deposes and says as follows:

"I, Steven P. Sanchez am over the age of 18 years and am fully competent to testify to the matters set forth in this Affidavit. I have personal knowledge of all facts and swear that such facts are true and correct.

1. Whereas North Alamo Water Supply Corporation has a water utility easement adjacent to Mile 6 West Road and which instrument is recorded in the Court House of the Hidalgo County Texas Deed with designation: Volume 1637, Page 827;

2. Whereas the roadway improvements proposed by ROW CSJ No. 0921-02-356 will conflict with existing water utilities owned by North Alamo Water Supply Corporation and located within the above referenced easement.

Further affiant sayeth not."

Steve P. Sanchez, General Manager

North Alamo Water Supply Corporation
Company

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1st 2019 by

Steve P. Sanchez , of North Alamo Water Supply Corporation , a non-profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public,State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: DANIEL AND NORMA DE LEON, JR.

FIELD NOTES FOR PARCEL – 63

Being 4,400 Square Feet of land, more or less, out of Lot 6, Henri Acres Subdivision, as recorded in Volume 25, Page 37, Map Records, Hidalgo County Texas. Being a subdivision of 6.00 Acres out of Farm Tract 200, Block 181, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Daniel and Norma de Leon, Jr. by virtue of Warranty Deed with Vendor Lien dated May 9, 2002, recorded in Document Number 1084415 Deed Records, Hidalgo County, Texas. Said 4,400 Square Feet of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southeast corner of Farm Tract 197, Block 181, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Pages 34-37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,792.9125 and Y=16,598,546.8091. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 3,960.16 feet, along the east property line of Farm Tract 197, Farm Tract 198, Farm Tract 199, and Farm Tract 200 to a point;

THENCE, S 88° 47' 21" W, for a distance of 30.00 feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

THENCE, S 88° 47' 21" W, for a distance of 20.00 feet, to a No. 4 with plastic cap set for the southwest corner of said tract herein described;

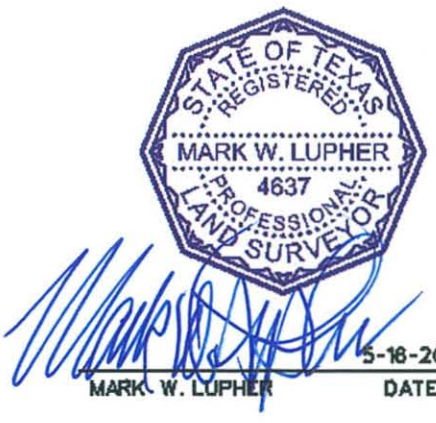
THENCE, N 1° 12' 39" W, for a distance of 199.86 feet along the proposed right of way of Mile 6 West to a No. 4 rebar with plastic cap set for a interior corner of said tract herein described;

THENCE, in a Northwesterly direction with the Proposed West Right of Way of said Mile 6 West with a curve to the right having a Delta angle 0° 08' 45", a Radius 7922 feet, a Tangent of 10.08 feet, an Arc length 20.15 feet, a Chord length of 20.15 feet, and a Chord bearing N 1° 08' 17" W to a No 4 rebar with cap set for a northwest corner along the Proposed West Right of Way of Mile 6 West tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 19.98 feet to an existing rebar found for the northeast corner of said tract herein described;

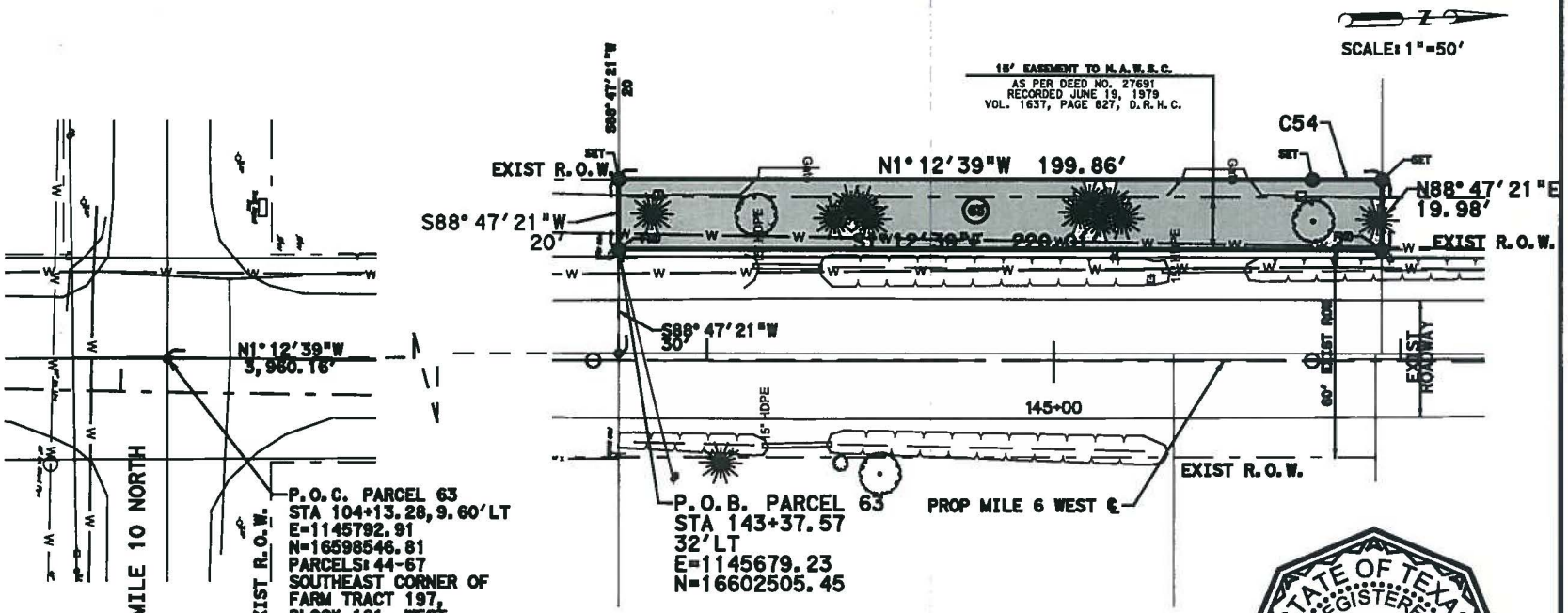
THENCE, S 1° 12' 39" E, for a distance of 220.01 feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 4,400 Square Feet of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description



5-18-2016
MARK W. LUPHER DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



CURVE DATA						
CURVE #	DELTA	RADIUS	TANGENT	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C54	0° 08' 45"	7922'	10.08'	20.15'	20.15'	N 1° 8' 17"W

SURVEY PLAT
OF
PARCEL 63

BEING A 4,400 SQUARE FEET TRACT OF LAND
OUT OF LOT 6, HENRI ACRES SUBDIVISION
AS RECORDED IN VOL. 25, PAGE 37 M.R.H.C.
BEING A SUBDIVISION OF THE EAST 6.00 ACRES OUT OF FARM TRACT 200,
BLOCK 181, WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS
RECORDED IN VOL. 2, PAGES 34-37 M.R.H.C.

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

6/28/2016
MARK W. LUPHER DATE

TOTAL SQUARE FEET: 36,962 SQFT
TO BE ACQUIRED: 4,400 SQFT
REMAINDER: 32,562 SQFT

OWNER: DANIEL AND NORMA DE LEON, JR.
BY WARRANTY DEED WITH VENDOR LIEN
DATED MAY 9, 2002 RECORDED
DOCUMENT NO. 1084415 D.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 1084415.

LEGEND

- LOT AND PROPERTY LINES
- EXIST. ROW LINES
- PARCEL BOUNDARY LINES
- EXIST. EASEMENTS INSIDE PARCEL
- EXIST. EASEMENT OUTSIDE PARCEL
- COMMON OWERSHIP LINES
- FENCE LINES
- WV WM — WATER VALVES AND METERS
- SIGNS
- IRRIGATION STAND PIPE
- IcV — IRRIGATION VALVE
- MONUMENTS
- SET No. 4 REBAR WITH CAP
- P.O.B. — POINT OF BEGINNING
- P.O.C. — POINT OF COMMENCEMENT
- POWER POLES & GUY WIRE
- PARCEL NUMBER

©2016 Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
735 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 649-1000
Fax: (832) 649-1038

MILE 6 WEST ROAD
PARCEL 63

DIST.	COUNTY	CONTROL SECT.	JOB NO.	SHEET NO.
PHR	HIDALGO	0221	02	329

STATE: TEXAS
FEDERAL AID PROJECT NO.
MILE 6W

Esther M. Henry & J. A. Henry Trust

TO:

NORTH ALAMO WATER SUPPLY CORPORATION
{Re: 15' strip lying West of Mile 6 West}

INSTRUMENT: R.O.W. Easement
DATE: June 19, 1979
FILED: September 4, 1979
RECORDED: Volume 1637, Page 827
Deed Records, Hidalgo County, Texas
No. 27691

27691

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

RIGHT OF WAY EASEMENT

KNOW ALL MEN BY THESE PRESENTS: That Esther M. Henry, a widow, and the J. A. Henry Trust hereinafter called Grantors, in consideration of One Dollar and other good and valuable consideration paid by NORTH ALAMO WATER SUPPLY CORPORATION, hereinafter called Grantee, the receipt and sufficiency of which is hereby acknowledged, do hereby grant, bargain, sell and convey to said Grantee, its successors and assigns, a perpetual easement with the right to erect, construct, install and lay and thereafter use, operate, inspect, repair, replace and remove, maintain, reconstruct and service a water line, water valves, hydrants, and other appurtenances to a waterworks system, including distributing lines and meters, over and across a tract of land owned by Grantors in Hidalgo County, Texas, described in deed recorded Volume 532 page 173*, Deed Records of Hidalgo County, Texas, said tract and easement being more particularly described as follows:

An easement 15 feet wide over and across Farm Tract 200, West and Adams Tract Subdivision, Hidalgo County, Texas, and being a strip 15 feet wide lying West of and adjacent to the West right-of-way line of Mile 6 West.

* Also Probate No. 11,725; Volume 1487, page 575.

together with the right of ingress and egress over Grantors' adjacent lands for the purposes for which the above mentioned rights are granted.

The consideration recited herein shall constitute payment in full for all damages sustained by Grantors by reason of the installation of the structures referred to herein and the Grantee will maintain such easement in a state of good repair and efficiency so that no unreasonable damages will result from its use to Grantor's premises. This agreement, together with other provisions of this grant, shall constitute a covenant running with the land for the benefit of Grantee, its successors and assigns. The Grantors covenant that they are the owners of the above described lands and that said lands are free and clear of all encumbrances and liens.

The easement conveyed herein was obtained or improved through Federal financial assistance. This easement is subject to the provisions of Title VI of the Civil Rights Act of 1964 and the regulations issued pursuant thereto for so long as the easement continues to be used for the same or similar purpose for which financial assistance was extended or for so long as the Grantee owns it, whichever is longer.

IN WITNESS WHEREOF, the said Grantors have executed this instrument the 19th day of June, 1979.

J.A. Henry Trust, by
Herman A. Henry, Trustee
Herman A. Henry, Trustee

Esther M Henry
Esther M. Henry

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

Before me, the undersigned authority, on this day personally appeared Esther M. Henry A.K.A. Mary E. Henry and Herman A. Henry known to me to be the person(s) whose name(s) (~~is~~) (are) subscribed to the foregoing instrument and acknowledged to me that (~~he~~) (they) executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 19th day of June, 1979.

Notary Public in and for Hidalgo County, Texas

27691

FILED FOR RECORD THIS DATE
At 11:16 o'clock A M.

SEP 4 1979

SANTOS SALDANA
County Clerk, Hidalgo County, Texas
By _____ Deputy

NORTH ALAMO WATER SUPPLY CORP.
RT [illegible] BOX 380
EDINBURG, TEXAS 78539

Form ROW-U-1A
Rev. 3/2004
Replaces Form D-15-U1
GSD-EPC
Page 1 of 1

AFFIDAVIT

(for North Alamo Water Supply Corporation—Parcel 64)

U-No.15218

THE STATE OF TEXAS	§	District: Pharr
	§	County: Hidalgo
COUNTY OF HIDALGO	§	Federal Project No.:
		ROW CSJ No.: 0921-02-356
		Highway No.:
		(To be filled in by State)

BEFORE ME, THE UNDERSIGNED AUTHORITY, on this day personally appeared Steven P. Sanchez, General Manager of the North Alamo Water Supply Corporation, **("Utility")** who after being by me duly sworn upon his/her oath deposes and says as follows:

"I, Steven P. Sanchez am over the age of 18 years and am fully competent to testify to the matters set forth in this Affidavit. I have personal knowledge of all facts and swear that such facts are true and correct.

1. Whereas North Alamo Water Supply Corporation has a water utility easement adjacent to Mile 6 West Road and which instrument is recorded in the Court House of the Hidalgo County Texas Deed with designation: Volume 1637, Page 827;

2. Whereas the roadway improvements proposed by ROW CSJ No. 0921-02-356 will conflict with existing water utilities owned by North Alamo Water Supply Corporation and located within the above referenced easement.

Further affiant sayeth not."

Steve P. Sanchez, General Manager

North Alamo Water Supply Corporation
Company

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 15th 2019 by

Steve P. Sanchez , of North Alamo Water Supply Corporation , a non-profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: ROBERTO AND VILMA RODRIGUEZ

FIELD NOTES FOR PARCEL – 64

Being 4,109 Square Feet of land, more or less, out of Lot 5, Henri Acres Subdivision, as recorded in Volume 25, Page 37, Map Records, Hidalgo County Texas. Being a subdivision of the East 6.00 Acres out of Farm Tract 200, Block 181, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Roberto and Vilma Rodriguez by virtue of Warranty Deed with Vendor Lien dated December 17, 2002, recorded in Document Number 1161726 Deed Records, Hidalgo County, Texas. Said 4,109 Square Feet of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southeast corner of Farm Tract 197, Block 181, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Pages 34-37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,792.9125 and Y=16,598,546.8091. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12’ 39” W, for a distance of 4,180.17 feet, along the east property line of Farm Tract 197, Farm Tract 198, Farm Tract 199, and Farm Tract 200 to a point;

THENCE, S 88° 47' 21" W, for a distance of 30.00 feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

THENCE, S 88° 47' 21" W, for a distance of 19.98 feet, to a No. 4 rebar with plastic cap set for the southwest corner of said tract herein described;

THENCE, in a Northwesterly direction with the Proposed West Right of Way of said Mile 6 West with a curve to the right having a Delta angle 1° 35' 29", a Radius 7922 feet, a Tangent of 110.03 feet, an Arc length 220.05 feet, a Chord length of 220.04 feet, and a Chord bearing N 0° 16' 10" W to a No 4 rebar with cap set for a northwest corner along the Proposed West Right of Way of Mile 6 West tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 16.36 feet to an existing rebar found for the northeast corner of said tract herein described;

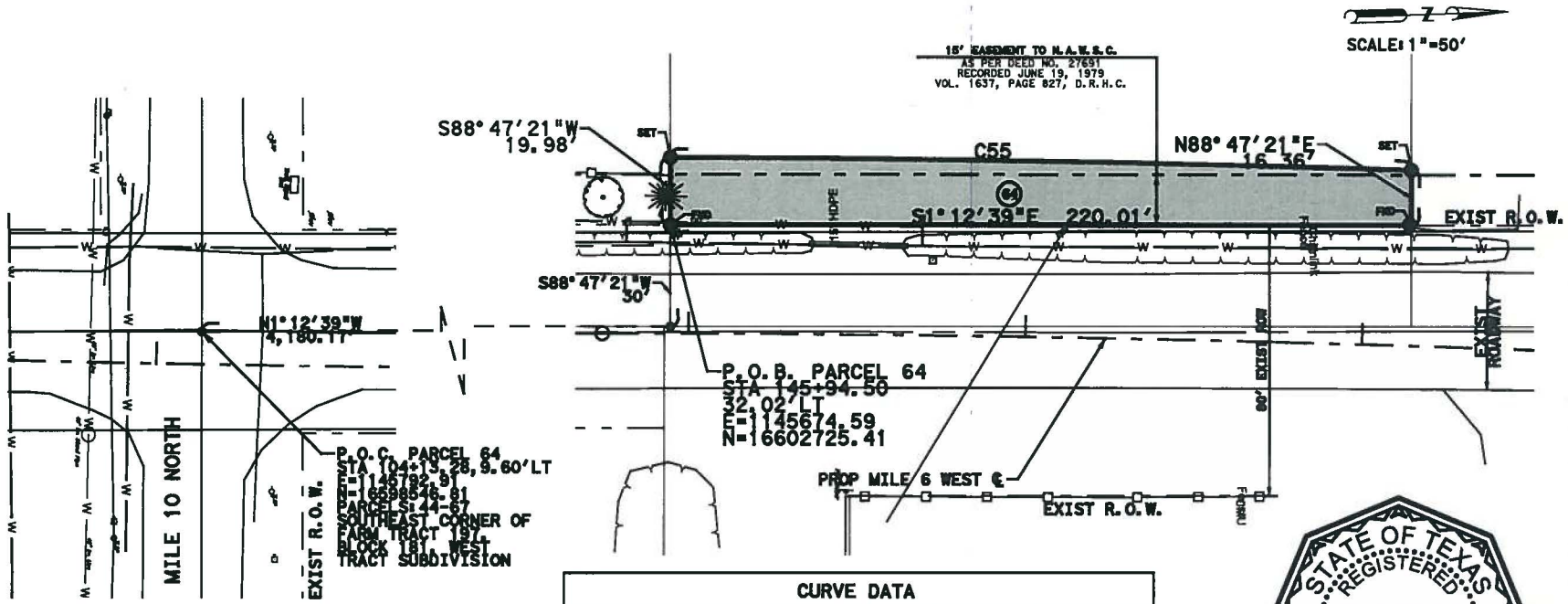
THENCE, S 1° 12' 39" E, for a distance of 220.01 feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 4,109 Square Feet of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description



MARK W. LUPHER — 5-16-2016 DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



CURVE DATA						
CURVE #	DELTA	RADIUS	TANGENT	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C55	1°35'29"	7922'	110.03'	220.05'	220.04'	N 0°16'10"W

SURVEY PLAT
OF
PARCEL 64
BEING A 4,109 SQUARE FEET TRACT OF LAND
OUT OF LOT 5, HENRI ACRES SUBDIVISION
AS RECORDED IN VOL. 25, PAGE 37 M.R.H.C.
BEING A SUBDIVISION OF THE EAST 6.00 ACRES OUT OF FARM TRACT 200, BLOCK 181, WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS RECORDED IN VOL. 2, PAGES 34-37 M.R.H.C.

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

6/28/2016
MARK W. LUPHER — DATE

TOTAL SQUARE FEET: 36,963 SQFT
TO BE ACQUIRED: 4,109 SQFT
REMAINDER: 32,854 SQFT

OWNER: ROBERTO AND VILMA RODRIGUEZ
BY WARRANTY DEED WITH VENDOR LIEN
DATED DECEMBER 17, 2002 RECORDED
DOCUMENT NO. 1161726 D.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 1161726.

LEGEND
- LOT AND PROPERTY LINES
- EXIST. ROW LINES
- PARCEL BOUNDARY LINES
- EXIST. EASEMENTS INSIDE PARCEL
- EXIST. EASEMENT OUTSIDE PARCEL
- COMMON OWERSHIP LINES
- FENCE LINES
- WV — WATER VALVES AND METERS
- SIGNS
- IRRIGATION STAND PIPE
- IV — IRRIGATION VALVE
- MONUMENTS
- SET No. 4 REBAR WITH CAP
- P.O.B. — POINT OF BEGINNING
- P.O.C. — POINT OF COMMENCEMENT
- POWER POLES & GUY WIRE
- (8) — PARCEL NUMBER

©2016 Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
730 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 649-1000
Fax: (832) 649-1012

MILE 6 WEST ROAD
PARCEL 64

DIST	COUNTY	CONTROL SECT	SHEET NO.	SHEET TOTAL
PHR	HIDALGO	0221	02	356

Esther M. Henry & J. A. Henry Trust

TO:

NORTH ALAMO WATER SUPPLY CORPORATION
{Re: 15' strip lying West of Mile 6 West}

INSTRUMENT: R.O.W. Easement
DATE: June 19, 1979
FILED: September 4, 1979
RECORDED: Volume 1637, Page 827
Deed Records, Hidalgo County, Texas
No. 27691

27691

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

RIGHT OF WAY EASEMENT

KNOW ALL MEN BY THESE PRESENTS: That Esther M. Henry, a widow, and the J. A. Henry Trust hereinafter called Grantors, in consideration of One Dollar and other good and valuable consideration paid by NORTH ALAMO WATER SUPPLY CORPORATION, hereinafter called Grantee, the receipt and sufficiency of which is hereby acknowledged, do hereby grant, bargain, sell and convey to said Grantee, its successors and assigns, a perpetual easement with the right to erect, construct, install and lay and thereafter use, operate, inspect, repair, replace and remove, maintain, reconstruct and service a water line, water valves, hydrants, and other appurtenances to a waterworks system, including distributing lines and meters, over and across a tract of land owned by Grantors in Hidalgo County, Texas, described in deed recorded Volume 532 page 173*, Deed Records of Hidalgo County, Texas, said tract and easement being more particularly described as follows:

An easement 15 feet wide over and across Farm Tract 200, West and Adams Tract Subdivision, Hidalgo County, Texas, and being a strip 15 feet wide lying West of and adjacent to the West right-of-way line of Mile 6 West.

* Also Probate No. 11,725; Volume 1487, page 575.

together with the right of ingress and egress over Grantors' adjacent lands for the purposes for which the above mentioned rights are granted.

The consideration recited herein shall constitute payment in full for all damages sustained by Grantors by reason of the installation of the structures referred to herein and the Grantee will maintain such easement in a state of good repair and efficiency so that no unreasonable damages will result from its use to Grantor's premises. This agreement, together with other provisions of this grant, shall constitute a covenant running with the land for the benefit of Grantee, its successors and assigns. The Grantors covenant that they are the owners of the above described lands and that said lands are free and clear of all encumbrances and liens.

The easement conveyed herein was obtained or improved through Federal financial assistance. This easement is subject to the provisions of Title VI of the Civil Rights Act of 1964 and the regulations issued pursuant thereto for so long as the easement continues to be used for the same or similar purpose for which financial assistance was extended or for so long as the Grantee owns it, whichever is longer.

IN WITNESS WHEREOF, the said Grantors have executed this instrument the 19th day of June, 1979.

J.A. Henry Trust, by
Herman A. Henry, Trustee
Herman A. Henry, Trustee

Esther M Henry
Esther M. Henry

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

Before me, the undersigned authority, on this day personally appeared Esther M. Henry A.K.A. Mary E. Henry and Herman A. Henry known to me to be the person(s) whose name(s) (~~is~~) (are) subscribed to the foregoing instrument and acknowledged to me that (~~it~~) (they) executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 19th day of June, 1979.

Notary Public in and for Hidalgo County, Texas

27691

FILED FOR RECORD THIS DATE
At 11:16 o'clock A M.

SEP 4 1979

SANTOS SALDANA
County Clerk, Hidalgo County, Texas
By _____ Deputy

NORTH ALAMO WATER SUPPLY CORP.
RT [illegible] BOX 380
EDINBURG, TEXAS 78539

Attachment “F”

Eligibility Ratio-Sheet Showing Calculation

Section 7.0 Eligibility Ratio (Attachment "F" (2 Originals)

Manager Approval: _____

Date: 6/25/19

Section 7.0 Eligibility Ratio
Attachment "F"

	PRIVATE			PUBLIC			
Waterline 1	STA (Start)	STA (End)	Unit (LF)	STA (Start)	STA (End)	Unit (LF)	Total Unit (LF)
Sheet 4 of 14	64+53	66+38	182	66+38	67+48	110	292
Sheet 4 of 14	67+48	69+23	183	69+23	73+40	447	630
Sheet 4 of 14	73+40	78+00	460				460
Sheet 5 of 14	78+00	92+00	1400				1400
Sheet 6 of 14	92+00	103+57	1157				1157
Sub-Total			3382			557	3939

	PRIVATE			PUBLIC			
Waterline 2	STA (Start)	STA (End)	Unit (LF)	STA (Start)	STA (End)	Unit (LF)	Total Unit (LF)
Sheet 4 of 14				69+40	73+35	395	395
Sheet 4 of 14	73+35	77+61	430	77+61	78+00	47	477
Sheet 5 of 14	78+00	92+00	1400				1400
Sheet 6 of 14				92+00	106+00	1400	1400
Sheet 7 of 14				106+00	110+85	485	485
Sub-Total			1830			2327	4157

	PRIVATE			PUBLIC			
Waterline 3	STA (Start)	STA (End)	Unit (LF)	STA (Start)	STA (End)	Unit (LF)	Total Unit (LF)
Sheet 7 of 14	110+90	120+00	920				920
Sheet 8 of 14	120+00	131+74	1174	131+74	134+00	226	1400
Sheet 9 of 14				134+00	137+14	314	314
Sheet 9 of 14	137+14	146+70	964				964
Sub-Total			3058			540	3598

TOTALS		PRIVATE	**8,270**		PUBLIC	**3,424**	**11,694**
Eligibility Ratio (8,270/11,694)=			70.72%				

Eligibility Ratio = Total Compensable Length/Total Relocation Length

Eligibility Ratio (8,270 LF/11,694 LF) = 70.72%

Attachment “G”

Cost Comparison (if Betterment)

Section 8.0 Cost Comparison (if Betterment) (Attachment "G") (2 Originals)

Manager Approval: _____

Date: 6/25/19

Section 8.0 Cost Comparison (if Betterment)
Attachment "G"

The cost comparison between single 10" waterline and the 8" waterline inch line can be found in the attached estimates. The total estimated cost to install a single 10" line is $561,335.00 vs. $500,475.00 for an 8" line.

In round numbers the 10" line is 10.84% more expensive to install than an 8" line. The betterment credit will be 10.84%.

Project Cost	
Cost of 10-Inch Waterline (Base Bid) **"A"**	$561,335.00
Cost of 8-Inch Waterline (Deductive Alternative Bid) **"B"**	$500,475.00
Cost Difference for Base Bid and Deductive Alternative Bid **"C"**	**$ 60,860.00**

Ratio: 60,860/561,335.00 = **10.84%**

Attachment “H”

Betterment Statement

Section 9.0 Betterment Statement (Attachment "H") (2 Originals)

Manager Approval: _____

Date: 6/25/19

Section 9.0 Betterment Statement
Attachment "H"

The existing conditions along Mile 6 West Road from Mile 9 North Road to Mile 11 North Road provide for two 8-inch waterlines. The available pressure and flow at Mile 6 West Road and Mile 11 North Road during peak summertime demand is **50 psi with 533 gallons per minute** with the two existing waterlines in service.

The working conditions with the abandonment of the two 8-inch waterlines and replacing it with a single 8-inch waterline provide for **40 psi with 364 gallons per minutes** during peak summertime demand. By eliminating both 8-inch the system and constructing a single 8-inch waterline the system drops by 10 lbs. of pressure and 169 gallons per minute.

The working conditions with the abandonment of the existing 8-inch waterlines and replacing it with a single 10-inch waterline provide for **40 psi with 655 gallons per minutes** during peak summertime demand. By eliminating both 8-inch the system and constructing a single 10-inch waterline the system drops by 10 lbs. of pressure but increases the flow of water to 122 gallons per minute. In order to maintain the existing conditions of two 8-inch waterlines a 10-inch waterline will need to be constructed within the project limits plus the capital cost for re-installing two 8-inch waterlines would not be cost effective.

Below is the Betterment Calculation for consideration. For this project North Alamo Water Supply Corporation will proceed with the construction of the 10-inch waterline to maintain the existing system conditions.

Attachment “I”

Quit Claim Deed

Section 10.0 Quit Claim Deed-TXDOT ROW-N-30 (Attachment "I") (2 Originals)

Parcels: 16, 18, 19, 22, 23, 47, 48, 49, 50, 51, 52, 53, 54, 55, 56, 57, 58, 59, 60, 61 62, 63, & 64

Manager Approval: _____

Date: 6/25/19

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 is filed for record in the public records: your Social Security Number or your Driver's License Number.

Texas Department of Transportation
Form ROW-N-30
(Rev. 02/16)

NOTE: THIS FORM IS INTENDED SOLELY FOR USE BY THE TEXAS DEPARTMENT OF TRANSPORTATION. USE OF THIS FORM BY PRIVATE PARTIES ATTEMPTING TO QUITCLAIM OR CONVEY PROPERTY MAY RESULT IN THE UNINTENDED CONVEYANCE OF THE GRANTOR'S INTEREST TO HIDALGO COUNTY, TEXAS.

Parcel 16, Mile 6 West Road

QUITCLAIM DEED

THE STATE OF TEXAS	§	**ROW CSJ:** 0921-02-356
	§	
COUNTY OF HIDALGO	§	**KNOW ALL MEN BY THESE PRESENTS:**

That, North Alamo Water Supply Corp. of the County of Hidalgo, State of Texas, hereinafter referred to as Grantors, whether one or more, for and in consideration of the sum of One and no/00 Dollars ($1.00) and other good and valuable consideration to Grantors in hand paid by Hidalgo County , acting by and through the Texas Department of Transportation and the Texas Transportation Commission, the receipt of which is hereby acknowledged, and for which no lien is retained, either expressed or implied, have Quitclaimed and do by these presents Bargain, Sell, Release and forever Quitclaim unto Hidalgo County, Texas all of Grantors' right, title, interest, claim and demand in and to that certain tract or parcel of land, including any improvements thereon, situated in the County of Hidalgo, State of Texas, more particularly described in Exhibit "A," attached hereto and incorporated herein for any and all purposes.

TO HAVE AND TO HOLD for said purposes together with all and singular the rights, privileges, and appurtenances thereto in any manner belonging unto the said Hidalgo County, Texas forever.

IN WITNESS WHEREOF, this ~~instrument~~ is executed on this the 1st day of July, 2019.

NORTH ALAMO WATER SUPPLY CORPORATION
CORPORATE SEAL

N30

Acknowledgement

State of Texas
County of Hidalgo

This instrument was acknowledged before me on _____

by _____.

_____
Notary Public's Signature

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1st 2019 by Steven P. Sanchez, General Manager of North Alamo Water Supply Corp, a private Nt. for profit corporation, on behalf of said corporation.

Susan J Headley
Notary Public's Signature

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: ARCP DG WESLACO TX, LLC

FIELD NOTES FOR PARCEL – 16

Being a 3,101 square feet of land, more or less, out of Lot 1, RSBR Westgate Subdivision and addition to the City of Weslaco, being a Resubdivsion of Quail Hollow North Subdivision, Hidalgo County, Texas according to the map thereof recorded in Volume 49, Pages 99 thru 101, Map Records, Hidalgo County, Texas. Said Lot 1 is vested to ARCP DG Weslaco TX, LLC by virtue of Special Warranty Deed dated September 03, 2014, recorded in Document No. 2548970, Official Records, Hidalgo County, Texas. Said 3,101 square feet of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southwest corner of Farm Tract 143, Block 180, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Vol.2 Pg. 34 thru 37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,904.4905 and Y=16,593,267.7769. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 1320.05' feet, along the east property line of Farm Tract 143 and Farm Tract 142 to the southeast corner of Farm Tract 210;

THENCE, S 88° 47' 21" W, for a distance of 60.00 feet, along the south boundary line of Farm Tract 210 to an existing rebar set for the southeast corner of RSBR Westgate Subdivision and **The Point Of Beginning** herein described;

THENCE, S 88° 47' 21" W, for a distance of 15.00' feet, to a No. 4 with plastic cap set for the southwest corner of said tract herein described;

THENCE, N 1° 12' 39" W, for a distance of 167.57' feet to a No. 4 with plastic cap set for a interior corner along the Proposed West Right of Way of Mile 6 West of said tract herein described;

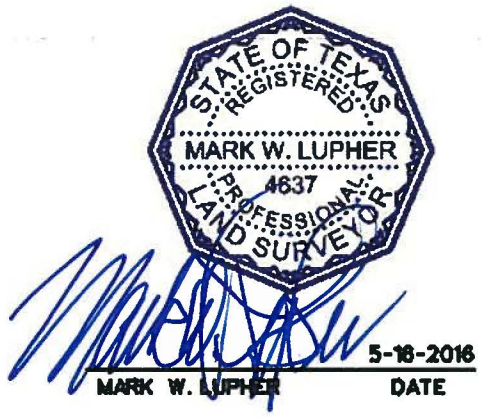
THENCE, N 46° 12' 39" W, for a distance of 42.43' feet to a No 4 rebar with cap set for the northwest corner of said tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 20.00' feet along the south right of way of Covey Drive to an existing rebar found for a interior corner of said tract herein described;

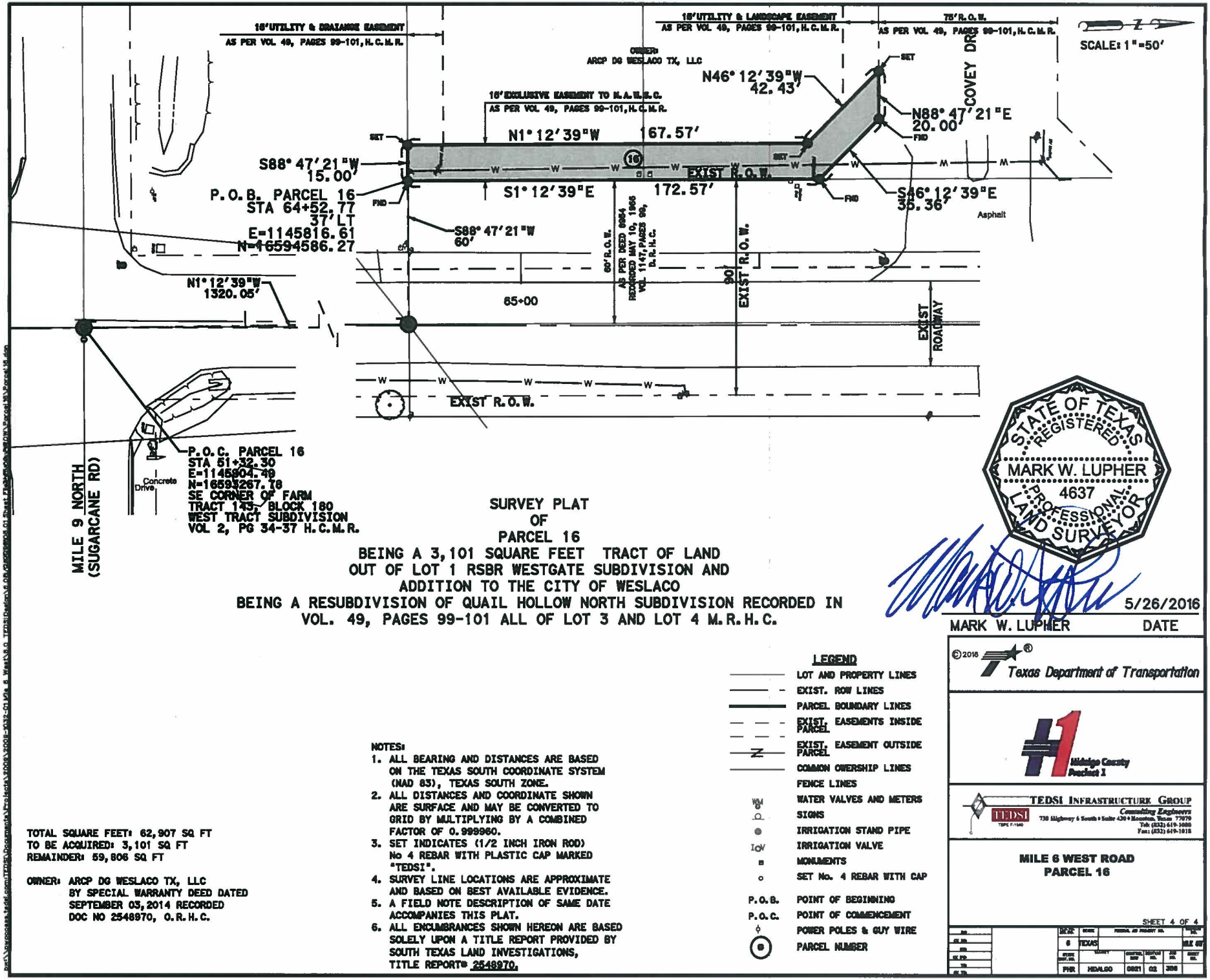
THENCE, S 46° 12' 39" E, for a distance of 35.36' feet along the south right of way of Covey Drive to an existing rebar found for the northeast corner of said tract herein described;

THENCE, S 1° 12' 39" E, for a distance of 172.57 feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 3,101 square feet of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description



TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018
TEDSI
TBPE F-1640



STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

SURVEY PLAT
OF
PARCEL 16

BEING A 3,101 SQUARE FEET TRACT OF LAND
OUT OF LOT 1 RSBR WESTGATE SUBDIVISION AND
ADDITION TO THE CITY OF WESLACO
BEING A RESUBDIVISION OF QUAIL HOLLOW NORTH SUBDIVISION RECORDED IN
VOL. 49, PAGES 99-101 ALL OF LOT 3 AND LOT 4 M.R.H.C.

5/26/2016
MARK W. LUPHER DATE

TOTAL SQUARE FEET: 62,907 SQ FT
TO BE ACQUIRED: 3,101 SQ FT
REMAINDER: 59,806 SQ FT

OWNER: ARCP DG WESLACO TX, LLC
BY SPECIAL WARRANTY DEED DATED
SEPTEMBER 03, 2014 RECORDED
DOC NO 2548970, O.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 2548970.

LEGEND
- LOT AND PROPERTY LINES
- EXIST. ROW LINES
- PARCEL BOUNDARY LINES
- EXIST. EASEMENTS INSIDE PARCEL
- EXIST. EASEMENT OUTSIDE PARCEL
- COMMON OWNERSHIP LINES
- FENCE LINES
- WV WATER VALVES AND METERS
- SIGNS
- IP IRRIGATION STAND PIPE
- IV IRRIGATION VALVE
- MONUMENTS
- SET No. 4 REBAR WITH CAP
- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- POWER POLES & GUY WIRE
- PARCEL NUMBER

©2016 Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
730 Highway 6 South • Suite 430 • Houston, Texas 77079
Tele (832) 619-1000
Fax: (832) 619-1018
TBPE F-1440

MILE 6 WEST ROAD
PARCEL 16

SHEET 4 OF 4

DIST	COUNTY	FEDERAL AID PROJECT NO.	SHEET NO.
6	TEXAS		MILE 6W
STATE DIST. NO.	COUNTY	CONTROL SECT.	JOB	SHEET NO.
PHR	HIDALGO	0921	02	306	

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 is filed for record in the public records: your Social Security Number or your Driver's License Number.

Texas Department of Transportation
Form ROW-N-30
(Rev. 02/16)

NOTE: THIS FORM IS INTENDED SOLELY FOR USE BY THE TEXAS DEPARTMENT OF TRANSPORTATION. USE OF THIS FORM BY PRIVATE PARTIES ATTEMPTING TO QUITCLAIM OR CONVEY PROPERTY MAY RESULT IN THE UNINTENDED CONVEYANCE OF THE GRANTOR'S INTEREST TO HIDALGO COUNTY, TEXAS.

Parcel 18, Mile 6 West Road

QUITCLAIM DEED

THE STATE OF TEXAS	§	**ROW CSJ:** 0921-02-356
	§	
COUNTY OF HIDALGO	§	**KNOW ALL MEN BY THESE PRESENTS:**

That, North Alamo Water Supply Corp. of the County of Hidalgo, State of Texas, hereinafter referred to as Grantors, whether one or more, for and in consideration of the sum of One and no/00 Dollars ($1.00) and other good and valuable consideration to Grantors in hand paid by Hidalgo County , acting by and through the Texas Department of Transportation and the Texas Transportation Commission, the receipt of which is hereby acknowledged, and for which no lien is retained, either expressed or implied, have Quitclaimed and do by these presents Bargain, Sell, Release and forever Quitclaim unto Hidalgo County, Texas all of Grantors' right, title, interest, claim and demand in and to that certain tract or parcel of land, including any improvements thereon, situated in the County of Hidalgo, State of Texas, more particularly described in Exhibit "A," attached hereto and incorporated herein for any and all purposes.

TO HAVE AND TO HOLD for said purposes together with all and singular the rights, privileges, and appurtenances thereto in any manner belonging unto the said Hidalgo County, Texas forever.

IN WITNESS WHEREOF, this instrument is executed on this the 1 day of July, 2019.

NORTH ALAMO WATER SUPPLY CORPORATION
CORPORATE SEAL

_____

_____

_____

* N 3 0 *

Acknowledgement

State of Texas
County of Hidalgo

This instrument was acknowledged before me on _____

by _____.

_____
Notary Public's Signature

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1st, 2019 by Steven P. Sanchez, General Manager of North Alamo Water Supply Corp, a private not for profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

Susan J Headley
Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: HILDA B. RODRIGUEZ

FIELD NOTES FOR PARCEL – 18

Being a 1,638 square feet of land, more or less, out of Lot 2, Quail Hollow North Subdivision, and addition to the City of Weslaco, Hidalgo County, Texas according to the map thereof recorded in Volume 49, Pages 99 thru 101, Map Records, Hidalgo County, Texas. Said Lot 2 is vested to Hilda B. Rodriguez by virtue of Warranty Deed with vendor's lien dated August 01, 2011, recorded in Document No. 2229719, Official Records, Hidalgo County, Texas. Said 1,638 square feet of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southwest corner of Farm Tract 143, Block 180, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Vol.2 Pg. 34 thru 37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,904.4905 and Y=16,593,267.7769. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 1617.62' feet, along the east property line of Farm Tract 143, Farm Tract 142 and Farm Tract 210 to a point;

THENCE, S 88° 47' 21" W, for a distance of 60.00' feet, to an existing rebar set for the southeast corner of Lot 2 and **The Point Of Beginning** herein described;

THENCE, S 43° 47' 21" W, for a distance of 35.36' feet, to an existing rebar set for interior corner of said tract herein described;

THENCE, S 88° 47' 21" W, for a distance of 20.00', along the north right of way line of Covey Drive to a No. 4 with plastic cap set for the southwest of said tract herein described;

THENCE, N 42° 39' 09" W, for a distance of 43.29' feet to a No 4 rebar with cap set for an interior corner of said tract herein described;

THENCE, N 1° 12' 39" W, for a distance of 67.57' feet along the proposed right of way of Mile 6 West to a No. 4 with plastic cap set for the northwest corner of said tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 15.00' feet along the north property line of Lot 2 to an existing rebar found for the northeast corner of said tract herein described;

THENCE, S 1° 12' 39" E, for a distance of 73.78' feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 1,638 square feet of land, of **PROPOSED NET TAKING** of land, more or less.

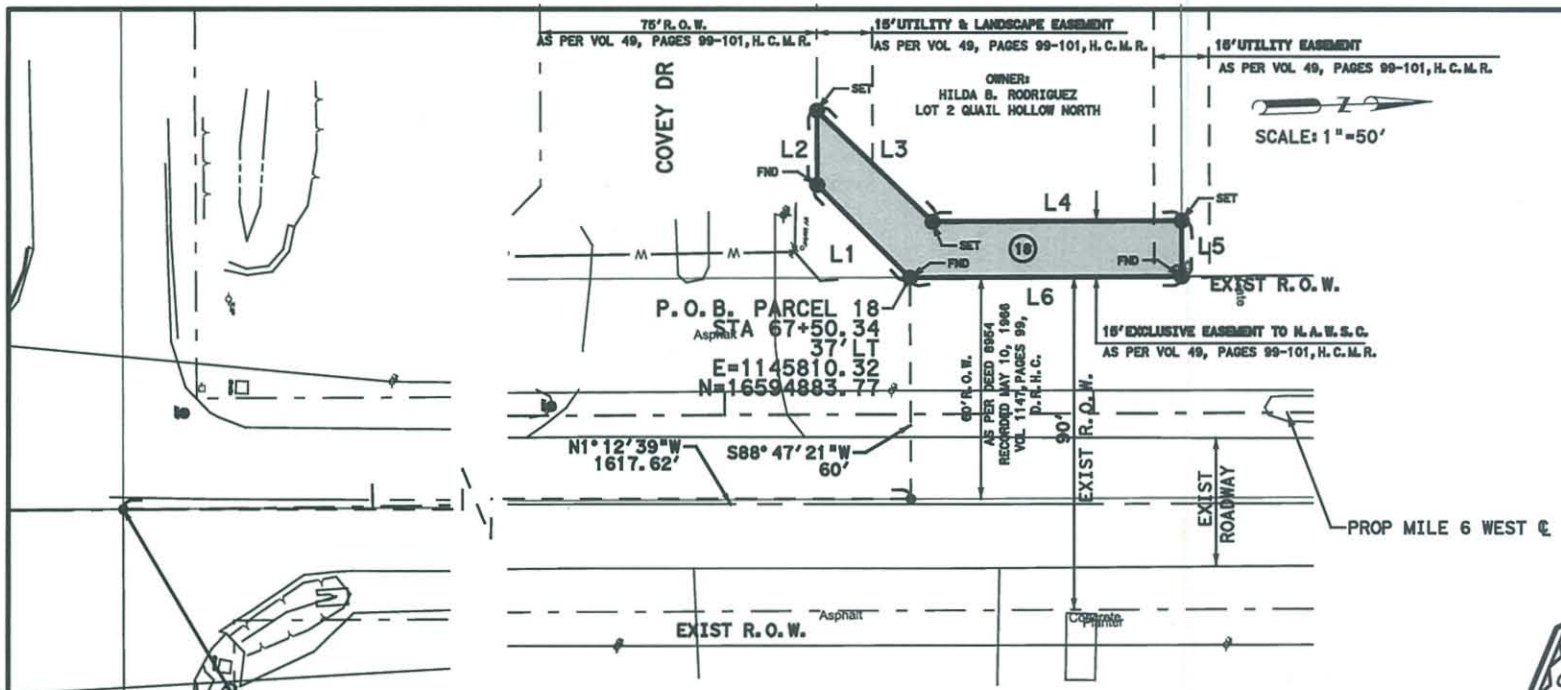
A plat of same date accompanies this Field Note Description



5-18-2016

MARK W. LUPHER DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



LINE DATA		
LINE NO.	BEARING	LENGTH
L1	S43°47'21"W	35.36'
L2	S88°47'21"W	20.00'
L3	N42°39'09"E	43.29'
L4	N1°12'39"W	67.57'
L5	N88°47'21"E	15.00'
L6	S1°12'39"E	73.78'

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

5/16/2016
MARK W. LUPHER DATE

SURVEY PLAT
OF
PARCEL 18

BEING A 1,638 SQUARE FEET TRACT OF LAND
OUT OF LOT 2, QUAIL HOLLOW NORTH SUBDIVISION,
AN ADDITION TO THE CITY OF WESLACO,
BEING A SUBDIVISION OUT OF FARM TRACT 210,
BLOCK 180, WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS
RECORDED IN VOL. 49, PAGES 99-101 M.R.H.C.

TOTAL SQUARE FEET: 31,297 SQ FT
TO BE ACQUIRED: 1,638 SQ FT
REMAINDER: 29,659 SQ FT

OWNER: HILDA B. RODRIGUEZ
BY WARRANTY DEED WITH VENDOR'S LIEN
DATED AUGUST 1, 2011 RECORDED
DOC NO 2229719, O.R.H.C.

LIEN HOLDER: TEXAS NATIONAL BANK
201 S TEXAS
MERCEDES, TX 78570

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 2229719.

LEGEND
- LOT AND PROPERTY LINES
- EXIST. ROW LINES
- PARCEL BOUNDARY LINES
- EXIST. EASEMENTS INSIDE PARCEL
- EXIST. EASEMENT OUTSIDE PARCEL
- COMMON OWERSHIP LINES
- FENCE LINES
- WM WATER VALVES AND METERS
- SIGNS
- IRRIGATION STAND PIPE
- IrV IRRIGATION VALVE
- MONUMENTS
- SET No. 4 REBAR WITH CAP
- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- POWER POLES & GUY WIRE
- PARCEL NUMBER

©2016 Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
TEDSI TBPE F-1645
730 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1080
Fax: (832) 619-1018

MILE 6 WEST ROAD
PARCEL 18

DIST.	STATE	FEDERAL AID PROJECT NO.	SHEET NO.
6	TEXAS		MILE 6W

STATE DIST. NO.	COUNTY	CONTROL SECT.	SUBSEC NO.	JOB NO.	SHEET NO.
PHR	HIDALGO	0921	02	356	

5/16/2016 8:20:05 PM
c:\civil3d\dfm\352895\Parcel18.dgn

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 is filed for record in the public records: your Social Security Number or your Driver's License Number.

Texas Department of Transportation
Form ROW-N-30
(Rev. 02/16)

NOTE: THIS FORM IS INTENDED SOLELY FOR USE BY THE TEXAS DEPARTMENT OF TRANSPORTATION. USE OF THIS FORM BY PRIVATE PARTIES ATTEMPTING TO QUITCLAIM OR CONVEY PROPERTY MAY RESULT IN THE UNINTENDED CONVEYANCE OF THE GRANTOR'S INTEREST TO HIDALGO COUNTY, TEXAS.

Parcel 19, Mile 6 West Road

QUITCLAIM DEED

THE STATE OF TEXAS	§	**ROW CSJ:** 0921-02-356
	§	
COUNTY OF HIDALGO	§	**KNOW ALL MEN BY THESE PRESENTS:**

That, North Alamo Water Supply Corp. of the County of Hidalgo, State of Texas, hereinafter referred to as Grantors, whether one or more, for and in consideration of the sum of One and no/00 Dollars ($1.00) and other good and valuable consideration to Grantors in hand paid by Hidalgo County , acting by and through the Texas Department of Transportation and the Texas Transportation Commission, the receipt of which is hereby acknowledged, and for which no lien is retained, either expressed or implied, have Quitclaimed and do by these presents Bargain, Sell, Release and forever Quitclaim unto Hidalgo County, Texas all of Grantors' right, title, interest, claim and demand in and to that certain tract or parcel of land, including any improvements thereon, situated in the County of Hidalgo, State of Texas, more particularly described in Exhibit "A," attached hereto and incorporated herein for any and all purposes.

TO HAVE AND TO HOLD for said purposes together with all and singular the rights, privileges, and appurtenances thereto in any manner belonging unto the said Hidalgo County, Texas forever.

IN WITNESS WHEREOF, this instrument is executed on this the 1 day of July, 2019.

NORTH ALAMO WATER SUPPLY CORPORATION
CORPORATE SEAL

N30

Acknowledgement

State of Texas
County of Hidalgo

This instrument was acknowledged before me on _____

by _____.

_____
Notary Public's Signature

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1st 2019 by Steven P. Sanchez, General Manager of North Alamo Water Supply Corp, a private not for profit corporation, on behalf of said corporation.

Susan J Headley
Notary Public's Signature

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: MARTHA R. MONTELONGO &
MACARIO MONTELONGO

FIELD NOTES FOR PARCEL – 19

Being a 1,482 square feet of land, more or less, out of Lot 1, Quail Hollow North Subdivision, and addition to the City of Weslaco, Hidalgo County, Texas according to the map thereof recorded in Volume 49, Pages 99 thru 101, Map Records, Hidalgo County, Texas. Said Lot 1 is vested to Martha Montelongo & Macario Montelongo by virtue of Warranty Deed with vendor's lien dated October 24, 2007, recorded in Document No. 1821377, Official Records, Hidalgo County, Texas. Said 1,482 square feet of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southwest corner of Farm Tract 143, Block 180, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Vol.2 Pg. 34 thru 37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,904.4905 and Y=16,593,267.7769. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 1691.41' feet, along the east property line of Farm Tract 143, Farm Tract 142 and Farm Tract 210 to a point;

THENCE, S 88° 47' 21" W, for a distance of 60.00' feet, to an existing rebar set for the southeast corner of Lot 1 and **The Point Of Beginning** herein described;

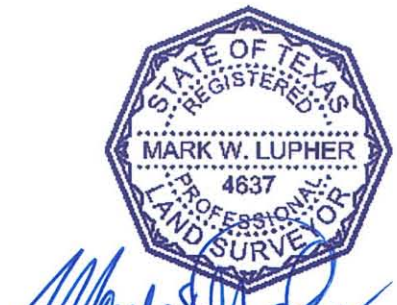
THENCE, S 88° 47' 21" W, for a distance of 15.00' feet, to a No. 4 with plastic cap set for the southwest of said tract herein described;

THENCE, N 1° 12' 39" W, for a distance of 98.78' along the proposed right of way of Mile 6 West to a No. 4 with plastic cap set for the northwest corner of said tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 15.00' feet along the north property line of Lot 1 to an existing rebar found for the northeast corner of said tract herein described;

THENCE, S 1° 12' 39" E, for a distance of 98.78' feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 1,482 square feet of land, of **PROPOSED NET TAKING** of land, more or less.

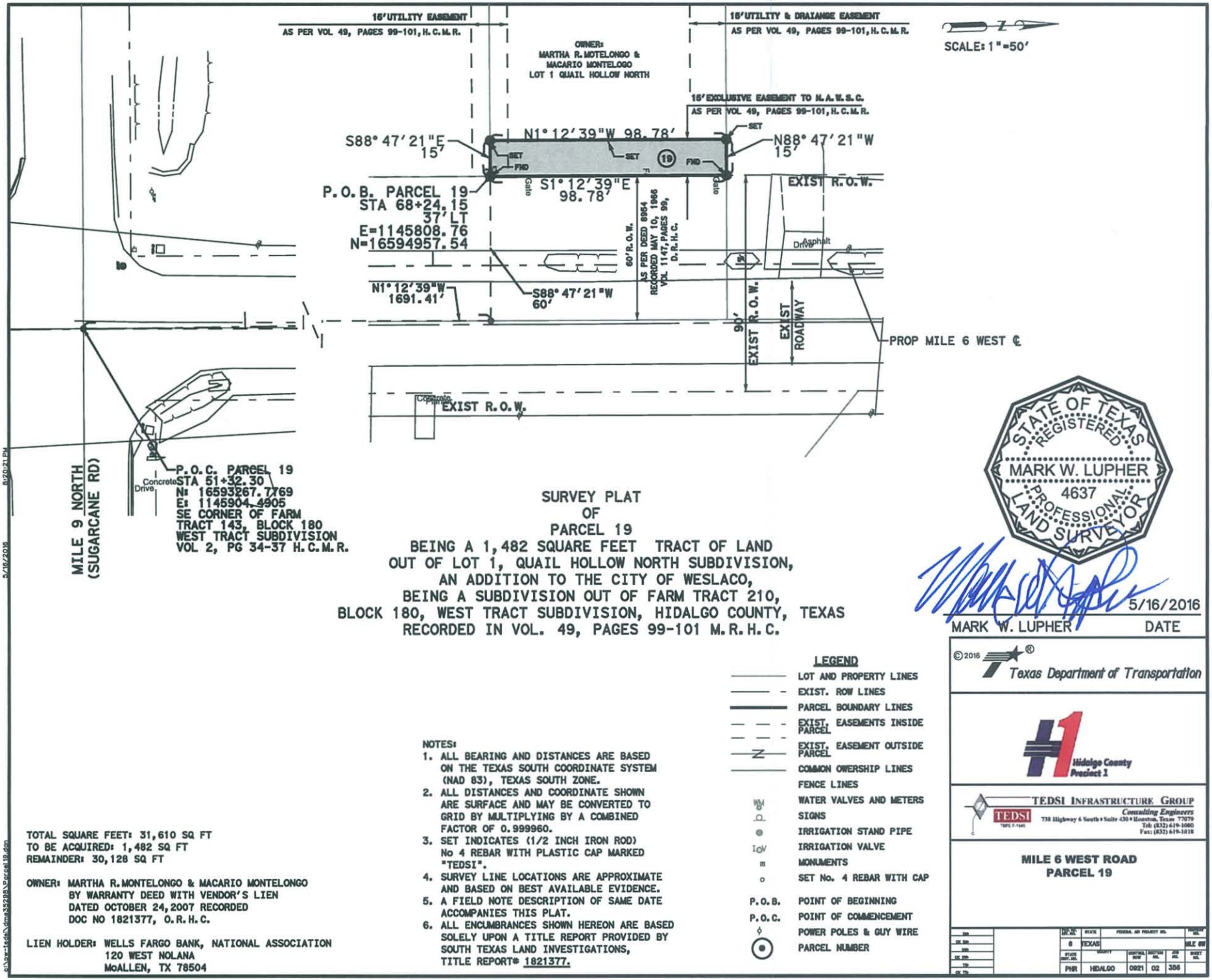
A plat of same date accompanies this Field Note Description



5-18-2016

MARK W. LUPHER DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



SURVEY PLAT
OF
PARCEL 19

BEING A 1,482 SQUARE FEET TRACT OF LAND
OUT OF LOT 1, QUAIL HOLLOW NORTH SUBDIVISION,
AN ADDITION TO THE CITY OF WESLACO,
BEING A SUBDIVISION OUT OF FARM TRACT 210,
BLOCK 180, WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS
RECORDED IN VOL. 49, PAGES 99-101 M.R.H.C.

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

MARK W. LUPHER — 5/16/2016 DATE

TOTAL SQUARE FEET: 31,610 SQ FT
TO BE ACQUIRED: 1,482 SQ FT
REMAINDER: 30,128 SQ FT

OWNER: MARTHA R. MONTELONGO & MACARIO MONTELONGO
BY WARRANTY DEED WITH VENDOR'S LIEN
DATED OCTOBER 24, 2007 RECORDED
DOC NO 1821377, O.R.H.C.

LIEN HOLDER: WELLS FARGO BANK, NATIONAL ASSOCIATION
120 WEST NOLANA
McALLEN, TX 78504

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 1821377.

LEGEND
- LOT AND PROPERTY LINES
- EXIST. ROW LINES
- PARCEL BOUNDARY LINES
- EXIST. EASEMENTS INSIDE PARCEL
- EXIST. EASEMENT OUTSIDE PARCEL
- COMMON OWERSHIP LINES
- FENCE LINES
- WATER VALVES AND METERS
- SIGNS
- IRRIGATION STAND PIPE
- IRRIGATION VALVE
- MONUMENTS
- SET No. 4 REBAR WITH CAP
- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- POWER POLES & GUY WIRE
- PARCEL NUMBER

©2016 Texas Department of Transportation

Hidalgo County Project 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
TBPE F-1046
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018

MILE 6 WEST ROAD
PARCEL 19

STATE	FEDERAL AID PROJECT NO.	SHEET NO.
TEXAS		MILE 6W

STATE DIST. NO.	COUNTY	CONTROL SECT	SUBSECT NO.	JOB NO.	SHEET NO.
PHR	HIDALGO	0921	02	356	

5/16/2016

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 is filed for record in the public records: your Social Security Number or your Driver's License Number.

Texas Department of Transportation
Form ROW-N-30
(Rev. 02/16)

NOTE: THIS FORM IS INTENDED SOLELY FOR USE BY THE TEXAS DEPARTMENT OF TRANSPORTATION. USE OF THIS FORM BY PRIVATE PARTIES ATTEMPTING TO QUITCLAIM OR CONVEY PROPERTY MAY RESULT IN THE UNINTENDED CONVEYANCE OF THE GRANTOR'S INTEREST TO HIDALGO COUNTY, TEXAS.

Parcel 22, Mile 6 West Road

QUITCLAIM DEED

THE STATE OF TEXAS	§	**ROW CSJ:** 0921-02-356
	§	
COUNTY OF HIDALGO	§	**KNOW ALL MEN BY THESE PRESENTS:**

That, North Alamo Water Supply Corp. of the County of Hidalgo, State of Texas, hereinafter referred to as Grantors, whether one or more, for and in consideration of the sum of One and no/00 Dollars ($1.00) and other good and valuable consideration to Grantors in hand paid by Hidalgo County , acting by and through the Texas Department of Transportation and the Texas Transportation Commission, the receipt of which is hereby acknowledged, and for which no lien is retained, either expressed or implied, have Quitclaimed and do by these presents Bargain, Sell, Release and forever Quitclaim unto Hidalgo County, Texas all of Grantors' right, title, interest, claim and demand in and to that certain tract or parcel of land, including any improvements thereon, situated in the County of Hidalgo, State of Texas, more particularly described in Exhibit "A," attached hereto and incorporated herein for any and all purposes.

TO HAVE AND TO HOLD for said purposes together with all and singular the rights, privileges, and appurtenances thereto in any manner belonging unto the said Hidalgo County, Texas forever.

IN WITNESS WHEREOF, this instrument is executed on this the 1 day of July, 2019

NORTH ALAMO WATER SUPPLY CORPORATION
CORPORATE SEAL

N30

Acknowledgement

State of Texas
County of Hidalgo

This instrument was acknowledged before me on _____

by _____.

_____
Notary Public's Signature

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1, 2019 by Steven P. Sanchez, General Manager of North Alamo Water Supply Corp, a private not-for profit corporation, on behalf of said corporation.

Susan J Headley
Notary Public's Signature

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: LINDA D. LOPEZ aka.
LINDA D. PALMANN

FIELD NOTES FOR PARCEL – 22

Being a 1.113 Acres of land, more or less, out of Farm Tract 207, Block 180, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Linda D. Lopez aka Linda D. Palmann by virtue of Quit-Claim Deed dated September 30, 2003, Document 1251845, Official Records and Special Warranty Deed dated April 4, 2011 Document No. 2195939 Official Records, Hidalgo County, Texas. Said 1.113 acres of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southwest corner of Farm Tract 143, Block 180, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Vol.2 Pg. 34 thru 37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,904.4905 and Y=16,593,267.7769. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 2,197.72' feet, along the east property line of Farm Tract 143, Farm Tract 142, Farm Tract 210, and Farm Tract 207 to a point;

THENCE, S 88° 47' 21" W, for a distance of 30.00' feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

THENCE, N 43° 47' 23" W, for a distance of 65.40' feet, to a No. 4 with plastic cap set for the southwest of said tract herein described;

THENCE, in a Northeasterly direction with the Proposed East Right of Way of said Mile 6 West with a curve to the right having a Delta angle 2° 10' 12" , a Radius 7922' feet, a Tangent of 150.04' feet, an Arc length 300.04'feet, a Chord length of 300.02' feet, and a Chord bearing N 0° 39' 52" E to a No 4 rebar with cap set for an interior corner along the Proposed East Right of Way of Mile 6 West tract herein described;

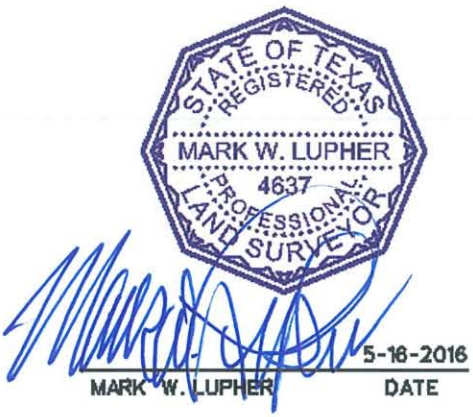
THENCE, in a Northeasterly direction with the Proposed East Right of Way of said Mile 6 West with a curve to the left having a Delta angle 2° 57' 37" , a Radius 7818' feet, a Tangent of 202.02' feet, an Arc length 403.94'feet, a Chord length of 403.90' feet, and a Chord bearing N 0° 16' 10" E to a No 4 rebar with cap set for an interior corner along the Proposed East Right of Way of Mile 6 West tract herein described;

THENCE, N 1° 12' 39" W, for a distance of 1,010.66' along the proposed right of way of Mile 6 West to a No. 4 with plastic cap set for the northwest corner of said tract herein described;

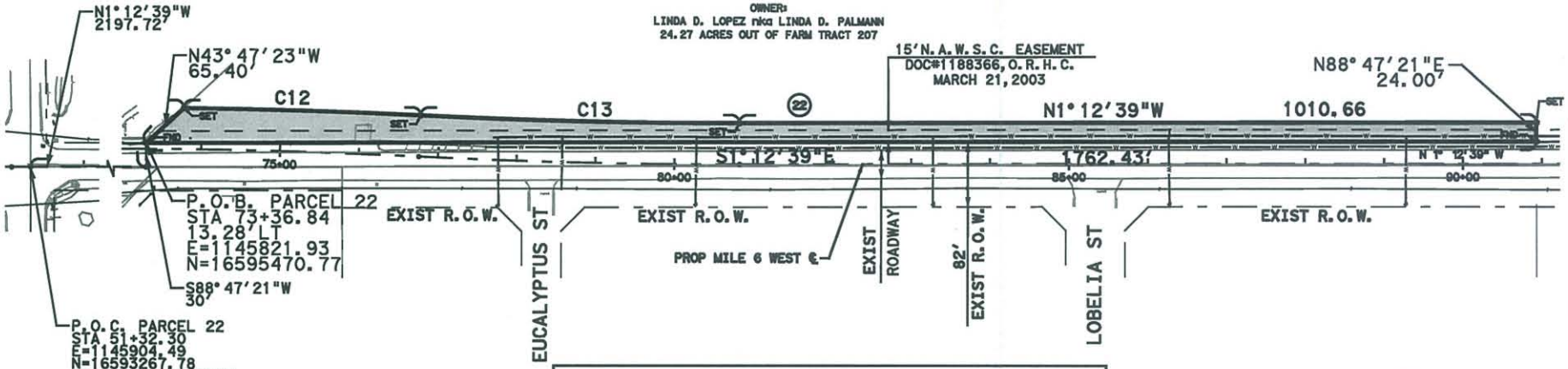
THENCE, N 88° 47' 21" E, for a distance of 24.00' to an existing rebar found for the northeast corner of said tract herein described;

THENCE, S 1° 12' 39" E, for a distance of 1,762.43' feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 1.113 acres of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description



TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



CURVE DATA						
CURVE #	DELTA	RADIUS	TANGENT	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C12	2°10'12"	7922'	150.04'	300.04'	300.02'	N 0°39'52"E
C13	2°57'37"	7818'	202.02'	403.94'	403.90'	N 0°16'10"E

SURVEY PLAT
OF
PARCEL 22
BEING A 1.113 AC TRACT OF LAND
OUT OF FARM TRACT 207,
BLOCK 180, WEST TRACT SUBDIVISION,
HIDALGO COUNTY RECORDED
VOL 2, PG 34 THRU 37 H.C.M.R.
BEING THE SAME TRACT OF LAND DESCRIBED BY METES AND BOUNDS IN A WARRANTY DEED FROM AMERICAN RIO GRANDE LAND AND IRRIGATION COMPANY DATED MAY 17, 1918 VOLUME 74, PAGE 65 D.R.H.C.

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

5/16/2016
MARK W. LUPHER — DATE

TOTAL ACRES: 24.27 AC
TO BE ACQUIRED: 1.113 AC
REMAINDER: 23.157 AC

OWNER: LINDA D. LOPEZ nka LINDA D. PALMANN
BY QUIT-CLAIM DEED
DATED SEPTEMBER 30, 2003
DOC #1251845 O.R.H.C.

BY SPECIAL WARRANTY DEED
DATED APRIL 4, 2011
DOC# 2195939 O.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 1251845.

LEGEND
- LOT AND PROPERTY LINES
- EXIST. ROW LINES
- PARCEL BOUNDARY LINES
- EXIST. EASEMENTS INSIDE PARCEL
- EXIST. EASEMENT OUTSIDE PARCEL
- COMMON OWERSHIP LINES
- FENCE LINES
- WM — WATER VALVES AND METERS
- SIGNS
- IRRIGATION STAND PIPE
- IrV — IRRIGATION VALVE
- MONUMENTS
- SET No. 4 REBAR WITH CAP
- P.O.B. — POINT OF BEGINNING
- P.O.C. — POINT OF COMMENCEMENT
- POWER POLES & GUY WIRE
- PARCEL NUMBER

©2016 Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
TBPE F-1645
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1080
Fax: (832) 619-1018

MILE 6 WEST ROAD
PARCEL 22

SHEET 4 OF 4

DIST.	COUNTY	CONTROL SECT.	SECTION NO.	JOB NO.	SHEET NO.
PHR	HIDALGO	0921	02	358	

5/16/2016 8:20:37 PM
c:\drawings\dgn\3538\Parcel22.dgn

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 is filed for record in the public records: your Social Security Number or your Driver's License Number.

Texas Department of Transportation
Form ROW-N-30
(Rev. 02/16)

NOTE: THIS FORM IS INTENDED SOLELY FOR USE BY THE TEXAS DEPARTMENT OF TRANSPORTATION. USE OF THIS FORM BY PRIVATE PARTIES ATTEMPTING TO QUITCLAIM OR CONVEY PROPERTY MAY RESULT IN THE UNINTENDED CONVEYANCE OF THE GRANTOR'S INTEREST TO HIDALGO COUNTY, TEXAS.

Parcel 23, Mile 6 West Road

QUITCLAIM DEED

THE STATE OF TEXAS	§	**ROW CSJ:** 0921-02-356
	§	
COUNTY OF HIDALGO	§	**KNOW ALL MEN BY THESE PRESENTS:**

That, North Alamo Water Supply Corp. of the County of Hidalgo, State of Texas, hereinafter referred to as Grantors, whether one or more, for and in consideration of the sum of One and no/00 Dollars ($1.00) and other good and valuable consideration to Grantors in hand paid by Hidalgo County , acting by and through the Texas Department of Transportation and the Texas Transportation Commission, the receipt of which is hereby acknowledged, and for which no lien is retained, either expressed or implied, have Quitclaimed and do by these presents Bargain, Sell, Release and forever Quitclaim unto Hidalgo County, Texas all of Grantors' right, title, interest, claim and demand in and to that certain tract or parcel of land, including any improvements thereon, situated in the County of Hidalgo, State of Texas, more particularly described in Exhibit "A," attached hereto and incorporated herein for any and all purposes.

TO HAVE AND TO HOLD for said purposes together with all and singular the rights, privileges, and appurtenances thereto in any manner belonging unto the said Hidalgo County, Texas forever.

IN WITNESS WHEREOF, this instrument is executed on this the 1 day of July, 2019.

NORTH ALAMO WATER SUPPLY CORPORATION
CORPORATE SEAL

N30

Acknowledgement

State of Texas
County of Hidalgo

This instrument was acknowledged before me on _____

by _____.

_____
Notary Public's Signature

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1, 2019 by Steven P. Sanchez, General Manager of North Alamo Water Supply Corp, a private not for profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

Susan J Headley
Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: LINDA D. LOPEZ aka.
LINDA D. PALMANN

FIELD NOTES FOR PARCEL – 23

Being a 0.688 Acres of land, more or less, out of Farm Tract 206, Block 180, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Linda D. Lopez aka Linda D. Palmann by virtue of Quit-Claim Deed dated September 30, 2003, Document 1251845, Official Records and Special Warranty Deed dated April 4, 2011 Document No. 2195939 Official Records, Hidalgo County, Texas. Said 0.688 acres of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southwest corner of Farm Tract 143, Block 180, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Page 34 thru 37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,904.4905 and Y=16,593,267.7769. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 3,960.16'feet, along the east property line of Farm Tract 143, Farm Tract 142, Farm Tract 210, Farm Tract 207, to a the southeast corner of Farm Tract 206;

THENCE, S 88° 47' 21" W, for a distance of 30.00' feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

THENCE, S 88° 47' 21" W, for a distance of 24.00' feet, to a No. 4 with plastic cap set for the southwest of said tract herein described;

THENCE, N 1° 12' 39" W, for a distance of 820.85' along the proposed right of way of Mile 6 West to a No. 4 with plastic cap set for and interior corner of said tract herein described;

THENCE, in a Northwesterly direction with the Proposed East Right of Way of said Mile 6 West with a curve to the right having a Delta angle 2° 18' 17" , a Radius 7922' feet, a Tangent of 159.36' feet, an Arc length 318.68' feet, a Chord length of 318.66' feet, and a Chord bearing N 0° 03' 30" W to a No 4 rebar with cap set for an interior corner along the Proposed East Right of Way of Mile 6 West tract herein described;

THENCE, in a Northeasterly direction with the Proposed East Right of Way of said Mile 6 West with a curve to the left having a Delta angle 0° 44' 16" , a Radius 7818' feet, a Tangent of 50.33' feet, an Arc length 100.66' feet, a Chord length of 100.66' feet, and a Chord bearing N 0° 43' 31" E to a No 4 rebar with cap set for an interior corner along the Proposed East Right of Way of Mile 6 West tract herein described;

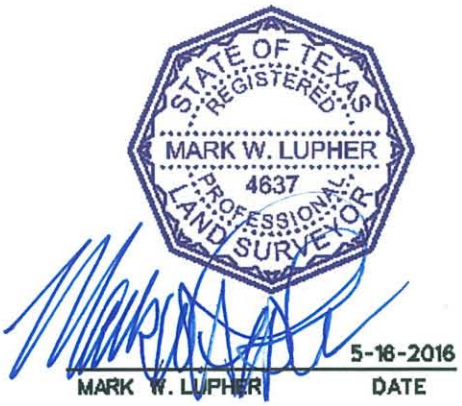
THENCE, N 45° 28' 51" W, for a distance of 41.90' along the proposed right of way of Mile 6 West to a No. 4 with plastic cap set for an interior corner of said tract herein described;

THENCE, N 1° 12' 39" W, for a distance of 20.00' to No. 4 with plastic cap set for the northwest corner of said tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 43.43' along the existing right of way line of Mile 10 North to an existing rebar found for the northeast corner of said tract herein described;

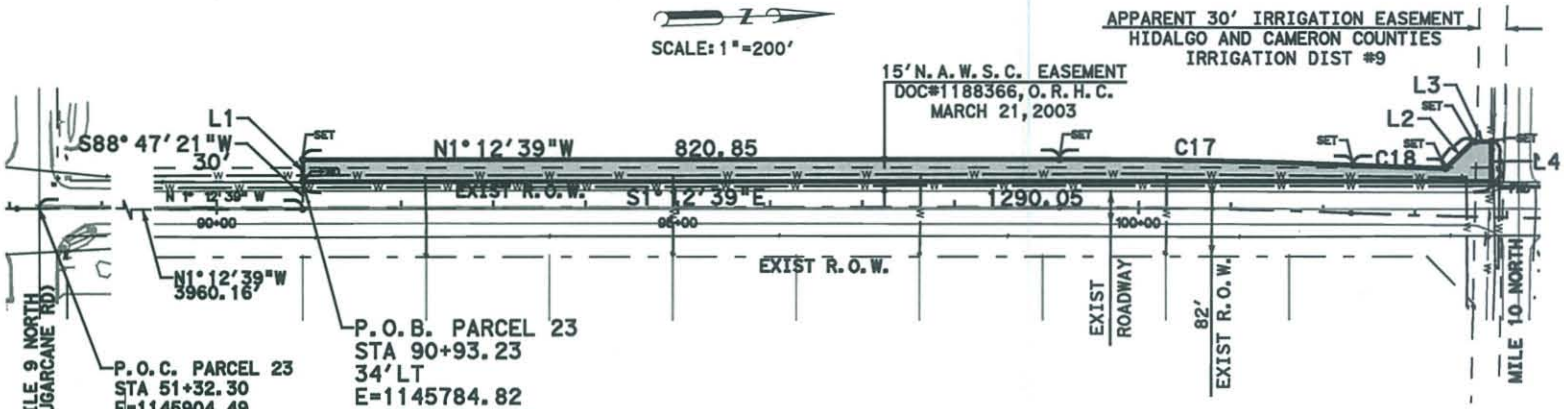
THENCE, S 1° 12' 39" E, for a distance of 1,290.05' feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 0.688 acres of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description



5-16-2016
MARK W. LUPHER DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South ♦ Suite 430 ♦ Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



CURVE DATA						
CURVE #	DELTA	RADIUS	TANGENT	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C17	2° 18' 17"	7922'	159.36'	318.68'	318.66'	N 0° 3' 30"W
C18	0° 44' 16"	7818'	50.33'	100.66'	100.66'	N 0° 43' 31"E

LINE DATA		
LINE NO.	BEARING	LENGTH
L1	S88° 47' 21"W	24.00'
L2	N45° 28' 51"W	41.90'
L3	N1° 12' 39"W	20.00'
L4	N88° 47' 21"E	43.43'

SURVEY PLAT
OF
PARCEL 23

BEING A 0.688 AC TRACT OF LAND
OUT OF FARM TRACT 206,
BLOCK 180, WEST TRACT SUBDIVISION,
HIDALGO COUNTY RECORDED
VOL 2, PG 34 THRU 37 H.C.M.R.
BEING THE SAME TRACT OF LAND DESCRIBED BY METES
AND BOUNDS IN A WARRANTY DEED FROM
AMERICAN RIO GRANDE LAND AND IRRIGATION COMPANY
DATED MAY 17, 1918 VOLUME 74, PAGE 65 D.R.H.C.

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

5/16/2016
MARK W. LUPHER DATE

TOTAL ACRES: 30.45 AC
TO BE ACQUIRED: 0.688 AC
REMAINDER: 29.762 AC

OWNER: LINDA D. LOPEZ nka LINDA D. PALMANN
BY QUIT-CLAIM DEED
DATED SEPTEMBER 30, 2003
DOC #1251845 O.R.H.C.

BY SPECIAL WARRANTY DEED
DATED APRIL 4, 2011
DOC# 2195939 O.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 2195939.

LEGEND
- LOT AND PROPERTY LINES
- EXIST. ROW LINES
- PARCEL BOUNDARY LINES
- EXIST. EASEMENTS INSIDE PARCEL
- EXIST. EASEMENT OUTSIDE PARCEL
- COMMON OWERSHIP LINES
- FENCE LINES
- WV WATER VALVES AND METERS
- SIGNS
- IRRIGATION STAND PIPE
- IgV IRRIGATION VALVE
- MONUMENTS
- SET No. 4 REBAR WITH CAP
- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- POWER POLES & GUY WIRE
- PARCEL NUMBER

©2016 Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
730 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018

MILE 6 WEST ROAD
PARCEL 23

SHEET 4 OF 4

DIST.	COUNTY	CONTROL	SECTION	JOB	SHEET
PHR	HIDALGO	0921	02	356	

8:20:43 PM
5/16/2016
c:\pw~1\edh\dma35710\Parcel 23.dgn

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 is filed for record in the public records: your Social Security Number or your Driver's License Number.

Texas Department of Transportation
Form ROW-N-30
(Rev. 02/16)

NOTE: THIS FORM IS INTENDED SOLELY FOR USE BY THE TEXAS DEPARTMENT OF TRANSPORTATION. USE OF THIS FORM BY PRIVATE PARTIES ATTEMPTING TO QUITCLAIM OR CONVEY PROPERTY MAY RESULT IN THE UNINTENDED CONVEYANCE OF THE GRANTOR'S INTEREST TO HIDALGO COUNTY, TEXAS.

Parcel 47, Mile 6 West Road

QUITCLAIM DEED

THE STATE OF TEXAS	§	**ROW CSJ:** 0921-02-356
	§	
COUNTY OF HIDALGO	§	**KNOW ALL MEN BY THESE PRESENTS:**

That, North Alamo Water Supply Corp. of the County of Hidalgo, State of Texas, hereinafter referred to as Grantors, whether one or more, for and in consideration of the sum of One and no/00 Dollars ($1.00) and other good and valuable consideration to Grantors in hand paid by Hidalgo County , acting by and through the Texas Department of Transportation and the Texas Transportation Commission, the receipt of which is hereby acknowledged, and for which no lien is retained, either expressed or implied, have Quitclaimed and do by these presents Bargain, Sell, Release and forever Quitclaim unto Hidalgo County, Texas all of Grantors' right, title, interest, claim and demand in and to that certain tract or parcel of land, including any improvements thereon, situated in the County of Hidalgo, State of Texas, more particularly described in Exhibit "A," attached hereto and incorporated herein for any and all purposes.

TO HAVE AND TO HOLD for said purposes together with all and singular the rights, privileges, and appurtenances thereto in any manner belonging unto the said Hidalgo County, Texas forever.

IN WITNESS WHEREOF, this instrument is executed on this the 1 day of July, 2019

NORTH ALAMO WATER SUPPLY CORPORATION
CORPORATE SEAL

N30

Acknowledgement

State of Texas
County of Hidalgo

This instrument was acknowledged before me on _____

by _____.

_____
Notary Public's Signature

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1, 2019 by Steven P. Sanchez, General Manager of North Alamo Water Supply Corp, a private Not for profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-25-2021

Susan J Headley
Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: MICHAEL H. PINEDA

FIELD NOTES FOR PARCEL – 47

Being 2,879 Square Feet of land, more or less, out of 1.00 acres of Farm Tract 197, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Michael H. Pineda by virtue of Warranty Deed dated June 21, 2012, recorded in Document Number 2319809 Deed Records, Hidalgo County, Texas. Said 2,879 Square Feet of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southeast corner of Farm Tract 197, Block 181, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Pages 34-37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,792.9125 and Y=16,598,546.8091. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 670.03 feet, along the east property line of Farm Tract 197 to a point;

THENCE, S 88° 47' 21" W, for a distance of 30.00 feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

THENCE, S 88° 47' 21" W, for a distance of 23.93 feet, to a No. 4 rebar with plastic cap set for the southwest corner of said tract herein described;

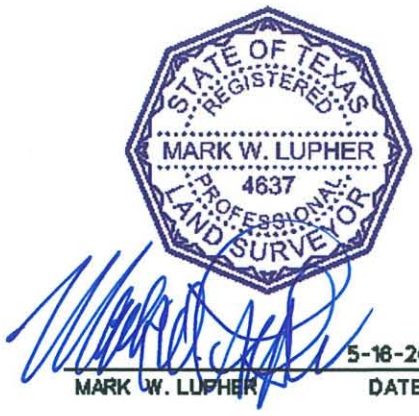
THENCE, in a Northwesterly direction with the Proposed West Right of Way of said Mile 6 West with a curve to the right having a Delta angle 0° 14' 03", a Radius 7922 feet, a Tangent of 16.19 feet, an Arc length 32.37 feet, a Chord length of 32.37 feet, and a Chord bearing N 1° 19' 40" W to a No 4 rebar with cap set for an internal corner along the Proposed West Right of Way of Mile 6 West tract herein described;

THENCE, N 1° 12' 39" W, for a distance of 87.63 feet along the proposed Right of Way of Mile 6 West to a No. 4 rebar with plastic cap set for the northwest corner of said tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 24.00 feet to an existing rebar found for the northeast corner of said tract herein described;

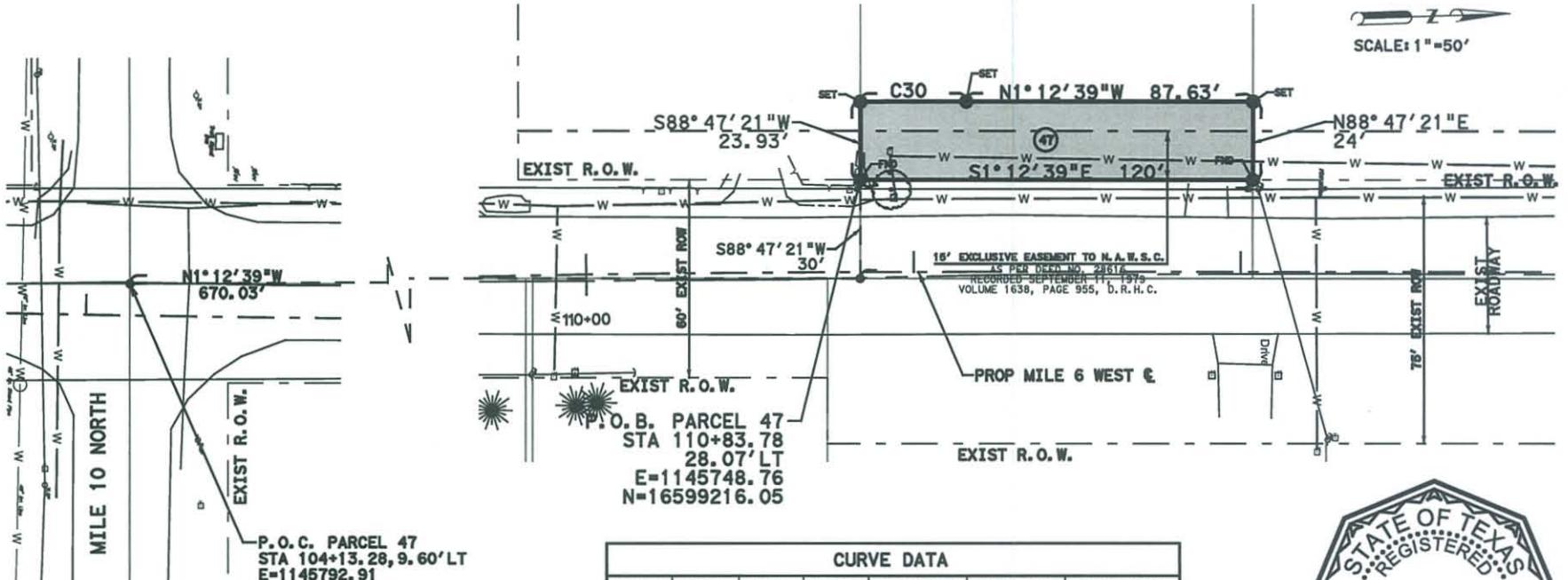
THENCE, S 1° 12' 39" E, for a distance of 120.00 feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 2,879 Square Feet of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description



MARK W. LUPHER 5-16-2016
DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



CURVE DATA						
CURVE ⊕	DELTA	RADIUS	TANGENT	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C30	0°14'03"	7922'	16.19'	32.37'	32.37'	N 1°19'40"W

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

SURVEY PLAT
OF
PARCEL 47
BEING A 2879 SQUARE FEET TRACT OF LAND
OUT OF A 1 ACRE TRACT OF LAND OUT OF FARM TRACT 197
WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS
RECORDED IN VOL. 2, PAGES 34-37 M.R.H.C.

5/16/2016
MARK W. LUPHER DATE

TOTAL SQUARE FEET: 39963 SQFT
TO BE ACQUIRED: 2879 SQFT
REMAINDER: 37084 SQFT

OWNER: MICHAEL H. PINEDA
BY WARRANTY DEED
DATED JUNE 21, 2012 RECORDED
DOCUMENT NO. 2319809 D.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 2319809.

LEGEND

	LOT AND PROPERTY LINES
	EXIST. ROW LINES
	PARCEL BOUNDARY LINES
	EXIST. EASEMENTS INSIDE PARCEL
	EXIST. EASEMENT OUTSIDE PARCEL
	COMMON OWERSHIP LINES
	FENCE LINES
WM	WATER VALVES AND METERS
⌂	SIGNS
⊕	IRRIGATION STAND PIPE
IcV	IRRIGATION VALVE
▪	MONUMENTS
○	SET No. 4 REBAR WITH CAP
P.O.B.	POINT OF BEGINNING
P.O.C.	POINT OF COMMENCEMENT
◊	POWER POLES & GUY WIRE
⊙	PARCEL NUMBER

©2016
Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
TEDSI TBPE F-1645
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018

MILE 6 WEST ROAD
PARCEL 47

DIST.	STATE	FEDERAL AID PROJECT NO.			SHEET NO.
	6	TEXAS			MILE 6W
STATE DIST. NO.	COUNTY	CONTROL SECT	SECTION NO.	JOB NO.	SHEET NO.
PHR	HIDALGO	0921	02	356	

8/22/54 PM
5/16/2016
c:\projects\dgn\357815\Parcel 47.dgn

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 is filed for record in the public records: your Social Security Number or your Driver's License Number.

Texas Department of Transportation
Form ROW-N-30
(Rev. 02/16)

NOTE: THIS FORM IS INTENDED SOLELY FOR USE BY THE TEXAS DEPARTMENT OF TRANSPORTATION. USE OF THIS FORM BY PRIVATE PARTIES ATTEMPTING TO QUITCLAIM OR CONVEY PROPERTY MAY RESULT IN THE UNINTENDED CONVEYANCE OF THE GRANTOR'S INTEREST TO HIDALGO COUNTY, TEXAS.

Parcel 48, Mile 6 West Road

QUITCLAIM DEED

THE STATE OF TEXAS	§	**ROW CSJ:** 0921-02-356
	§	
COUNTY OF HIDALGO	§	**KNOW ALL MEN BY THESE PRESENTS:**

That, North Alamo Water Supply Corp. of the County of Hidalgo, State of Texas, hereinafter referred to as Grantors, whether one or more, for and in consideration of the sum of One and no/00 Dollars ($1.00) and other good and valuable consideration to Grantors in hand paid by Hidalgo County , acting by and through the Texas Department of Transportation and the Texas Transportation Commission, the receipt of which is hereby acknowledged, and for which no lien is retained, either expressed or implied, have Quitclaimed and do by these presents Bargain, Sell, Release and forever Quitclaim unto Hidalgo County, Texas all of Grantors' right, title, interest, claim and demand in and to that certain tract or parcel of land, including any improvements thereon, situated in the County of Hidalgo, State of Texas, more particularly described in Exhibit "A," attached hereto and incorporated herein for any and all purposes.

TO HAVE AND TO HOLD for said purposes together with all and singular the rights, privileges, and appurtenances thereto in any manner belonging unto the said Hidalgo County, Texas forever.

IN WITNESS WHEREOF, this instrument is executed on this the 1 day of July, 2019.

NORTH ALAMO WATER SUPPLY CORPORATION
CORPORATE SEAL

* N 3 0 *

Acknowledgement

State of Texas
County of Hidalgo

This instrument was acknowledged before me on _____

by _____.

_____
Notary Public's Signature

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1, 2019 by Steven P. Sanchez, General Manager of North Alamo Water Supply Corp, a private not for profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

Susan J. Headley
Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: DORA E. G. CABALLERO

FIELD NOTES FOR PARCEL – 48

Being a 0.137 Acre of land, more or less, out of 3.82 acres of Farm Tract 197, Block 180, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Dora E. G. Caballero by virtue of Warranty Deed dated April 19, 1988, recorded in Volume 2594, Page 189 and by Special Warranty Deed dated June 1, 1993, recorded in Document Number 329813 Deed Records, Hidalgo County, Texas. Said 0.137 acres of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southeast corner of Farm Tract 197, Block 181, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Pages 34-37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,792.9125 and Y=16,598,546.8091. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 790.03 feet, along the east property line of Farm Tract 197 to a point;

THENCE, S 88° 47' 21" W, for a distance of 25.00 feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

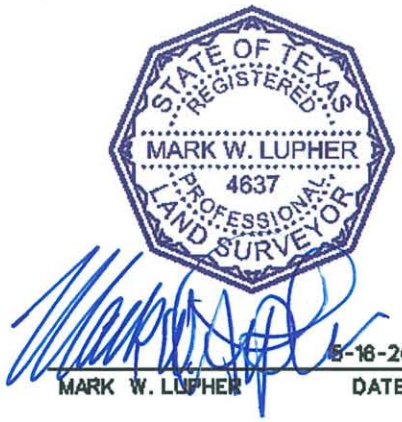
THENCE, S 88° 47' 21" W, for a distance of 29.00 feet, to a No. 4 rebar with plastic cap set for the southwest corner of said tract herein described;

THENCE, N 1° 12' 39" W, for a distance of 205.01 feet along the proposed Right of Way of Mile 6 West to a No. 4 rebar with plastic cap set for the northwest corner of said tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 29.00 feet to an existing rebar found for the northeast corner of said tract herein described;

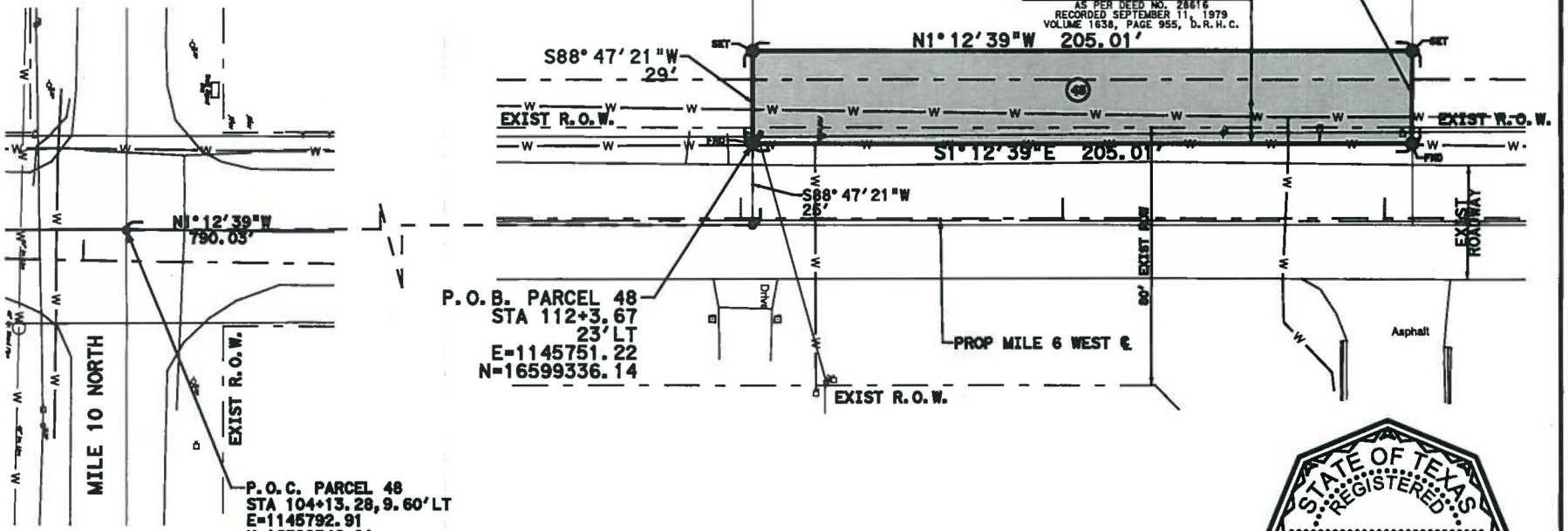
THENCE, S 1° 12' 39" E, for a distance of 205.01 feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 0.137 acres of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description



5-16-2016
MARK W. LUPHER DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South ♦ Suite 430 ♦ Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



SURVEY PLAT
OF
PARCEL 48
BEING A 0.136 ACRE TRACT OF LAND
OUT OF A 3.82 ACRE TRACT OF LAND OUT OF FARM TRACT 197, BLOCK 180, WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS RECORDED IN VOL. 2, PAGES 34-37 M.R.H.C.

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

6/28/2016
MARK W. LUPHER — DATE

TOTAL ACRE: 3.82 AC
TO BE ACQUIRED: 0.137 AC
REMAINDER: 3.684 AC

OWNER: DORA E. G. CABALLERO
BY WARRANTY DEED WITH VENDOR LIEN
DATED APRIL 19, 1988 RECORDED
VOLUME 2594, PAGE 189 D.R.H.C
AND
BY SPECIAL WARRANTY DEED
DATED JUNE 1, 1993 RECORDED
DOCUMENT NO. 329813 D.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 329813.

LEGEND

	LOT AND PROPERTY LINES
	EXIST. ROW LINES
	PARCEL BOUNDARY LINES
	EXIST. EASEMENTS INSIDE PARCEL
	EXIST. EASEMENT OUTSIDE PARCEL
	COMMON OWNERSHIP LINES
	FENCE LINES
WV	WATER VALVES AND METERS
	SIGNS
	IRRIGATION STAND PIPE
IoV	IRRIGATION VALVE
	MONUMENTS
	SET No. 4 REBAR WITH CAP
P.O.B.	POINT OF BEGINNING
P.O.C.	POINT OF COMMENCEMENT
	POWER POLES & GUY WIRE
	PARCEL NUMBER

©2016
Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
TBPE F-1046
730 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018

MILE 6 WEST ROAD
PARCEL 48

DIST.	COUNTY	FEDERAL AID PROJECT NO.	SHEET NO.
6	TEXAS		SHEET 07
CONTROL	SECTION	JOB	HIGHWAY NO.
PHR	HIDALGO	0821 02	388

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 is filed for record in the public records: your Social Security Number or your Driver's License Number.

Texas Department of Transportation
Form ROW-N-30
(Rev. 02/16)

NOTE: THIS FORM IS INTENDED SOLELY FOR USE BY THE TEXAS DEPARTMENT OF TRANSPORTATION. USE OF THIS FORM BY PRIVATE PARTIES ATTEMPTING TO QUITCLAIM OR CONVEY PROPERTY MAY RESULT IN THE UNINTENDED CONVEYANCE OF THE GRANTOR'S INTEREST TO HIDALGO COUNTY, TEXAS.

Parcel 49, Mile 6 West Road

QUITCLAIM DEED

THE STATE OF TEXAS	§	**ROW CSJ:** 0921-02-356
	§	
COUNTY OF HIDALGO	§	**KNOW ALL MEN BY THESE PRESENTS:**

That, North Alamo Water Supply Corp. of the County of Hidalgo, State of Texas, hereinafter referred to as Grantors, whether one or more, for and in consideration of the sum of One and no/00 Dollars ($1.00) and other good and valuable consideration to Grantors in hand paid by Hidalgo County , acting by and through the Texas Department of Transportation and the Texas Transportation Commission, the receipt of which is hereby acknowledged, and for which no lien is retained, either expressed or implied, have Quitclaimed and do by these presents Bargain, Sell, Release and forever Quitclaim unto Hidalgo County, Texas all of Grantors' right, title, interest, claim and demand in and to that certain tract or parcel of land, including any improvements thereon, situated in the County of Hidalgo, State of Texas, more particularly described in Exhibit "A," attached hereto and incorporated herein for any and all purposes.

TO HAVE AND TO HOLD for said purposes together with all and singular the rights, privileges, and appurtenances thereto in any manner belonging unto the said Hidalgo County, Texas forever.

IN WITNESS WHEREOF, this instrument is executed on this the 1 day of July, 2019.

NORTH ALAMO WATER SUPPLY CORPORATION
CORPORATE SEAL

* N 3 0 *

Acknowledgement

State of Texas
County of Hidalgo

This instrument was acknowledged before me on _____

by _____.

_____
Notary Public's Signature

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1, 2019 by Steven P. Sanchez, General Manager of North Alamo Water Supply Corp, a private not for profit corporation, on behalf of said corporation.

Susan J Headley
Notary Public's Signature

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: FRANCISCO T. & DORA RODRIGUEZ

FIELD NOTES FOR PARCEL – 49

Being a 0.063 Acres of land, more or less, out of 1.70 acres of Farm Tract 197, Block 181, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested Francisco T & Dora Rodriguez by virtue of Warranty Deed dated February 16, 1989, recorded in Volume 2717, Pages 844 Official Records, Hidalgo County, Texas. Said 0.063 acres of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southeast corner of Farm Tract 197, Block 181, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Pages 34-37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,792.9125 and Y=16,598,546.8091. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 995.04 feet, along the east property line of Farm Tract 197 to a point;

THENCE, S 88° 47' 21" W, for a distance of 30.00 feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

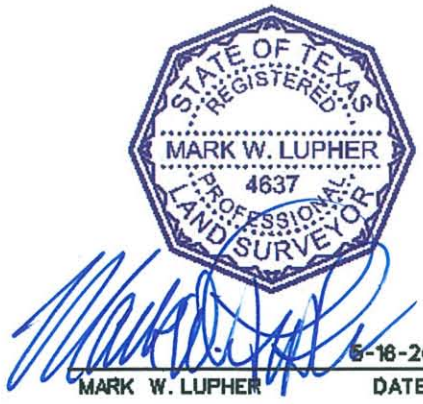
THENCE, S 88° 47' 21" W, for a distance of 24.00 feet, to a No. 4 rebar with plastic cap set for the southwest corner of said tract herein described;

THENCE, N 1° 12' 39" W, for a distance of 114.31 feet along the proposed Right of Way of Mile 6 West to a No. 4 rebar with plastic cap set for the northwest corner of said tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 24.00 feet to an existing rebar found for the northeast corner of said tract herein described;

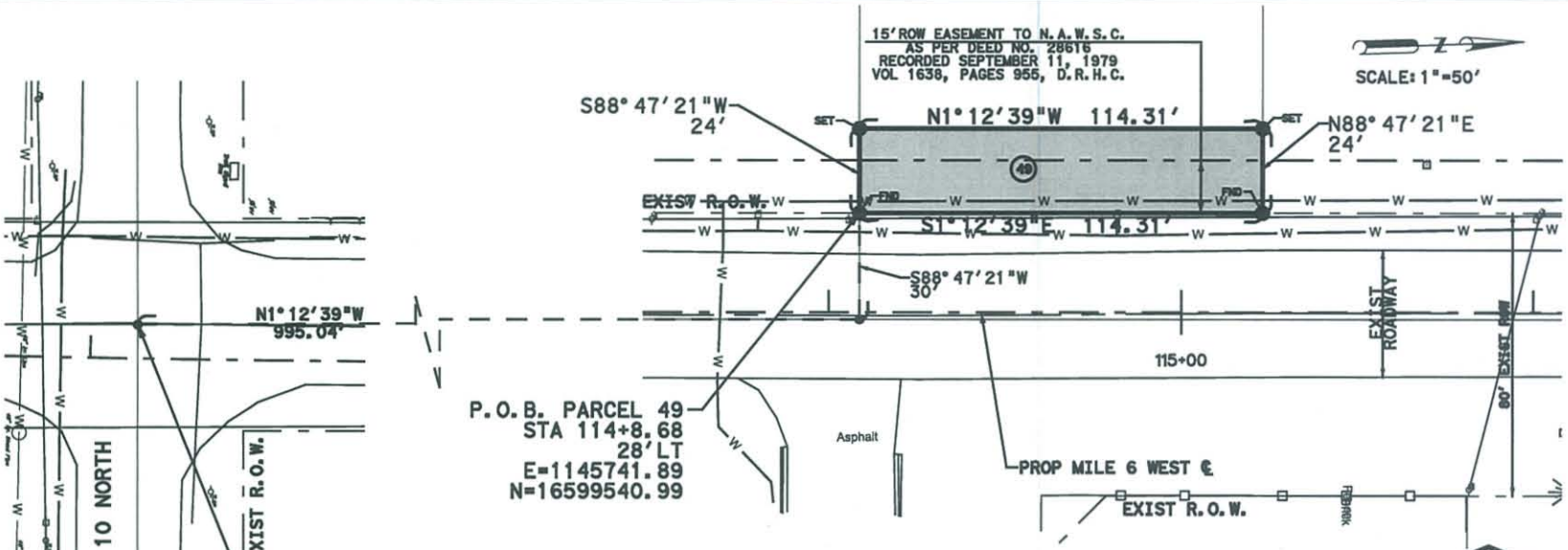
THENCE, S 1° 12' 39" E, for a distance of 114.31 feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 0.063 acres of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description



MARK W. LUPHER 6-16-2016 DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South ♦ Suite 430 ♦ Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



SURVEY PLAT
OF
PARCEL 49

BEING A 0.063 ACRE TRACT OF LAND
OUT OF 9.64 ACRES EXCEPT 4.82 ACRES, AND EXCEPT 3.12 OUT OF FARM TRACT 197,
BLOCK 181, WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS
RECORDED IN VOL. 2, PAGES 34-37 M.R.H.C.

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

5/16/2016
MARK W. LUPHER DATE

TOTAL ACRE: 1.70 AC
TO BE ACQUIRED: 0.063 AC
REMAINDER: 1.637 AC

OWNER: FRANCISCO T. & DORA RODRIGUEZ
BY WARRANTY DEED
DATED FEBRUARY 16, 1989 RECORDED
VOLUME 2717, PAGE 844 O.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 1493208.

LEGEND

- LOT AND PROPERTY LINES
- EXIST. ROW LINES
- PARCEL BOUNDARY LINES
- EXIST. EASEMENTS INSIDE PARCEL
- EXIST. EASEMENT OUTSIDE PARCEL
- COMMON OWNERSHIP LINES
- FENCE LINES
- WATER VALVES AND METERS
- SIGNS
- IRRIGATION STAND PIPE
- IRRIGATION VALVE
- MONUMENTS
- SET No. 4 REBAR WITH CAP
- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- POWER POLES & GUY WIRE
- PARCEL NUMBER

©2016
Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1080
Fax: (832) 619-1618

MILE 6 WEST ROAD
PARCEL 49

DIST.	STATE	FEDERAL AID PROJECT NO.	SHEET NO.
	6 TEXAS		MILE 6W
STATE DIST. NO.	COUNTY	CONTROL SECTION NO.	JOB NO.	SHEET NO.
PHR	HIDALGO	0921	02	356	

5/16/2016 8:23:05 PM
c:\civil-tedsi\dgn\357833\ParcelL49.dgn

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 is filed for record in the public records: your Social Security Number or your Driver's License Number.

Texas Department of Transportation
Form ROW-N-30
(Rev. 02/16)

NOTE: THIS FORM IS INTENDED SOLELY FOR USE BY THE TEXAS DEPARTMENT OF TRANSPORTATION. USE OF THIS FORM BY PRIVATE PARTIES ATTEMPTING TO QUITCLAIM OR CONVEY PROPERTY MAY RESULT IN THE UNINTENDED CONVEYANCE OF THE GRANTOR'S INTEREST TO HIDALGO COUNTY, TEXAS.

Parcel 50, Mile 6 West Road

QUITCLAIM DEED

THE STATE OF TEXAS	§	**ROW CSJ:** 0921-02-356
	§	
COUNTY OF HIDALGO	§	**KNOW ALL MEN BY THESE PRESENTS:**

That, North Alamo Water Supply Corp. of the County of Hidalgo, State of Texas, hereinafter referred to as Grantors, whether one or more, for and in consideration of the sum of One and no/00 Dollars ($1.00) and other good and valuable consideration to Grantors in hand paid by Hidalgo County , acting by and through the Texas Department of Transportation and the Texas Transportation Commission, the receipt of which is hereby acknowledged, and for which no lien is retained, either expressed or implied, have Quitclaimed and do by these presents Bargain, Sell, Release and forever Quitclaim unto Hidalgo County, Texas all of Grantors' right, title, interest, claim and demand in and to that certain tract or parcel of land, including any improvements thereon, situated in the County of Hidalgo, State of Texas, more particularly described in Exhibit "A," attached hereto and incorporated herein for any and all purposes.

TO HAVE AND TO HOLD for said purposes together with all and singular the rights, privileges, and appurtenances thereto in any manner belonging unto the said Hidalgo County, Texas forever.

IN WITNESS WHEREOF, this instrument is executed on this the 1 day of July, 2019

NORTH ALAMO WATER SUPPLY CORPORATION
CORPORATE SEAL

_____

_____

_____

N30

Acknowledgement

State of Texas
County of Hidalgo

This instrument was acknowledged before me on _____

by _____.

_____
Notary Public's Signature

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1, 2019 by Steven P. Sanchez, General Manager of North Alamo Water Supply Corp, a private Not for profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 660102-0
My Commission Expires
06-26-2021

Susan J Headley
Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: FRANCISCO AND DORA RODRIGUEZ

FIELD NOTES FOR PARCEL – 50

Being a 0.116 Acres of land, more or less, out of 9.64 Acres, and except 1.70 acres out of Farm Tract 197, Block 181, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Francisco and Dora Rodriguez by virtue of General Warranty Deed dated June 9, 1976, recorded in Volume 1493, Page 208 Deed Records, Hidalgo County, Texas. Said 0.116 acres of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southeast corner of Farm Tract 197, Block 181, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Pages 34-37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,792.9125 and Y=16,598,546.8091. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 1,109.35 feet, along the east property line of Farm Tract 197 to a point;

THENCE, S 88° 47' 21" W, for a distance of 30.00 feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

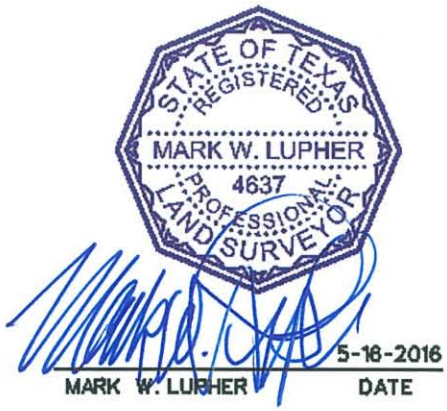
THENCE, S 88° 47' 21" W, for a distance of 24.00 feet, to a No. 4 rebar with plastic cap set for the southwest corner of said tract herein described;

THENCE, N 1° 12' 39" W, for a distance of 210.70 feet along the proposed Right of Way of Mile 6 West to a No. 4 rebar with plastic cap set for the northwest corner of said tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 24.00 feet to an existing rebar found for the northeast corner of said tract herein described;

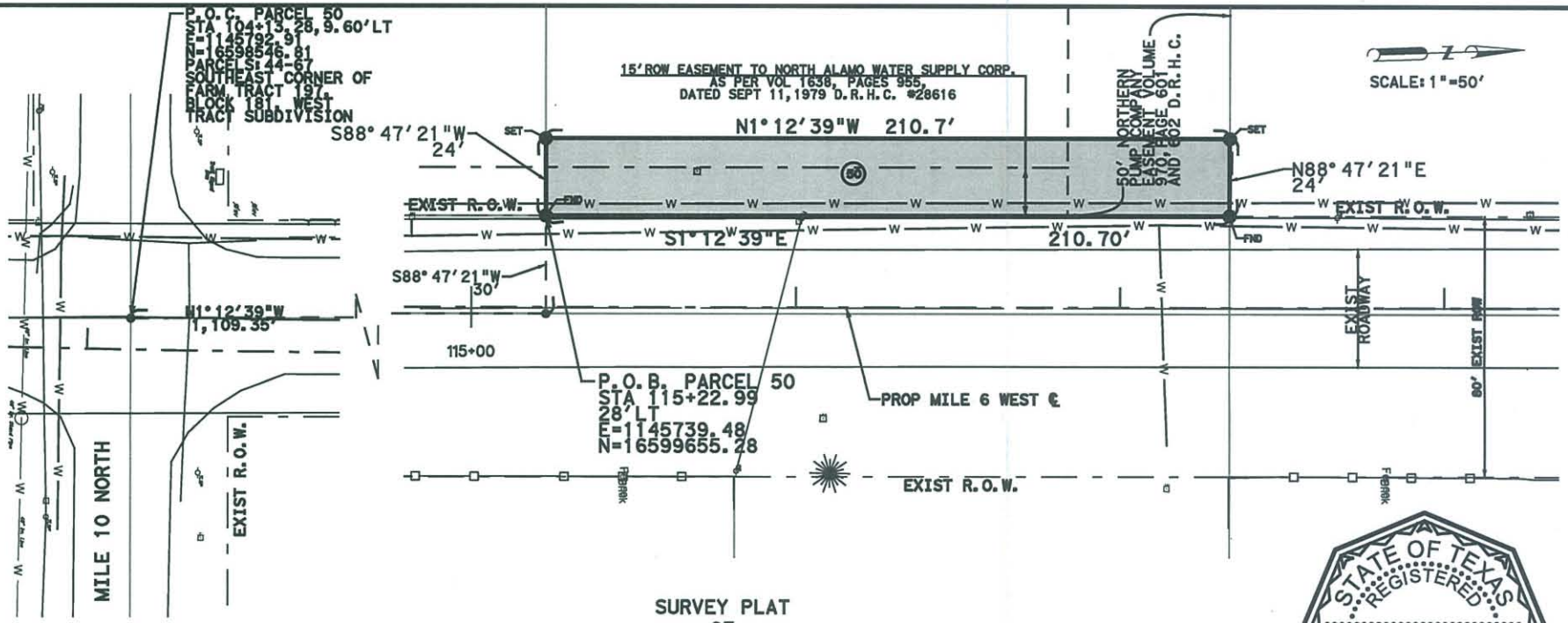
THENCE, S 1° 12' 39" E, for a distance of 210.70 feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 0.116 acres of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description



MARK W. LUPHER 5-16-2016
DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



SURVEY PLAT
OF
PARCEL 50
BEING A 0.116 ACRE TRACT OF LAND
OUT OF 9.64 ACRES EXCEPT 4.82 ACRES, AND EXCEPT 1.70 OUT OF FARM TRACT 197, BLOCK 181, WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS RECORDED IN VOL. 2, PAGES 34-37 M.R.H.C.

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

5/16/2016
MARK W. LUPHER DATE

TOTAL ACRES: 3.12 AC
TO BE ACQUIRED: 0.116 AC
REMAINDER: 3.004 AC

OWNER: FRANCISCO & DORA RODRIGUEZ
BY GENERAL WARRANTY DEED
DATED JUNE 9, 1976 RECORDED
VOLUME 1493, PAGE 208 D.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 2717844.

LEGEND

	LOT AND PROPERTY LINES
	EXIST. ROW LINES
	PARCEL BOUNDARY LINES
	EXIST. EASEMENTS INSIDE PARCEL
	EXIST. EASEMENT OUTSIDE PARCEL
	COMMON OWERSHIP LINES
	FENCE LINES
WM	WATER VALVES AND METERS
	SIGNS
	IRRIGATION STAND PIPE
IOV	IRRIGATION VALVE
	MONUMENTS
o	SET No. 4 REBAR WITH CAP
P.O.B.	POINT OF BEGINNING
P.O.C.	POINT OF COMMENCEMENT
	POWER POLES & GUY WIRE
	PARCEL NUMBER

©2016
Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
TEDSI TBPE F-1640
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1080
Fax: (832) 619-1018

MILE 6 WEST ROAD
PARCEL 50

DIST.	STATE	FEDERAL AID PROJECT NO.	SHEET NO.
6	TEXAS		MILE 6W
STATE DIST. NO.	COUNTY	CONTROL SUB	SECTION NO.	JOB NO.	SHEET NO.
PHR	HIDALGO	0921	02	358	

c:\civil 3d projects\hidalgo\dgn\357845-Parcel50.dgn
5/16/2016 8:23:10 PM

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 is filed for record in the public records: your Social Security Number or your Driver's License Number.

Texas Department of Transportation
Form ROW-N-30
(Rev. 02/16)

NOTE: THIS FORM IS INTENDED SOLELY FOR USE BY THE TEXAS DEPARTMENT OF TRANSPORTATION. USE OF THIS FORM BY PRIVATE PARTIES ATTEMPTING TO QUITCLAIM OR CONVEY PROPERTY MAY RESULT IN THE UNINTENDED CONVEYANCE OF THE GRANTOR'S INTEREST TO HIDALGO COUNTY, TEXAS.

Parcel 51, Mile 6 West Road

QUITCLAIM DEED

THE STATE OF TEXAS	§	**ROW CSJ:** 0921-02-356
	§	
COUNTY OF HIDALGO	§	**KNOW ALL MEN BY THESE PRESENTS:**

That, North Alamo Water Supply Corp. of the County of Hidalgo, State of Texas, hereinafter referred to as Grantors, whether one or more, for and in consideration of the sum of One and no/00 Dollars ($1.00) and other good and valuable consideration to Grantors in hand paid by Hidalgo County , acting by and through the Texas Department of Transportation and the Texas Transportation Commission, the receipt of which is hereby acknowledged, and for which no lien is retained, either expressed or implied, have Quitclaimed and do by these presents Bargain, Sell, Release and forever Quitclaim unto Hidalgo County, Texas all of Grantors' right, title, interest, claim and demand in and to that certain tract or parcel of land, including any improvements thereon, situated in the County of Hidalgo, State of Texas, more particularly described in Exhibit "A," attached hereto and incorporated herein for any and all purposes.

TO HAVE AND TO HOLD for said purposes together with all and singular the rights, privileges, and appurtenances thereto in any manner belonging unto the said Hidalgo County, Texas forever.

IN WITNESS WHEREOF, this instrument is executed on this the 1 day of July, 2019.

NORTH ALAMO WATER SUPPLY CORPORATION
CORPORATE SEAL

* N 3 0 *

Acknowledgement

State of Texas
County of Hidalgo

This instrument was acknowledged before me on _____

by _____.

_____
Notary Public's Signature

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1, 2019 by Steven P. Sanchez, General Manager of North Alamo Water Supply Corp, a private not-for profit corporation, on behalf of said corporation.

Susan J Headley
Notary Public's Signature

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-25-2021

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: SANTANA RODRIGUEZ RAMOS

FIELD NOTES FOR PARCEL – 51

Being a 0.102 Acre of land, more or less, out of 5.60 acres of Farm Tract 198, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Santana Rodriguez Ramos by virtue of Warranty Deed with Vendor Lien dated April 23, 2015, recorded in Document Number 2609131 Deed Records, Hidalgo County, Texas. Said 0.102 acres of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southeast corner of Farm Tract 197, Block 181, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Pages 34-37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,792.9125 and Y=16,598,546.8091. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 1,320.05 feet, along the east property line of Farm Tract 197 and Farm Tract 198 to a point;

THENCE, S 88° 47' 21" W, for a distance of 30.00 feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

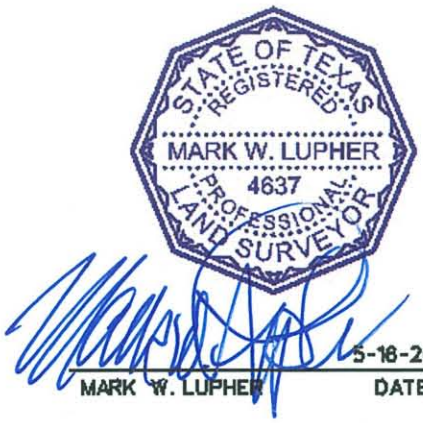
THENCE, S 88° 47' 21" W, for a distance of 24.00 feet, to a No. 4 rebar with plastic cap set for the southwest corner of said tract herein described;

THENCE, N 1° 12' 39" W, for a distance of 184.81 feet along the proposed Right of Way of Mile 6 West to a No. 4 rebar with plastic cap set for the northwest corner of said tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 24.00 feet to an existing rebar found for the northeast corner of said tract herein described;

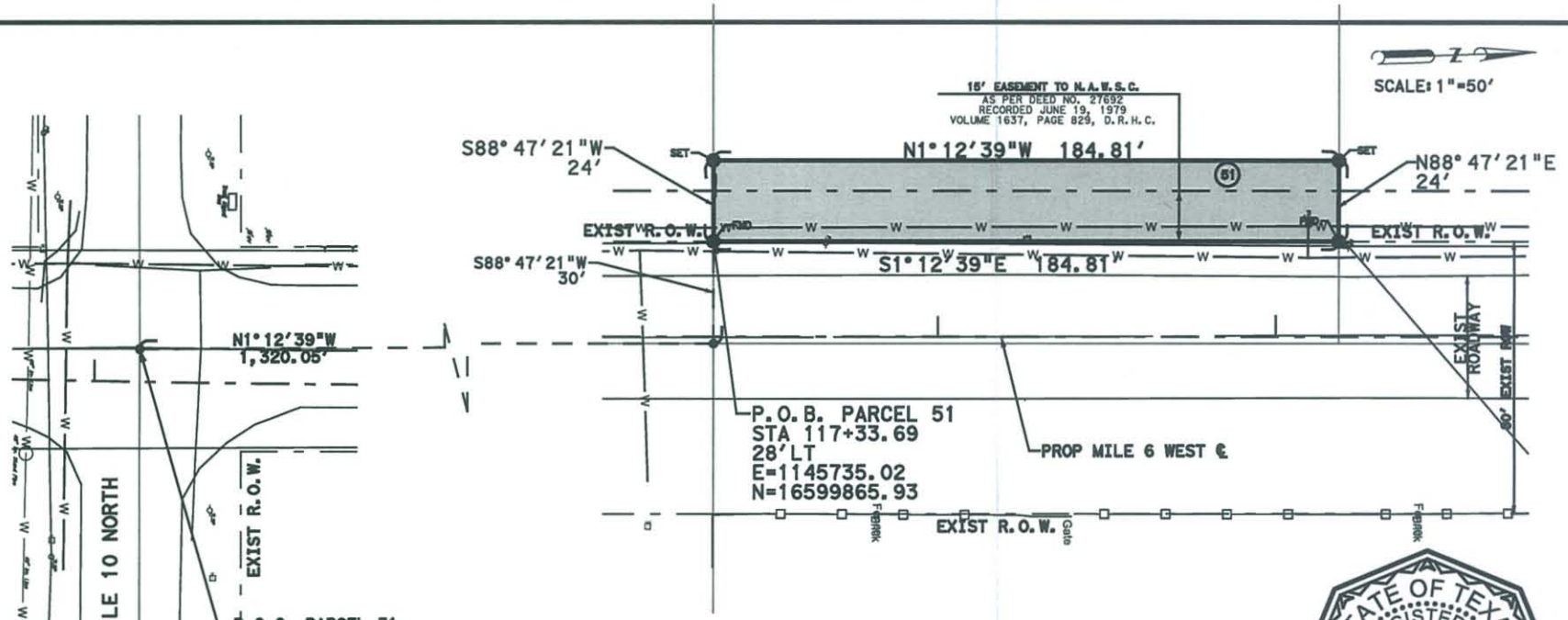
THENCE, S 1° 12' 39" E, for a distance of 184.81 feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 0.102 acres of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description



5-18-2016
MARK W. LUPHER DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



SURVEY PLAT
OF
PARCEL 51
BEING A 0.102 ACRE TRACT OF LAND
OUT OF A 5.60 ACRE TRACT OF LAND OUT OF FARM TRACT 198
WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS
RECORDED IN VOL. 2, PAGES 34-37 M.R.H.C.

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

5/16/2016
MARK W. LUPHER DATE

TOTAL SQUARE FEET: 5.60 AC
TO BE ACQUIRED: 0.102 AC
REMAINDER: 5.498 AC

OWNER: SANTANA RODRIGUEZ RAMOS
BY WARRANTY DEED WITH VENDOR LIEN
DATED APRIL 23, 2015 RECORDED
DOCUMENT NO. 2609131 D.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 2609131.

LEGEND

- LOT AND PROPERTY LINES
- EXIST. ROW LINES
- PARCEL BOUNDARY LINES
- EXIST. EASEMENTS INSIDE PARCEL
- EXIST. EASEMENT OUTSIDE PARCEL
- COMMON OWERSHIP LINES
- FENCE LINES
- WV — WATER VALVES AND METERS
- SIGNS
- IRRIGATION STAND PIPE
- IV — IRRIGATION VALVE
- MONUMENTS
- o — SET No. 4 REBAR WITH CAP
- P.O.B. — POINT OF BEGINNING
- P.O.C. — POINT OF COMMENCEMENT
- POWER POLES & GUY WIRE
- PARCEL NUMBER

©2016 Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
TEDSI TBPE F-1540
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1080
Fax: (832) 619-1018

MILE 6 WEST ROAD
PARCEL 51

DIST.	STATE	FEDERAL AID PROJECT NO.	SHEET NO.
6	TEXAS		MILE 6W
STATE DIST. NO.	COUNTY	CONTROL SEC	SECTION NO.	JOB NO.	SHEET NO.
PHR	HIDALGO	0921	02	358	

5/16/2016 8:23:17 PM
o:\pw-tedsi\dms35765\Parcel51.dgn

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 is filed for record in the public records: your Social Security Number or your Driver's License Number.

Texas Department of Transportation
Form ROW-N-30
(Rev. 02/16)

NOTE: THIS FORM IS INTENDED SOLELY FOR USE BY THE TEXAS DEPARTMENT OF TRANSPORTATION. USE OF THIS FORM BY PRIVATE PARTIES ATTEMPTING TO QUITCLAIM OR CONVEY PROPERTY MAY RESULT IN THE UNINTENDED CONVEYANCE OF THE GRANTOR'S INTEREST TO HIDALGO COUNTY, TEXAS.

Parcel 52, Mile 6 West Road

QUITCLAIM DEED

THE STATE OF TEXAS	§	**ROW CSJ:** 0921-02-356
	§	
COUNTY OF HIDALGO	§	**KNOW ALL MEN BY THESE PRESENTS:**

That, North Alamo Water Supply Corp. of the County of Hidalgo, State of Texas, hereinafter referred to as Grantors, whether one or more, for and in consideration of the sum of One and no/00 Dollars ($1.00) and other good and valuable consideration to Grantors in hand paid by Hidalgo County , acting by and through the Texas Department of Transportation and the Texas Transportation Commission, the receipt of which is hereby acknowledged, and for which no lien is retained, either expressed or implied, have Quitclaimed and do by these presents Bargain, Sell, Release and forever Quitclaim unto Hidalgo County, Texas all of Grantors' right, title, interest, claim and demand in and to that certain tract or parcel of land, including any improvements thereon, situated in the County of Hidalgo, State of Texas, more particularly described in Exhibit "A," attached hereto and incorporated herein for any and all purposes.

TO HAVE AND TO HOLD for said purposes together with all and singular the rights, privileges, and appurtenances thereto in any manner belonging unto the said Hidalgo County, Texas forever.

IN WITNESS WHEREOF, this instrument is executed on this the 1 day of July, 2019.

NORTH ALAMO WATER SUPPLY CORPORATION
CORPORATE SEAL

N30

Acknowledgement

State of Texas
County of Hidalgo

This instrument was acknowledged before me on _____

by _____.

_____
Notary Public's Signature

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1, 2019 by Steven P. Sanchez, General Manager of North Alamo Water Supply Corp, a private Not for Profit corporation, on behalf of said corporation.

Susan J Headley
Notary Public's Signature

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

Mary E. Henry

TO:

NORTH ALAMO WATER SUPPLY CORPORATION
{Re: 15' wide over the S 18 acs. FT 198}

INSTRUMENT: R.O.W. Easement
DATE: June 19, 1979
FILED: September 4, 1979
RECORDED: Volume 1637, Page 829
Deed Records, Hidalgo County, Texas
No. 27692

27692

3 of 4

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

RIGHT OF WAY EASEMENT

KNOW ALL MEN BY THESE PRESENTS: That Mary E. Henry hereinafter called Grantors, in consideration of One Dollar and other good and valuable consideration paid by NORTH ALAMO WATER SUPPLY CORPORATION, hereinafter called Grantee, the receipt and sufficiency of which is hereby acknowledged, do hereby grant, bargain, sell and convey to said Grantee, its successors and assigns, a perpetual easement with the right to erect, construct, install and lay and thereafter use, operate, inspect, repair, replace and remove, maintain, reconstruct and service a water line, water valves, hydrants, and other appurtenances to a waterworks system, including distributing lines and meters, over and across a tract of land owned by Grantors in Hidalgo County, Texas, described in deed recorded Volume 1487 page 577, Deed Records of Hidalgo County, Texas, said tract and easement being more particularly described as follows:

An easement 15 feet wide over and across the North 18 acres of Farm Tract 199, West and Adams Tract Subdivision, Hidalgo County, Texas, and being a strip 15 feet wide lying West of and adjacent to the West right-of-way line of Mile 6 West.

An easement 15 feet wide over and across the South 18 acres of Farm Tract 198, West and Adams Tract Subdivision, Hidalgo County, Texas, and being a strip 15 feet wide lying West of and adjacent to the West right-of-way line of Mile 6 West.

together with the right of ingress and egress over Grantors' adjacent lands for the purposes for which the above mentioned rights are granted.

The consideration recited herein shall constitute payment in full for all damages austained by Grantors by reason of the installation of the structures referred to herein and the Grantee will maintain such easement in a state of good repair and efficiency so that no unreasonable damages will result from its use to Grantor's premises. This agreement, together with other provisions of this grant, shall constitute a covenant running with the land for the benefit of Grantee, its successors and assigns. The Grantors covenant that they are the owners of the above described lands and that said lands are free and clear of all encumbrances and liens.

The easement conveyed herein was obtained or improved through Federal financial assistance. This easement is subject to the provisions of Title VI of the Civil Rights Act of 1964 and the regulations issued pursuant thereto for so long as the easement continues to be used for the same or similar purpose for which financial assistance was extended or for so long as the Grantee owns it, whichever is longer.

IN WITNESS WHEREOF, the said Grantors have executed this instrument the 19th day of June, 1979.

Mary E. Henry
Mary E. Henry

THE STATE OF TEXAS)
COUNTY OF HIDALGO)

Before me, the undersigned authority, on this day personally appeared Mary E. Henry, A.K.A. Esther M. Henry known to me to be the person(s) whose name(s) (is)(~~are~~) subscribed to the foregoing instrument and acknowledged to me that (she) (~~they~~) executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this the 19th day of June, 1979.

Notary Public in and for Hidalgo County, Texas

Commission Expires 3/13/80

27692

FILED FOR RECORD THIS DATE
At 11:18 o'clock A M.

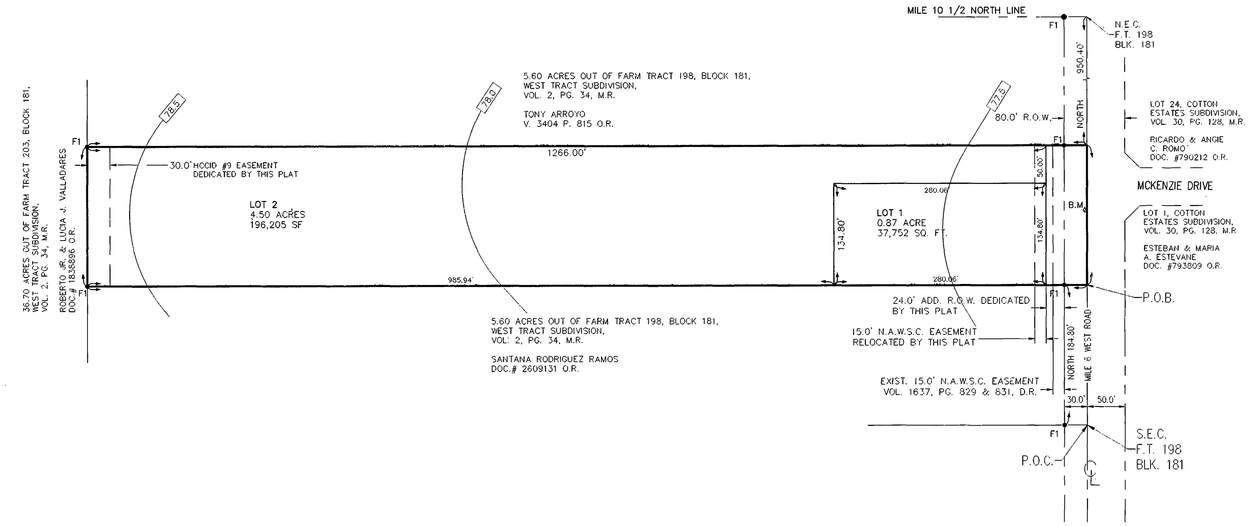
SEP 4 1979

SANTOS SALDANA
County Clerk, Hidalgo County, Texas
By _____ Deputy

NORTH ALAMO WATER SUPPLY CORP.
RT. 1, BOX 150
EDINBURG, TEXAS 78539

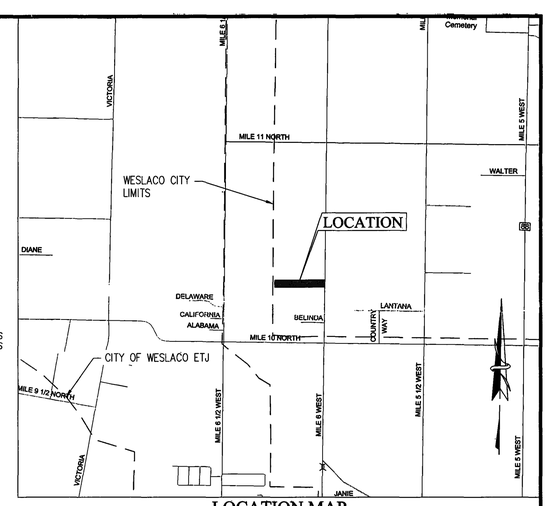
L & D RODRIGUEZ SUBDIVISION PLAT

BEING THE NORTH 5.60 ACRES OF THE SOUTH 11.20 ACRES OF FARM TRACT 198, BLOCK 181, WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS, AS PER MAP RECORDED IN VOLUME 2, PAGES 34 THRU 37 OF THE MAP RECORDS OF HIDALGO COUNTY, TEXAS



SCALE: 1"=100'

BASIS OF BEARING IS THE EAST LINE OF FARM TRACT 198 BLK. 181 WEST TRACT SUB. V. 2 P. 34-37 M.R. HIDALGO COUNTY TEXAS.



LOCATION MAP
SCALE: 1"=2000'

LEGEND

F1 – FOUND 1/2" DIAMETER IRON ROD
F3 – FOUND 3/4" DIAMETER IRON ROD
R.O.W. – RIGHT-OF-WAY
E.O.A. – EDGE OF ASPHALT
CONC. – CONCRETE
CVRD. – COVERED
M.R. – MAP RECORDS
D.R. – DEED RECORDS
O.R. – OFFICIAL RECORDS
S.E.C. – SOUTHEAST CORNER
SEC. – SECTION
W/M – WATER METER
"F.H." – FRAME HOUSE PART ON CONC. BLKS. AND PART ON CONC. SLAB
B.M.Ø – BENCHMARK

NOTE: UNLESS NOTED, 1/2" DIA. IRON RODS SET AT ALL LOT CORNERS.

GENERAL SUBDIVISION PLAT NOTES

1. FLOOD ZONE DESIGNATION: ZONE "X"
   ZONE "X" AREAS DETERMINED TO BE AREAS OF 500-YEAR FLOOD, AREAS OF 100-YEAR FLOOD WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT OR DRAINAGE AREAS LESS THAN 1 SQUARE MILE, AND AREAS PROTECTED BY LEVEES FROM 100-YEAR FLOOD. COMMUNITY PANEL No. 480334 0450 C, REVISED JUNE 6, 2000, REVISED MAY 30, 2002 BY LOMR.
2. MINIMUM BUILDING SETBACK LINES SHALL BE AS FOLLOWS:
   FRONT: 50.00 FEET
   REAR: 25.00 FEET
   SIDE: 6.00 FEET
3. NO MORE THAN ONE-SINGLE FAMILY DETACHED DWELLING SHALL BE LOCATED ON LOT 2. THIS MUST BE STIPULATED ON ALL DEEDS AND CONTRACTS FOR DEEDS. APPLICATIONS FOR CONSTRUCTION ARE REQUIRED PRIOR TO OCCUPYING THE LOT. NO COMMERCIAL USE SHALL BE ALLOWED ON LOT 2. (IF PROPERTY ANNEXED, IT SHALL ABIDE BY CITY ZONING ORDINANCE)
4. LOT 1 SHALL BE FOR COMMERCIAL USE ONLY. THERE SHALL BE NO OTHER USE OTHER THAN COMMERCIAL. LOT 1 IS FOR NONRESIDENTIAL USE. THIS MUST BE STIPULATED ON ALL DEEDS AND CONTRACT FOR DEEDS. A BUFFER FENCE IS REQUIRED TO BE INSTALLED BY DEVELOPER ALONG ALL ABUTTING RESIDENTIAL LOTS TO DENY ACCESS ONTO LOT. APPLICATIONS FOR CONSTRUCTION APPROVED BY THE PLANNING DEPARTMENT, HEALTH DEPARTMENT AND FIRE MARSHALL ARE REQUIRED PRIOR TO OCCUPYING THE LOT. (IF PROPERTY ANNEXED, IT SHALL ABIDE BY CITY ZONING ORDINANCE)
5. MINIMUM FINISHED FLOOR ELEVATION SHALL BE 18" ABOVE THE CENTER LINE OF STREET OR 18" ABOVE NATURAL GROUND, WHICHEVER IS GREATER.

   ELEVATION CERTIFICATE MAY BE REQUIRED FOR LOTS LOCATED OUTSIDE A DESIGNATED FLOOD ZONE AT THE TIME OF APPLICATION FOR CONSTRUCTION TO VERIFY PRE AND POST CONSTRUCTION FINISHED FLOOR ELEVATIONS. AN ELEVATION CERTIFICATE SHALL BE REQUIRED FOR ALL LOTS WITHIN A DESIGNATED FLOOD ZONE AT THE TIME FOR A DEVELOPMENT PERMIT APPLICATION.
6. A 5 FT. SIDEWALK IS REQUIRED ALONG EXTERIOR PERIMETER PRIOR TO RECORDING THE PLAT AS PER CITY OF WESLACO.
7. THE FOLLOWING BENCHMARK IS IDENTIFIED ON THE FACE OF THE PLAT AND ON THE ATTACHED ENGINEERING PLANS.
   B.M. – BENCH MARK(SET P-K NAIL ON ASPHALT APPROXIMATELY 99 FEET NORTH OF THE S.E.C. OF THIS PROPERTY. ELEVATION=78.04) N.A.V.D. 88
8. LANDSCAPE PLAN SHALL BE PREPARED IN ACCORDANCE WITH THE CITY OF WESLACO LANDSCAPE ORDINANCE. PLAN SHALL BE APPROVED PRIOR TO CONSTRUCTION.
9. A STORMWATER POLLUTION PREVENTION PLAN SHALL BE REQUIRED PRIOR TO CONSTRUCTION AND MUST COMPLY WITH TPDES & SWQP.
10. STREET LIGHTING TO BE INSTALLED PRIOR TO RECORDING THE PLAT AS PER CITY OF WESLACO.
11. NO STRUCTURE SHALL BE PERMITTED OVER ANY EASEMENT. EASEMENTS SHALL BE KEPT CLEAR OF BUILDINGS, SHEDS, SHRUBS, TREES, AND OTHER PLANTINGS (EXCEPT LOW, LESS THAN 18 INCHES MATURE HEIGHT, GROUND COVER, GRASS, OR FLOWERS) AND OTHER OBSTRUCTIONS THAT WOULD INTERFERE WITH THE OPERATIONS AND MAINTENANCE OF THE EASEMENT.
12. ALL PUBLIC UTILITIES EASEMENTS DEDICATED BY THIS PLAT SHALL BE A MINIMUM WIDTH OF 15.00 FEET AS PER THE HIDALGO COUNTY MODEL SUBDIVISION RULES. BY SIGNING THIS PLAT, DEVELOPER AND ENGINEER CERTIFY THAT ALL OTHER EASEMENTS SHOWN COMPLY WITH THE SIZE REQUIRED BY EACH UTILITY PROVIDER OCCUPYING AN EASEMENT.
13. IN ACCORDANCE WITH THE HIDALGO COUNTY DRAINAGE DISTRICT NO.1 AND THE CITY OF WESLACO REQUIREMENTS, THIS DEVELOPMENT WILL BE REQUIRED TO DETAIN A TOTAL OF 7,580 CUBIC FEET OF STORM WATER RUNOFF. LOT 1 WILL REQUIRE 2,304 CUBIC FEET, AND LOT 2 WILL REQUIRE 5,276 CUBIC FEET.
14. EACH PURCHASE CONTRACT MADE BETWEEN A SUBDIVIDER AND PURCHASER OF A LOT IN THIS SUBDIVISION SHALL CONTAIN A STATEMENT DESCRIBING HOW AND WHEN WATER, SEWER, ELECTRICITY, AND GAS SERVICES WILL BE MADE AVAILABLE TO THE SUBDIVISION.
15. AN OFF-STREET PARKING LOT SITE PLAN & DRAINAGE PLAN APPROVED BY THE HIDALGO COUNTY PLANNING DEPARTMENT AND THE OFFICE OF ENVIRONMENTAL COMPLIANCE SHALL BE REQUIRED FOR COMMERCIAL USE AT THE TIME OF APPLICATION FOR CONSTRUCTION PRIOR TO THE ISSUANCE OF A BUILDING AND/OR DEVELOPMENT PERMIT. NO WATER OR LIGHT CLEARANCES SHALL BE ISSUED UNTIL THE SITE PLAN, DRAINAGE PLAN AND OSSF PLAN ARE APPROVED AND PROPOSED IMPROVEMENTS ARE CONSTRUCTED IN ACCORDANCE WITH COUNTY AND STATE STANDARDS.
16. THIS SUBDIVISION SHALL USE ON-SITE SEWAGE FACILITIES IN ACCORDANCE WITH TCEQ AND HIDALGO COUNTY REGULATIONS FOR SEWAGE DISPOSAL. THE SUBDIVIDER IS RESPONSIBLE FOR PROVIDING AN OSSF ON ALL LOTS.

    A. OSSF SYSTEM IS BEING DESIGNED FOR DISPOSAL OF DOMESTIC SEWERAGE ONLY. A SEPARATE DESIGN SHALL BE SUBMITTED FOR COMMERCIAL USE.

    B. EACH LOT ON THIS PLAT COMPLIES WITH THE MINIMUM 21,780 SQUARE FEET LOT AREA WITH POTABLE WATER SUPPLY.

    C. OSSF SYSTEM SHALL REQUIRE INSPECTION AND APPROVAL BY HIDALGO COUNTY AUTHORIZED DEPARTMENT.

    D. SOIL ANALYSIS HAVE BEEN SUBMITTED TO THE AUTHORIZED HIDALGO COUNTY DEPARTMENT AND EXCERPTS MAY BE ALSO SEEN ON THE UTILITY LAYOUT FOR THIS SUBDIVISION AS SUBMITTED TO THE HIDALGO COUNTY PLANNING DEPARTMENT. THE ENGINEER HAS DETERMINED THAT THE SOIL IS SUITABLE FOR A STANDARD SEPTIC TANK AND ABSORPTIVE DRAINFIELD SYSTEM.

    E. APPROVED OSSF PERMIT APPLICATION IS REQUIRED INCLUDING INDIVIDUAL LOT PLANNING MATERIALS PRIOR TO OCCUPYING A LOT.
17. THERE ARE NO WATER WELLS WITHIN 150 FEET FROM THE BOUNDARIES ON THIS SUBDIVISION.
18. LORENZO & DIANA RODRIGUEZ, THE OWNERS AND SUBDIVIDERS OF L & D RODRIGUEZ SUBDIVISION RETAIN A BLANKET EASEMENT UPON EACH LOT FOR THE PURPOSE OF INSTALLING AN APPROVED OSSF ON THE LOT AS DESCRIBED ON SHEET NO. 2 OF THIS PLAT.
19. ALL LOTS SHALL HAVE A POST DEVELOPMENT FINISHED GRADE FROM THE CENTER OF THE LOT TO THE CURB AND/OR ROADSIDE DITCH AT A 0.5% SLOPE TO ACCOMPLISH POSITIVE DRAINAGE. THIS IS IN ACCORDANCE WITH HIDALGO COUNTY SUBDIVISION RULES APPENDIX 3.1.4.
20. THE DEVELOPER SHALL BE RESPONSIBLE TO DETAIN AND ACCOMMODATE MORE THAN THE DETAINED VOLUME SHOWN ABOVE IF IT DETERMINES AT THE DEVELOPMENT PERMIT STAGE THAT THE DETENTION REQUIREMENTS ARE GREATER THAN STATED ABOVE DUE TO THE IMPERVIOUS AREA BEING GREATER THAN PLAT ENGINEER CONSIDERED FOR HIS CALCULATIONS OF THIS SUBDIVISION.
21. LORENZO & DIANA RODRIGUEZ, DEVELOPERS OF L & D RODRIGUEZ SUBDIVISION, EXCLUDE NORTH ALAMO WATER SUPPLY (NAWSC) OF ANY FUTURE REPAIR TO FUTURE DRIVEWAYS ON LOT 2 WITHIN THE RIGHT-OF-WAY AND THE FIFTEEN (15) FEET NAWSC EASEMENT.
22. EXISTING MARQUEE SIGN, PARKING LOT SECTION, AND LANDSCAPING ON DEDICATED RIGHT-OF-WAY SHALL BE REMOVED BY OWNER/DEVELOPER PRIOR TO THE PROPOSED WIDENING OF MILE 6 WEST RD. BY HIDALGO COUNTY.

STATE OF TEXAS
COUNTY OF HIDALGO

OWNERS DEDICATION, CERTIFICATION, AND ATTESTATION

WE, LORENZO & DIANA RODRIGUEZ AS OWNER(S) OF THE 5.60 ACRE TRACT OF LAND ENCOMPASSED WITHIN THE PROPOSED L & D RODRIGUEZ SUBDIVISION, HEREBY SUBDIVIDE THE LAND AS DEPICTED IN THIS SUBDIVISION PLAT AND DEDICATE TO PUBLIC USE THE STREET, PARK, AND EASEMENTS SHOWN HEREIN.

WE CERTIFY THAT WE HAVE COMPLIED WITH THE REQUIREMENTS OF TEXAS LOCAL GOVERNMENT CODE §232.032 AND THAT

(A) THE WATER QUALITY CONNECTIONS TO THE LOT(S) MEET OR WILL MEET MINIMUM STATE STANDARDS.

(B) SANITARY SEWER CONNECTIONS TO THE LOT(S) OR SEPTIC TANKS MEET OR WILL MEET MINIMUM STATE STANDARDS.

(C) ELECTRICAL CONNECTIONS PROVIDED TO THE LOT(S) MEET OR WILL MEET MINIMUM STATE STANDARDS.

(D) GAS CONNECTIONS, IF AVAILABLE, PROVIDED TO THE LOT(S) MEET OR WILL MEET MINIMUM STATE STANDARDS.

WE ATTEST THAT THE MATTERS ASSERTED IN THIS PLAT ARE TRUE AND COMPLETE.

5-18-16
BY: LORENZO RODRIGUEZ DATE
4525 N. WESTGATE DR.
WESLACO, TX 78599
(956) 969-1400

5-18-16
BY: DIANA RODRIGUEZ DATE
4525 N. WESTGATE DR.
WESLACO, TX 78599
(956) 969-1400

STATE OF TEXAS
COUNTY OF HIDALGO

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED LORENZO & DIANA RODRIGUEZ KNOWN TO ME TO BE THE PERSONS WHOSE NAMES ARE SUBSCRIBED TO THE FOREGOING INSTRUMENT AND ACKNOWLEDGED TO ME THAT THEY EXECUTED THE SAME FOR THE PURPOSES AND CONSIDERATIONS THEREIN STATED.

GIVEN UNDER MY HAND AND SEAL OF OFFICE THIS 18th DAY OF May 2016

NOTARY PUBLIC

MY COMMISSION EXPIRES 3/03/2020

ELLIS JEAN PENA
Notary Public, State of Texas
Comm. Expires 03-03-2020
Notary ID 130644127

HIDALGO COUNTY
CERTIFICATE OF PLAT APPROVAL

I, THE UNDERSIGNED, CERTIFY THAT THIS PLAT OF L & D RODRIGUEZ SUBDIVISION WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY ENVIRONMENTAL HEALTH DEPARTMENT ON June 3, 2016

6/27/16
ENVIRONMENTAL HEALTH DIVISION MANAGER DATE

HIDALGO COUNTY
CERTIFICATE OF PLAT APPROVAL
UNDER LOCAL GOVERNMENT CODE § 232.028(a)

WE, THE UNDERSIGNED, CERTIFY THAT THIS PLAT OF L & D RODRIGUEZ SUBDIVISION WAS REVIEWED AND APPROVED BY THE HIDALGO COUNTY COMMISSIONERS COURT ON July 6, 2016

7/6/16
HIDALGO COUNTY JUDGE DATE

7-12-16
HIDALGO COUNTY CLERK DATE

7/6/16 mdr

STATE OF TEXAS
COUNTY OF HIDALGO

CITY OF WESLACO MAYORS CERTIFICATION

I, THE UNDERSIGNED, MAYOR OF THE CITY OF WESLACO, HEREBY CERTIFY THAT THIS SUBDIVISION PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION REGULATIONS OF THIS CITY WHEREIN MY APPROVAL IS REQUIRED.

MAYOR, CITY OF WESLACO

STATE OF TEXAS

COUNTY OF HIDALGO

CERTIFICATION BY THE CHAIRMAN OF THE COMMISSION

I, THE UNDERSIGNED, CHAIRMAN OF THE PLANNING AND ZONING COMMISSION OF THE CITY OF WESLACO, HEREBY CERTIFY THAT THIS SUBDIVISION PLAT CONFORMS TO ALL REQUIREMENTS OF THE SUBDIVISION REGULATIONS OF THIS CITY WHEREIN MY APPROVAL IS REQUIRED.

CHAIRMAN, PLANNING AND ZONING COMMISSION

APPROVED BY DRAINAGE DISTRICT:

HIDALGO COUNTY DRAINAGE DISTRICT NO. 1 HEREBY CERTIFIES THAT THE DRAINAGE PLANS FOR THIS SUBDIVISION COMPLY WITH THE MINIMUM STANDARDS OF THE DISTRICT ADOPTED UNDER TEXAS WATER CODE 49.211(C). THE DISTRICT HAS NOT REVIEWED AND DOES NOT CERTIFY THAT THE DRAINAGE STRUCTURES DESCRIBED ARE APPROPRIATE FOR THE SPECIFIC SUBDIVISION BASED ON GENERALLY ACCEPTED ENGINEERING CRITERIA. IT IS THE RESPONSIBILITY OF THE DEVELOPER AND HIS ENGINEER TO MAKE THEIR DETERMINATIONS.

HIDALGO COUNTY DRAINAGE DISTRICT NO. 1

6/6/16
RAUL E. SESIN, P.E., C.F.M. DATE
GENERAL MANAGER

THIS PLAT IS APPROVED BY HIDALGO AND CAMERON COUNTIES IRRIGATION DISTRICT No.9

DATED THIS 19th DAY OF May 2016

1. NO IMPROVEMENTS OF ANY KIND SHALL BE PLACED UPON HCCID #9 RIGHT-OF-WAY OR EASEMENT WITHOUT THE EXPRESSED WRITTEN PERMISSION OF HCCID #9.
2. IT IS UNDERSTOOD THAT THE RATE OF FLOW OF DRAIN WATER WILL BE NO GREATER THAN THE RATE OF FLOW OF DRAIN WATER WHEN THE LAND WAS IN AGRICULTURAL USE.
3. HIDALGO AND CAMERON COUNTY IRRIGATION DISTRICT No.9 WILL NOT BE RESPONSIBLE FOR DRAINAGE OR DELIVERY OF WATER TO ANY LOT IN THIS SUBDIVISION. IF DESIRED, THIS WILL NOT BE AT THE DISTRICTS EXPENSE. ALSO THERE WILL NOT BE ANY PERMANENT STRUCTURES ON DISTRICT RIGHT-OF-WAYS AND/OR EASEMENTS.

GENERAL MANAGER
HIDALGO & CAMERON COUNTIES IRRIGATION DISTRICT No. 9

STATE OF TEXAS
COUNTY OF HIDALGO

I, THE UNDERSIGNED, CRAIG A. GONZALEZ, A REGISTERED PROFESSIONAL ENGINEER IN THE STATE OF TEXAS, HEREBY CERTIFY THAT PROPER ENGINEERING CONSIDERATION HAS BEEN GIVEN TO THIS PLAT.

STATE OF TEXAS
CRAIG A. GONZALEZ
99268
LICENSED PROFESSIONAL ENGINEER

04/27/2016
CRAIG A. GONZALEZ, DATE
LICENSED PROFESSIONAL ENGINEER No. 99268
FIRM NO. F-13094

L & D RODRIGUEZ SUBDIVISION IS LOCATED WITHIN HIDALGO COUNTY PRECINCT No.1 IN THE EASTERN PART OF HIDALGO COUNTY AT A DISTANCE APPROXIMATELY 1,490 FEET NORTH OF THE INTERSECTION OF MILE 6 WEST ROAD AND MILE 10 NORTH ROAD. THE NEAREST MUNICIPALITY IS THE CITY OF WESLACO WITH A POPULATION OF 35,670 ACCORDING TO THE 2010 U.S. CENSUS. THE SUBDIVISION IS ADJACENT TO THE CITY OF WESLACO CITY LIMITS AND LOCATED WITHIN THE CITY OF WESLACO ETJ.

METES AND BOUNDS DESCRIPTION:

THE NORTH 5.60 ACRES OF THE SOUTH 11.20 ACRES OF FARM TRACT 198, BLOCK 181, WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS, AS PER MAP THEREOF RECORDED IN VOLUME 2 PAGES 34 THRU 37 OF THE MAP RECORDS OF SAID COUNTY, SAID 5.60 ACRES OF BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT, THENCE WITH THE EAST LINE OF SAID LOT, THE CENTERLINE OF MILE 6 WEST ROAD, NORTH 184.80 FEET TO THE SOUTHEAST CORNER HEREOF AND PLACE OF BEGINNING;

THENCE WITH THE NORTH LINE OF SANTANA RODRIGUEZ' TRACT AS DESCRIBED IN DOCUMENT NUMBER 2609131 OF THE OFFICIAL RECORDS OF SAID COUNTY, WEST, AT 30.00 FEET FOUND A ONE-HALF (1/2) INCH DIAMETER IRON ROD AT THE EXISTING WEST RIGHT OF WAY OF SAID MILE 6 WEST ROAD, AT 1320.00 FEET IN ALL TO A ONE-HALF (1/2) INCH DIAMETER IRON ROD FOUND FOR THE SOUTHWEST CORNER HEREOF;

THENCE WITH THE WEST LINE OF SAID LOT, NORTH 184.80 FEET TO A ONE-HALF (1/2) INCH DIAMETER IRON ROD FOUND FOR THE NORTHWEST CORNER HEREOF;

THENCE WITH THE SOUTH LINE OF TONY ARROYO'S TRACT AS DESCRIBED IN VOLUME 3404 PAGE 815 OF THE OFFICIAL RECORDS OF SAID COUNTY, EAST, AT 1290.00 FEET FOUND A ONE-HALF (1/2) INCH DIAMETER IRON ROD AT THE WEST RIGHT OF WAY OF SAID ROAD, AT 1320.00 FEET IN ALL TO THE NORTHEAST CORNER HEREOF;

THENCE WITH THE EAST LINE OF SAID LOT, THE CENTERLINE OF SAID ROAD, SOUTH 184.80 FEET TO THE PLACE OF BEGINNING, CONTAINING FIVE AND SIXTY HUNDREDTHS (5.60) ACRES, MORE OR LESS.

STATE OF TEXAS
COUNTY OF HIDALGO

I, THE UNDERSIGNED, PABLO PENA III, A REGISTERED PROFESSIONAL LAND SURVEYOR IN THE STATE OF TEXAS, HEREBY CERTIFY THAT THIS PLAT REPRESENTS THE FACTS FOUND ON THE GROUND AT THE TIME OF SURVEY.

5-17-16
PABLO PENA III DATE
R.P.L.S. No. 5242
FIRM No. 10087200

STATE OF TEXAS
PABLO PENA III
5242
REGISTERED
PROFESSIONAL
LAND SURVEYOR

RIGHT OF WAY EASEMENT: KNOW ALL MEN BY THESE PRESENTS, THAT THE UNDERSIGNED, OWNERS OF THE PROPERTY SHOWN ON THIS PLAT, THEIR SUCCESSORS, ASSIGNS, AND TRANSFEREES (HEREINAFTER CALLED "GRANTOR" WHETHER ONE OR MORE PERSONS ARE NAMED,) IN CONSIDERATION OF ONE DOLLAR ($1.00) AND OTHER GOOD AND VALUABLE CONSIDERATION PAID BY NORTH ALAMO WATER SUPPLY CORPORATION, (HEREINAFTER CALLED "GRANTEE"), THE RECEIPT AND SUFFICIENCY OF WHICH IS HEREBY ACKNOWLEDGED, DOES HEREBY GRANT, BARGAIN, SELL, TRANSFER, AND CONVEY TO SAID GRANTEE, ITS SUCCESSORS, AND ASSIGNS, AN EXCLUSIVE PERPETUAL EASEMENT WITH THE RIGHT TO ERECT, CONSTRUCT, INSTALL AND THEREAFTER USE, OPERATE, INSPECT, REPAIR, MAINTAIN, REPLACE, AND REMOVE WATER DISTRIBUTION LINES AND APPURTENANCES OVER AND ACROSS THE LANDS SHOWN ON THIS PLAT, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS OVER GRANTOR'S ADJACENT LANDS OF THE PURPOSE FOR WHICH THE ABOVE MENTIONED RIGHTS ARE GRANTED. THE EASEMENT HEREBY GRANTED SHALL NOT EXCEED 15' IN WIDTH, AND GRANTEE IS HEREBY AUTHORIZED TO DESIGNATE THE COURSE OF THE EASEMENT HEREIN CONVEYED EXCEPT THAT WHEN THE PIPELINE(S) IS INSTALLED, THE EASEMENT HEREIN GRANTED SHALL BE LIMITED TO A STRIP OF LAND 15' IN WIDTH, THE CENTER LINE THEREOF BEING THE PIPELINE INSTALLED. IN THE EVENT THE EASEMENT HEREBY GRANTED ABUTS ON A PUBLIC ROAD AND THE CITY, COUNTY OR STATE HEREAFTER WIDENS OR RELOCATES THE PUBLIC ROAD SO AS TO REQUIRE THE RELOCATION OF THIS WATER LINE AS INSTALLED, GRANTOR FURTHER GRANTS TO GRANTEE AN ADDITIONAL EASEMENT OVER AND ACROSS THE LAND SHOWN ON THIS PLAT FOR THE PURPOSE OF LATERALLY RELOCATING SAID WATER LINE AS MAY BE NECESSARY TO CLEAR THE ROAD IMPROVEMENTS, WHICH EASEMENT HEREBY GRANTED SHALL BE LIMITED TO A STRIP OF LAND 15' IN WIDTH, THE CENTER LINE THEREOF BEING THE PIPELINE AS RELOCATED. THE CONSIDERATION RECITED HEREIN SHALL CONSTITUTE PAYMENT IN FULL FOR ALL DAMAGES SUSTAINED BY GRANTOR BY REASON OF THE INSTALLATION, MAINTENANCE, REPAIR, REPLACEMENT AND RELOCATION OF THE STRUCTURES REFERRED TO HEREIN. THIS AGREEMENT TOGETHER WITH OTHER PROVISIONS OF THIS GRANT, SHALL CONSTITUTE AN EASEMENT FOR THE BENEFIT OF THE GRANTEE, ITS SUCCESSORS, AND ASSIGNS. THE GRANTOR COVENANTS THAT IT IS THE OWNER OF THE ABOVE-DESCRIBED LANDS AND THAT SAID LANDS ARE FREE AND CLEAR OF ALL ENCUMBRANCES AND LIENS EXCEPT THE FOLLOWING: THE EASEMENT CONVEYED HEREIN WAS OBTAINED OR IMPROVED THROUGH FEDERAL FINANCIAL ASSISTANCE. THIS EASEMENT IS SUBJECT TO THE PROVISIONS OF TITLE VI OF THE CIVIL RIGHTS ACT OF 1964 AND THE REGULATIONS ISSUED PURSUANT THERETO FOR SO LONG AS THE EASEMENT CONTINUES TO BE USED FOR THE SAME OR SIMILAR PURPOSE FOR WHICH FINANCIAL ASSISTANCE WAS EXTENDED OR FOR SO LONG AS THE GRANTEE OWNS IT, WHICHEVER IS LONGER.

IN WITNESS WHEREOF THE SAID GRANTOR EXECUTED THIS INSTRUMENT THIS 18 DAY OF May OF 2016

LORENZO RODRIGUEZ
4525 N. WESTGATE DR.
WESLACO, TX 78599

DIANA RODRIGUEZ
4525 N. WESTGATE DR.
WESLACO, TX 78599

FILED FOR RECORD IN HIDALGO COUNTY
ARTURO GUAJARDO, JR.
HIDALGO COUNTY CLERK

ON 7-12-16 AT 3:20 A.M./P.M.
INSTRUMENT NUMBER 2728499 .
OF THE MAP RECORDS OF HIDALGO COUNTY, TEXAS
BY: Mary Jo Cantu DEPUTY CLERK

INDEX TO SHEETS OF L & D RODRIGUEZ SUBDIVISION PLAT

1	HEADING; INDEX; LOCATION MAP AND ETJ; PRINCIPAL CONTACTS; PLAT WITH LOTS, STREETS, AND EASEMENT DESIGNATIONS; LEGAL DESCRIPTION (METES AND BOUNDS); PLAT NOTES AND RESTRICTIONS; OWNERS DEDICATION, CERTIFICATION & ATTESTATION; ENGINEER'S & SURVEYOR'S CERTIFICATION; HIDALGO COUNTY CERTIFICATION OF PLAT APPROVAL; CITY OF WESLACO MAYOR'S CERTIFICATION OF PLAT APPROVAL; CITY OF WESLACO PLANNING AND ZONING COMMISSION CERTIFICATION OF PLAT APPROVAL; DESCRIPTION OF LOCATION OF SUBDIVISION WITH RESPECT TO THE ETJ OF A MUNICIPALITY AND DESIGNATION OF THE PRECINCT THE PROJECT IS SITUATED; COUNTY CLERK'S RECORDING CERTIFICATION; HIDALGO AND CAMERON COUNTIES IRRIGATION DISTRICT No. 9 APPROVAL; HIDALGO COUNTY DRAINAGE DISTRICT No.1 APPROVAL; HIDALGO COUNTY HEALTH DEPARTMENT CERTIFICATION.
2	WATER DISTRIBUTION AND SANITARY SEWER MAP, ENGINEERING REPORT INCLUDING DESCRIPTION OF WATER AND WASTEWATER AND ENGINEERING CERTIFICATION. DRAINAGE REPORT INCLUDING DESCRIPTION OF DRAINAGE AND ENGINEERING CERTIFICATION;SUBDIVIDER CERTIFICATE AND STATEMENT; MAP OF UTILITIES, BUILDING SITE PLAN, TOPOGRAPHY AND DRAINAGE; REVISION NOTES.

URBAN INFRASTRUCTURE GROUP, INC.
407 N. SALINAS BLVD.
PO BOX 729
DONNA, TEXAS 78537
(956) 464-4710
TBPE FIRM NO. F-13094 WWW.UIGTEXAS.COM

PRINCIPAL CONTACTS		ADDRESS	PHONE
OWNER:	LORENZO & DIANA RODRIGUEZ	4525 N. WESTGATE DR., WESLACO, TX 78599	(956) 969-1400
ENGINEER: URBAN INFRASTRUCTURE GROUP, INC.	CRAIG A. GONZALEZ	407 N. SALINAS BLVD., DONNA, TEXAS 78537	(956) 464-4710
SURVEYOR: PENA ENGINEERING & SURVEYING, INC.	PABLO PENA III	1001 WHITEWING AVE., MCALLEN, TX 78501	(956) 682-8812

No.	REVISION	DATE	APPROVED
1	REVISED PER HIDALGO COUNTY COMMENTS	09-04-15	CAG
2	REVISED PER R.O.W. DEPT. COMMENTS	03-10-16	CAG
3	REVISED PER HCCID #9	04-27-16	CAG

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 is filed for record in the public records: your Social Security Number or your Driver's License Number.

Texas Department of Transportation
Form ROW-N-30
(Rev. 02/16)

NOTE: THIS FORM IS INTENDED SOLELY FOR USE BY THE TEXAS DEPARTMENT OF TRANSPORTATION. USE OF THIS FORM BY PRIVATE PARTIES ATTEMPTING TO QUITCLAIM OR CONVEY PROPERTY MAY RESULT IN THE UNINTENDED CONVEYANCE OF THE GRANTOR'S INTEREST TO HIDALGO COUNTY, TEXAS.

Parcel 53, Mile 6 West Road

QUITCLAIM DEED

THE STATE OF TEXAS	§	**ROW CSJ:** 0921-02-356
	§	
COUNTY OF HIDALGO	§	**KNOW ALL MEN BY THESE PRESENTS:**

That, North Alamo Water Supply Corp. of the County of Hidalgo, State of Texas, hereinafter referred to as Grantors, whether one or more, for and in consideration of the sum of One and no/00 Dollars ($1.00) and other good and valuable consideration to Grantors in hand paid by Hidalgo County , acting by and through the Texas Department of Transportation and the Texas Transportation Commission, the receipt of which is hereby acknowledged, and for which no lien is retained, either expressed or implied, have Quitclaimed and do by these presents Bargain, Sell, Release and forever Quitclaim unto Hidalgo County, Texas all of Grantors' right, title, interest, claim and demand in and to that certain tract or parcel of land, including any improvements thereon, situated in the County of Hidalgo, State of Texas, more particularly described in Exhibit "A," attached hereto and incorporated herein for any and all purposes.

TO HAVE AND TO HOLD for said purposes together with all and singular the rights, privileges, and appurtenances thereto in any manner belonging unto the said Hidalgo County, Texas forever.

IN WITNESS WHEREOF, this instrument is executed on this the 1 day of July, 2019.

NORTH ALAMO WATER SUPPLY CORPORATION
CORPORATE SEAL

N30

Acknowledgement

State of Texas
County of Hidalgo

This instrument was acknowledged before me on _____

by _____.

_____
Notary Public's Signature

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1, 2019 by Steven P. Sanchez, General Manager of North Alamo Water Supply Corp, a private not for profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-25-2021

Susan J Headley
Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: TONY ARROYO

FIELD NOTES FOR PARCEL – 53

Being a 0.102 Acre of land, more or less, out of 5.60 acres of Farm Tract 198, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Tony Arroyo, by virtue of Warranty Deed with Vendor Lien dated January 18, 1993, recorded in Volume 3404, Page 815 Deed Records, Hidalgo County, Texas. Said 0.102 acres of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southeast corner of Farm Tract 197, Block 181, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Pages 34-37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,792.9125 and Y=16,598,546.8091. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 1,689.67 feet, along the east property line of Farm Tract 197 and Farm Tract 198 to a point;

THENCE, S 88° 47' 21" W, for a distance of 30.00 feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

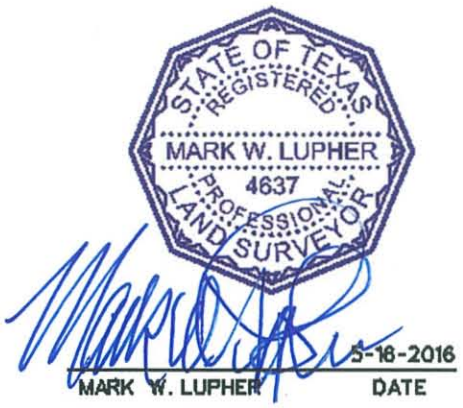
THENCE, S 88° 47' 21" W, for a distance of 24.00 feet, to a No. 4 rebar with plastic cap set for the southwest corner of said tract herein described;

THENCE, N 1° 12' 39" W, for a distance of 184.81 feet along the proposed Right of Way of Mile 6 West to a No. 4 rebar with plastic cap set for the northwest corner of said tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 24.00 feet to an existing rebar found for the northeast corner of said tract herein described;

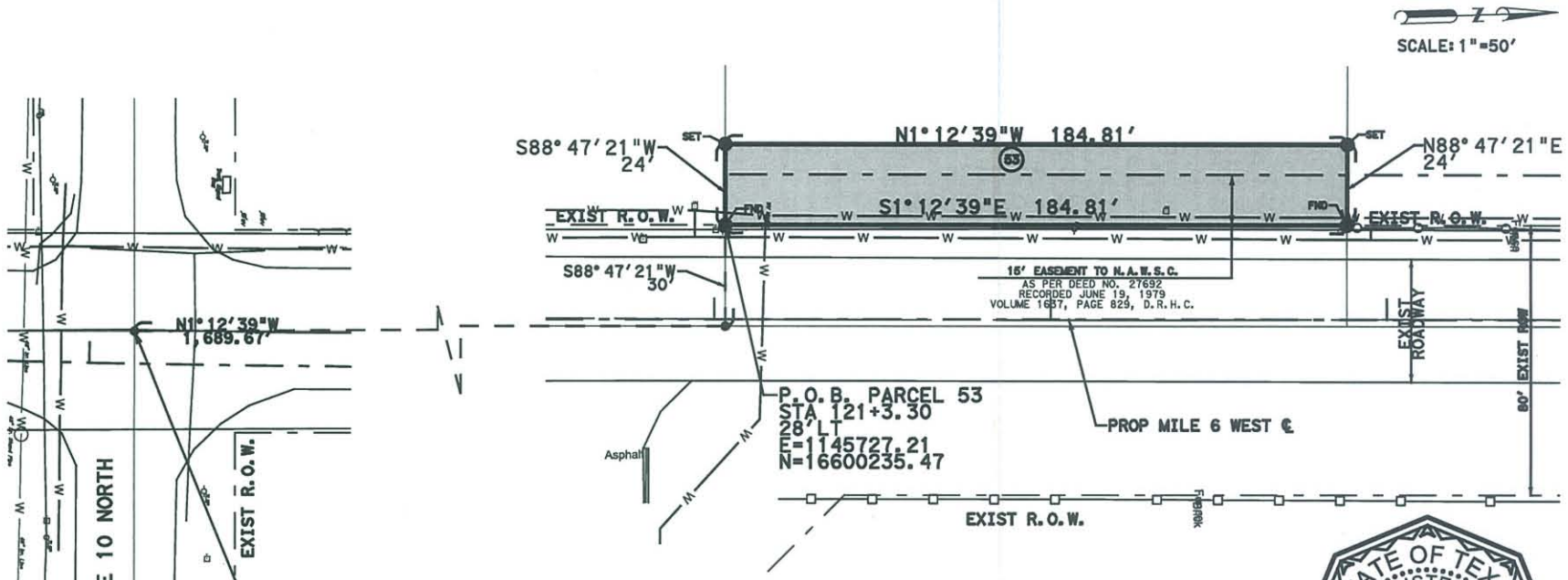
THENCE, S 1° 12' 39" E, for a distance of 184.81 feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 0.102 acres of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description



MARK W. LUPHER 5-16-2016 DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



SURVEY PLAT
OF
PARCEL 53
BEING A 0.102 ACRE TRACT OF LAND
OUT OF A 5.60 ACRE TRACT OF LAND OUT OF FARM TRACT 198
WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS
RECORDED IN VOL. 2, PAGES 34-37 M.R.H.C.

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

5/16/2016
MARK W. LUPHER DATE

TOTAL ACRE: 5.60 AC
TO BE ACQUIRED: 0.102 AC
REMAINDER: 5.498 AC

OWNER: TONY ARROYO
BY WARRANTY DEED WITH VENDOR LIEN
DATED JANUARY 18, 1993 RECORDED
VOLUME 3404, PAGE 815 D.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 3404815.

LEGEND

	LOT AND PROPERTY LINES
	EXIST. ROW LINES
	PARCEL BOUNDARY LINES
	EXIST. EASEMENTS INSIDE PARCEL
	EXIST. EASEMENT OUTSIDE PARCEL
	COMMON OWERSHIP LINES
	FENCE LINES
WM	WATER VALVES AND METERS
	SIGNS
	IRRIGATION STAND PIPE
IOV	IRRIGATION VALVE
	MONUMENTS
	SET No. 4 REBAR WITH CAP
P.O.B.	POINT OF BEGINNING
P.O.C.	POINT OF COMMENCEMENT
	POWER POLES & GUY WIRE
	PARCEL NUMBER

©2016
Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1080
Fax: (832) 619-1018

MILE 6 WEST ROAD
PARCEL 53

DIST.	STATE	FEDERAL AID PROJECT NO.	
6	TEXAS		MILE 6W
STATE DIST. NO.	COUNTY	CONTROL SUB NO.	SECTION NO.	JOB NO.	SHEET NO.
PHR	HIDALGO	0921	02	356	

c:\new\tedsi\dfm\35767\Parcel53.dgn 5/23/22 PM 5/16/2016

Acknowledgement

State of Texas
County of Hidalgo

This instrument was acknowledged before me on _____

by_____.

_____
Notary Public's Signature

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on _____by

_____, _____

of _____, a _____

corporation, on behalf of said corporation.

_____
Notary Public's Signature

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 is filed for record in the public records: your Social Security Number or your Driver's License Number.

Texas Department of Transportation
Form ROW-N-30
(Rev. 02/16)

NOTE: THIS FORM IS INTENDED SOLELY FOR USE BY THE TEXAS DEPARTMENT OF TRANSPORTATION. USE OF THIS FORM BY PRIVATE PARTIES ATTEMPTING TO QUITCLAIM OR CONVEY PROPERTY MAY RESULT IN THE UNINTENDED CONVEYANCE OF THE GRANTOR'S INTEREST TO HIDALGO COUNTY, TEXAS.

Parcel 54, Mile 6 West Road

QUITCLAIM DEED

THE STATE OF TEXAS	§	**ROW CSJ:** 0921-02-356
	§	
COUNTY OF HIDALGO	§	**KNOW ALL MEN BY THESE PRESENTS:**

That, North Alamo Water Supply Corp. of the County of Hidalgo, State of Texas, hereinafter referred to as Grantors, whether one or more, for and in consideration of the sum of One and no/00 Dollars ($1.00) and other good and valuable consideration to Grantors in hand paid by Hidalgo County , acting by and through the Texas Department of Transportation and the Texas Transportation Commission, the receipt of which is hereby acknowledged, and for which no lien is retained, either expressed or implied, have Quitclaimed and do by these presents Bargain, Sell, Release and forever Quitclaim unto Hidalgo County, Texas all of Grantors' right, title, interest, claim and demand in and to that certain tract or parcel of land, including any improvements thereon, situated in the County of Hidalgo, State of Texas, more particularly described in Exhibit "A," attached hereto and incorporated herein for any and all purposes.

TO HAVE AND TO HOLD for said purposes together with all and singular the rights, privileges, and appurtenances thereto in any manner belonging unto the said Hidalgo County, Texas forever.

IN WITNESS WHEREOF, this instrument is executed on this the 1 day of July, 2019

NORTH ALAMO WATER SUPPLY CORPORATION
CORPORATE SEAL

N30

Acknowledgement

State of Texas
County of Hidalgo

This instrument was acknowledged before me on _____

by_____.

_____
Notary Public's Signature

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1, 2019 by Steven P. Sanchez, General Manager of North Alamo Water Supply Corp, a private not for profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

Susan J Headley
Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: SANDRA P. HIGGINS

FIELD NOTES FOR PARCEL – 54

Being 0.102 Acres of land, more or less, out of 5.60 acres of Farm Tract 198, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Sandra P. Higgins by virtue of Warranty Deed with Vendor Lien dated May 20, 2008, recorded in Document Number 1894103 Deed Records, Hidalgo County, Texas. Said 0.102 acres of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southeast corner of Farm Tract 197, Block 181, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Pages 34-37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,792.9125 and Y=16,598,546.8091. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 1,874.47 feet, along the east property line of Farm Tract 197 and Farm Tract 198 to a point;

THENCE, S 88° 47' 21" W, for a distance of 30.00 feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

THENCE, S 88° 47' 21" W, for a distance of 24.00 feet, to a No. 4 rebar with plastic cap set for the southwest corner of said tract herein described;

THENCE, N 1° 12' 39" W, for a distance of 86.93 feet along the proposed Right of Way of Mile 6 West to a No. 4 rebar with plastic cap set for a interior corner of said tract herein described;

THENCE, in a Northwesterly direction with the Proposed West Right of Way of said Mile 6 West with a curve to the right having a Delta angle 0° 42' 29", a Radius 7922 feet, a Tangent of 48.94 feet, an Arc length 97.88 feet, a Chord length of 97.88 feet, and a Chord bearing N 0° 51' 25" W to a No 4 rebar with cap set for a northwest corner along the Proposed West Right of Way of Mile 6 West tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 23.39 feet to an existing rebar found for the northeast corner of said tract herein described;

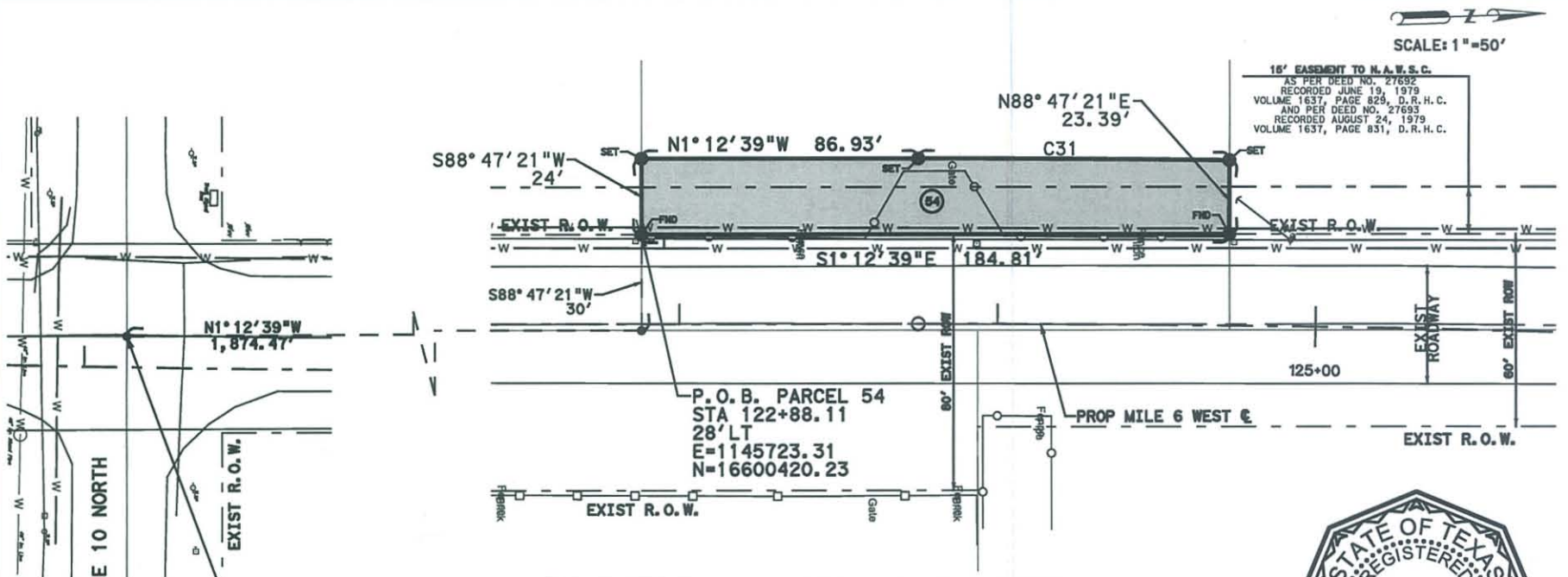
THENCE, S 1° 12' 39" E, for a distance of 184.81 feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 0.102 acres of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

MARK W. LUPHER — 5-16-2016 DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



CURVE DATA						
CURVE #	DELTA	RADIUS	TANGENT	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C31	0° 42' 29"	7922'	48.94'	97.88'	97.88'	N 0° 51' 25"E

SURVEY PLAT
OF
PARCEL 54
BEING A 0.102 ACRE TRACT OF LAND
OUT OF A 5.60 ACRE TRACT OF LAND OUT OF FARM TRACT 198
WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS
RECORDED IN VOL. 2, PAGES 34-37 M.R.H.C.

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

MARK W. LUPHER — 5/16/2016 DATE

TOTAL ACRE: 5.60 AC
TO BE ACQUIRED: 0.102 AC
REMAINDER: 5.498 AC

OWNER: SANDRA P. HIGGINS
BY WARRANTY DEED WITH VENDOR LIEN
DATED MAY 20, 2008 RECORDED
DOCUMENT NO. 1894103 D.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 1894103.

LEGEND

	LOT AND PROPERTY LINES
	EXIST. ROW LINES
	PARCEL BOUNDARY LINES
	EXIST. EASEMENTS INSIDE PARCEL
	EXIST. EASEMENT OUTSIDE PARCEL
	COMMON OWERSHIP LINES
	FENCE LINES
WM	WATER VALVES AND METERS
	SIGNS
	IRRIGATION STAND PIPE
IcV	IRRIGATION VALVE
	MONUMENTS
	SET No. 4 REBAR WITH CAP
P.O.B.	POINT OF BEGINNING
P.O.C.	POINT OF COMMENCEMENT
	POWER POLES & GUY WIRE
	PARCEL NUMBER

©2016 Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1080
Fax: (832) 619-1018

MILE 6 WEST ROAD
PARCEL 54

DIST.	STATE	FEDERAL AID PROJECT NO.	SHEET NO.
6	TEXAS		MILE 6W
PHR	HIDALGO	0921 02 386	

5/16/2016 8:23:27 PM
e:\dgn\tedsi\dgn35768\Parcel54.dgn

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 is filed for record in the public records: your Social Security Number or your Driver's License Number.

Texas Department of Transportation
Form ROW-N-30
(Rev. 02/16)

NOTE: THIS FORM IS INTENDED SOLELY FOR USE BY THE TEXAS DEPARTMENT OF TRANSPORTATION. USE OF THIS FORM BY PRIVATE PARTIES ATTEMPTING TO QUITCLAIM OR CONVEY PROPERTY MAY RESULT IN THE UNINTENDED CONVEYANCE OF THE GRANTOR'S INTEREST TO HIDALGO COUNTY, TEXAS.

Parcel 55, Mile 6 West Road

QUITCLAIM DEED

THE STATE OF TEXAS	§	**ROW CSJ:** 0921-02-356
	§	
COUNTY OF HIDALGO	§	**KNOW ALL MEN BY THESE PRESENTS:**

That, North Alamo Water Supply Corp. of the County of Hidalgo, State of Texas, hereinafter referred to as Grantors, whether one or more, for and in consideration of the sum of One and no/00 Dollars ($1.00) and other good and valuable consideration to Grantors in hand paid by Hidalgo County , acting by and through the Texas Department of Transportation and the Texas Transportation Commission, the receipt of which is hereby acknowledged, and for which no lien is retained, either expressed or implied, have Quitclaimed and do by these presents Bargain, Sell, Release and forever Quitclaim unto Hidalgo County, Texas all of Grantors' right, title, interest, claim and demand in and to that certain tract or parcel of land, including any improvements thereon, situated in the County of Hidalgo, State of Texas, more particularly described in Exhibit "A," attached hereto and incorporated herein for any and all purposes.

TO HAVE AND TO HOLD for said purposes together with all and singular the rights, privileges, and appurtenances thereto in any manner belonging unto the said Hidalgo County, Texas forever.

IN WITNESS WHEREOF, this instrument is executed on this the 1 day of July, 2019

NORTH ALAMO WATER SUPPLY CORPORATION
CORPORATE SEAL

N30

Acknowledgement

State of Texas
County of Hidalgo

This instrument was acknowledged before me on _____

by _____.

_____
Notary Public's Signature

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1, 2019 by Steven P. Sanchez, General Manager of North Alamo Water Supply Corp, a private not for-profit corporation, on behalf of said corporation.

Susan J Headley
Notary Public's Signature

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: ELIAS AND ANDREA GARZA

FIELD NOTES FOR PARCEL – 55

Being a 0.091 Acres of land, more or less, out of 5.60 acres of Farm Tract 198, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Elias and Andrea Garza by virtue of Warranty Deed with Vendor Lien dated September 29, 1995, recorded in Document Number 479502 Deed Records, Hidalgo County, Texas. Said 0.091 acres of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southeast corner of Farm Tract 197, Block 181, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Pages 34-37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,792.9125 and Y=16,598,546.8091. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 2,059.28 feet, along the east property line of Farm Tract 197 and Farm Tract 198 to a point;

THENCE, S 88° 47' 21" W, for a distance of 30.00 feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

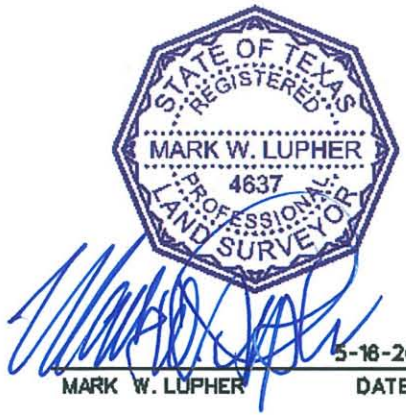
THENCE, S 88° 47' 21" W, for a distance of 23.39 feet, to a No. 4 rebar with plastic cap set for the southwest corner of said tract herein described;

THENCE, in a Northeasterly direction with the Proposed West Right of Way of said Mile 6 West with a curve to the right having a Delta angle 01° 20' 13", a Radius 7922 feet, a Tangent of 92.44 feet, an Arc length 184.86 feet, a Chord length of 184.86 feet, and a Chord bearing N 0° 09' 56" E to a No 4 rebar with cap set for a northwest corner along the Proposed West Right of Way of Mile 6 West tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 18.95 feet to an existing rebar found for the northeast corner of said tract herein described;

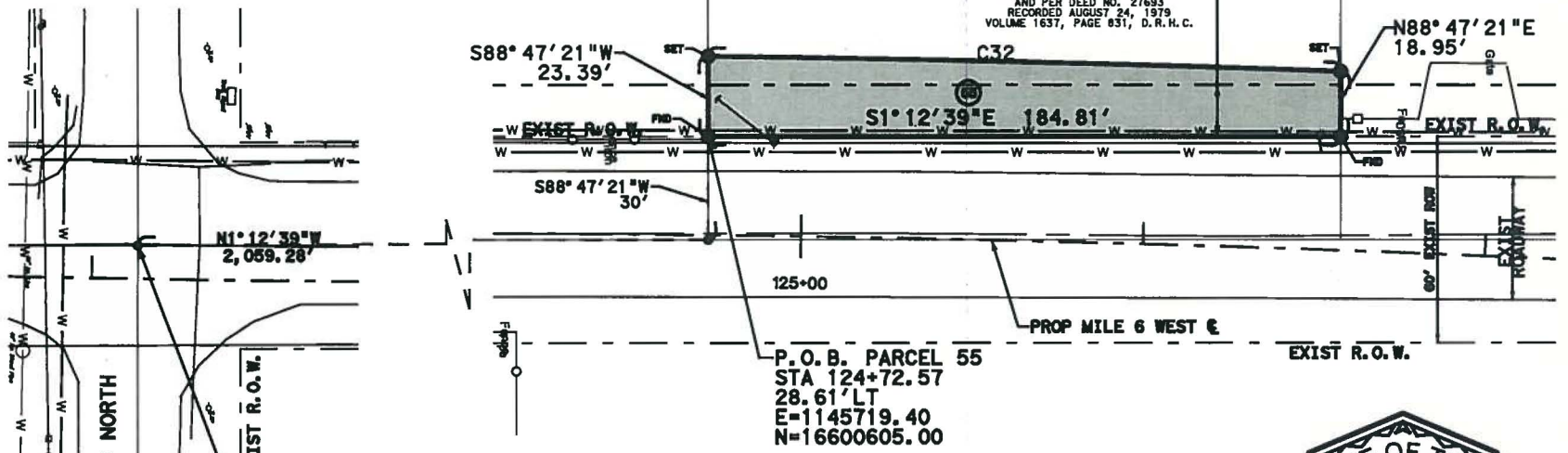
THENCE, S 1° 12' 39" E, for a distance of 184.81 feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 0.091 acres of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description



5-16-2016
MARK W. LUPHER DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



CURVE DATA						
CURVE #	DELTA	RADIUS	TANGENT	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C32	01° 20' 13"	7922'	92.44'	184.86'	184.86'	N 0° 09' 56"E

SURVEY PLAT
OF
PARCEL 55
BEING A 0.091 ACRE TRACT OF LAND
OUT OF A 5.60 ACRE TRACT OF LAND OUT OF FARM TRACT 198
WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS
RECORDED IN VOL. 2, PAGES 34-37 M.R.H.C.

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

6/28/2016
MARK W. LUPHER — DATE

LEGEND

- LOT AND PROPERTY LINES
- EXIST. ROW LINES
- PARCEL BOUNDARY LINES
- EXIST. EASEMENTS INSIDE PARCEL
- EXIST. EASEMENT OUTSIDE PARCEL
- COMMON OWNERSHIP LINES
- FENCE LINES
- WM — WATER VALVES AND METERS
- SIGNS
- IRRIGATION STAND PIPE
- IrV — IRRIGATION VALVE
- MONUMENTS
- SET No. 4 REBAR WITH CAP
- P.O.B. — POINT OF BEGINNING
- P.O.C. — POINT OF COMMENCEMENT
- POWER POLES & GUY WIRE
- PARCEL NUMBER

TOTAL ACRE: 5.60 AC
TO BE ACQUIRED: 0.091 AC
REMAINDER: 5.51 AC

OWNER: ELIAS AND ANDREA GARZA
BY WARRANTY DEED WITH VENDOR LIEN
DATED SEPTEMBER 29, 1995 RECORDED
DOCUMENT NO. 479502 D.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 479502.

©2016
Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
TBPE F-1446
730 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018

MILE 6 WEST ROAD
PARCEL 55

DIST.	COUNTY	SECTION NO.	JOB NO.	SHEET NO.
PHR	HIDALGO	0021	02	356

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 is filed for record in the public records: your Social Security Number or your Driver's License Number.

Texas Department of Transportation
Form ROW-N-30
(Rev. 02/16)

NOTE: THIS FORM IS INTENDED SOLELY FOR USE BY THE TEXAS DEPARTMENT OF TRANSPORTATION. USE OF THIS FORM BY PRIVATE PARTIES ATTEMPTING TO QUITCLAIM OR CONVEY PROPERTY MAY RESULT IN THE UNINTENDED CONVEYANCE OF THE GRANTOR'S INTEREST TO HIDALGO COUNTY, TEXAS.

Parcel 56, Mile 6 West Road

QUITCLAIM DEED

THE STATE OF TEXAS	§	**ROW CSJ:** 0921-02-356
	§	
COUNTY OF HIDALGO	§	**KNOW ALL MEN BY THESE PRESENTS:**

That, North Alamo Water Supply Corp. of the County of Hidalgo, State of Texas, hereinafter referred to as Grantors, whether one or more, for and in consideration of the sum of One and no/00 Dollars ($1.00) and other good and valuable consideration to Grantors in hand paid by Hidalgo County , acting by and through the Texas Department of Transportation and the Texas Transportation Commission, the receipt of which is hereby acknowledged, and for which no lien is retained, either expressed or implied, have Quitclaimed and do by these presents Bargain, Sell, Release and forever Quitclaim unto Hidalgo County, **Texas all of Grantors' right, title, interest, claim and demand in and to that** certain tract or parcel of land, including any improvements thereon, situated in the County of Hidalgo, State of Texas, more particularly **described in Exhibit "A," attached hereto and incorporated herein for any and all purposes.**

TO HAVE AND TO HOLD for said purposes together with all and singular the rights, privileges, and appurtenances thereto in any manner belonging unto the said Hidalgo County, Texas forever.

IN WITNESS WHEREOF, this instrument is executed on this the 1 day of July, 2019.

NORTH ALAMO WATER SUPPLY CORPORATION
CORPORATE SEAL

N30

Acknowledgement

State of Texas
County of Hidalgo

This instrument was acknowledged before me on _____

by _____.

_____
Notary Public's Signature

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1, 2019 by Steven P. Sanchez, General Manager of North Alamo Water Supply Corp, a private not for-profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

Susan J Headley
Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: JUAN TAMEZ

FIELD NOTES FOR PARCEL – 56

Being a 0.073 Acres of land, more or less, out of 7.00 acres of Farm Tract 198, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Juan Tamez by virtue of Warranty Deed dated March 27, 2003, recorded in Document Number 1183613 Deed Records, Hidalgo County, Texas. Said 0.073 acres of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southeast corner of Farm Tract 197, Block 181, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Pages 34-37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,792.9125 and Y=16,598,546.8091. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 2,244.09 feet, along the east property line of Farm Tract 197 and Farm Tract 198 to a point;

THENCE, S 88° 47' 21" W, for a distance of 30.00 feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

THENCE, S 88° 47' 21" W, for a distance of 18.95 feet, to a No. 4 rebar with plastic cap set for the southwest corner of said tract herein described;

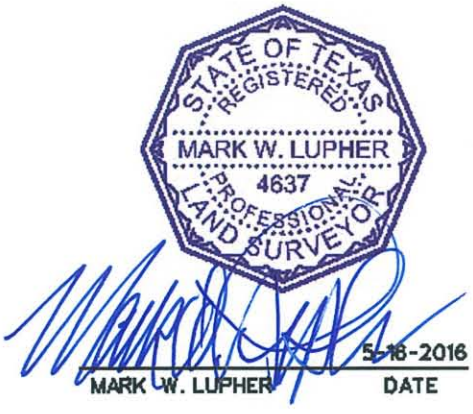
THENCE, in a Northeasterly direction with the Proposed West Right of Way of said Mile 6 West with a curve to the left having a Delta angle 1° 07' 09", a Radius 7922 feet, a Tangent of 77.38 feet, an Arc length 154.76 feet, a Chord length of 154.75 feet, and a Chord bearing N 1° 23' 38" E to a No 4 rebar with cap set for an internal corner along the Proposed West Right of Way of Mile 6 West tract herein described;

THENCE, in a Northeasterly direction with the Proposed West Right of Way of said Mile 6 West with a curve to the right having a Delta angle 0° 33' 39", a Radius 7818 feet, a Tangent of 38.26 feet, an Arc length 76.51 feet, a Chord length of 76.51 feet, and a Chord bearing N 1° 40' 23" E to a No 4 rebar with cap set for a northwest corner along the Proposed West Right of Way of Mile 6 West tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 8.07 feet to an existing rebar found for the northeast corner of said tract herein described;

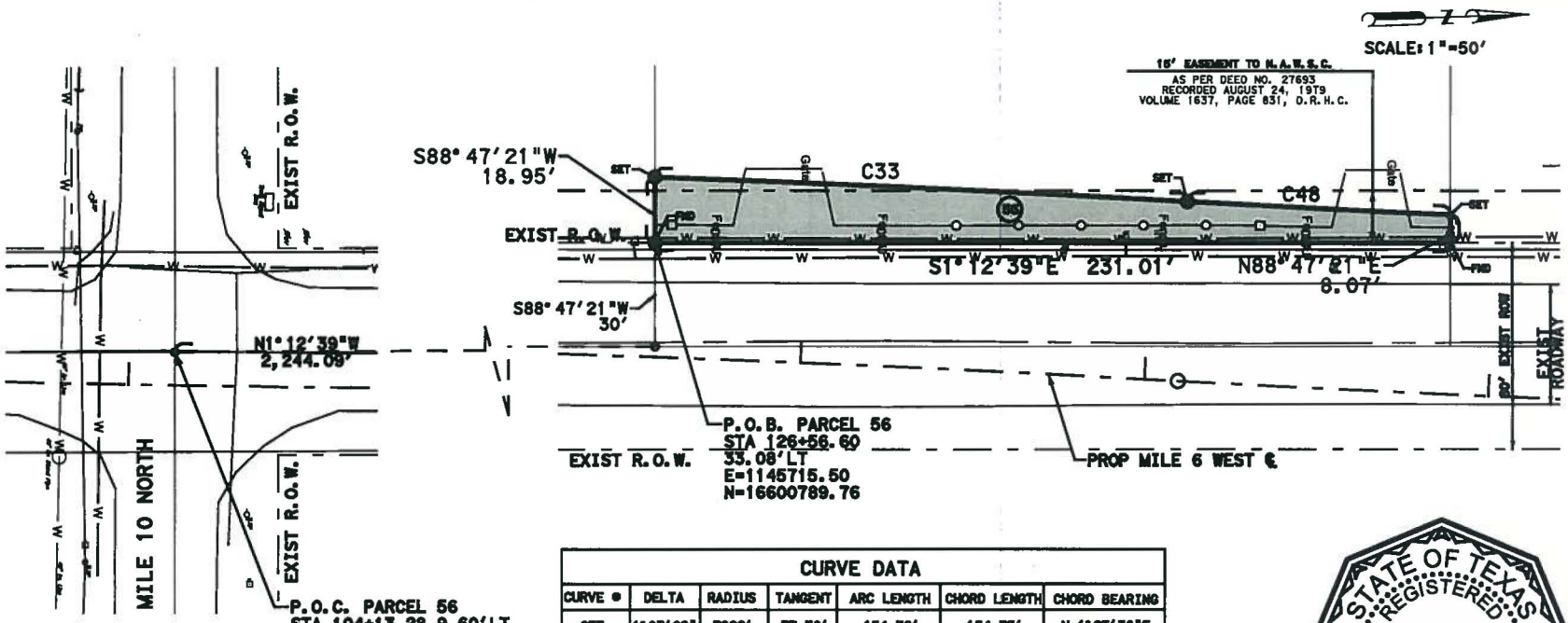
THENCE, S 1° 12' 39" E, for a distance of 231.01 feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 0.073 acres of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description



MARK W. LUPHER — 5-18-2016 DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South ♦ Suite 430 ♦ Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



CURVE DATA						
CURVE #	DELTA	RADIUS	TANGENT	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C33	1°07'09"	7922'	77.39'	154.76'	154.75'	N 1°23'38"E
C48	0°33'39"	7818'	38.26'	76.51'	76.51'	N 1°40'23"E

SURVEY PLAT
OF
PARCEL 56
BEING A 0.073 ACRE TRACT OF LAND
OUT OF THE SOUTH 7 ACRES OF THE NORTH 12 ACRES OF FARM TRACT 198
WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS
RECORDED IN VOL. 2, PAGES 34-37 M.R.H.C.

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

6/28/2016
MARK W. LUPHER DATE

TOTAL ACRE: 7.00 AC
TO BE ACQUIRED: 0.073 AC
REMAINDER: 6.93 AC

OWNER: JUAN TAMEZ
BY WARRANTY DEED
DATED MARCH 27, 2003 RECORDED
DOCUMENT NO. 1183613 D.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 1183613.

LEGEND
- LOT AND PROPERTY LINES
- EXIST. ROW LINES
- PARCEL BOUNDARY LINES
- EXIST. EASEMENTS INSIDE PARCEL
- EXIST. EASEMENT OUTSIDE PARCEL
- COMMON OWNERSHIP LINES
- FENCE LINES
- WM WATER VALVES AND METERS
- SIGNS
- IRRIGATION STAND PIPE
- IrV IRRIGATION VALVE
- MONUMENTS
- SET No. 4 REBAR WITH CAP
- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- POWER POLES & GUY WIRE
- PARCEL NUMBER

©2016 Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
TBPE F-1046
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 615-1800
Fax: (832) 615-1810

MILE 6 WEST ROAD
PARCEL 56

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 is filed for record in the public records: your Social Security Number or your Driver's License Number.

Texas Department of Transportation
Form ROW-N-30
(Rev. 02/16)

NOTE: THIS FORM IS INTENDED SOLELY FOR USE BY THE TEXAS DEPARTMENT OF TRANSPORTATION. USE OF THIS FORM BY PRIVATE PARTIES ATTEMPTING TO QUITCLAIM OR CONVEY PROPERTY MAY RESULT IN THE UNINTENDED CONVEYANCE OF THE GRANTOR'S INTEREST TO HIDALGO COUNTY, TEXAS.

Parcel 57, Mile 6 West Road

QUITCLAIM DEED

THE STATE OF TEXAS	§	**ROW CSJ:** 0921-02-356
	§	
COUNTY OF HIDALGO	§	**KNOW ALL MEN BY THESE PRESENTS:**

That, North Alamo Water Supply Corp. of the County of Hidalgo, State of Texas, hereinafter referred to as Grantors, whether one or more, for and in consideration of the sum of One and no/00 Dollars ($1.00) and other good and valuable consideration to Grantors in hand paid by Hidalgo County , acting by and through the Texas Department of Transportation and the Texas Transportation Commission, the receipt of which is hereby acknowledged, and for which no lien is retained, either expressed or implied, have Quitclaimed and do by these presents Bargain, Sell, Release and forever Quitclaim unto Hidalgo County, Texas all of Grantors' right, title, interest, claim and demand in and to that certain tract or parcel of land, including any improvements thereon, situated in the County of Hidalgo, State of Texas, more particularly described in Exhibit "A," attached hereto and incorporated herein for any and all purposes.

TO HAVE AND TO HOLD for said purposes together with all and singular the rights, privileges, and appurtenances thereto in any manner belonging unto the said Hidalgo County, Texas forever.

IN WITNESS WHEREOF, this instrument is executed on this the 1 day of July, 2019

NORTH ALAMO WATER SUPPLY CORPORATION
CORPORATE SEAL

* N 30 *

Acknowledgement

State of Texas
County of Hidalgo

This instrument was acknowledged before me on _____

by _____.

_____
Notary Public's Signature

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1, 2019 by Steven P. Sanchez, General Manager of North Alamo Water Supply Corp, a private not for profit corporation, on behalf of said corporation.

Susan J Headley
Notary Public's Signature

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: ARTURO AND BELINDA FERNANDEZ

FIELD NOTES FOR PARCEL – 57

Being a 0.019 Acres of land, more or less, out of 5.00 acres of Farm Tract 198, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Arturo and Belinda Fernandez by virtue of Warranty Deed dated December 28, 1994, recorded in Document Number 436234 Deed Records, Hidalgo County, Texas. Said 0.019 acres of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southeast corner of Farm Tract 197, Block 181, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Pages 34-37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,792.9125 and Y=16,598,546.8091. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 2,475.10 feet, along the east property line of Farm Tract 197 and Farm Tract 198 to a point;

THENCE, S 88° 47' 21" W, for a distance of 30.00 feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

THENCE, S 88° 47' 21" W, for a distance of 8.07 feet, to a No. 4 rebar with plastic cap set for the southwest corner of said tract herein described;

THENCE, in a Northeasterly direction with the Proposed West Right of Way of said Mile 6 West with a curve to the left having a Delta angle 1° 12' 36", a Radius 7818 feet, a Tangent of 82.56 feet, an Arc length 165.11 feet, a Chord length of 165.11 feet, and a Chord bearing N 0° 47' 15" E to a No 4 rebar with cap set for a northwest corner along the Proposed West Right of Way of Mile 6 West tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 2.31 feet to an existing rebar found for the northeast corner of said tract herein described;

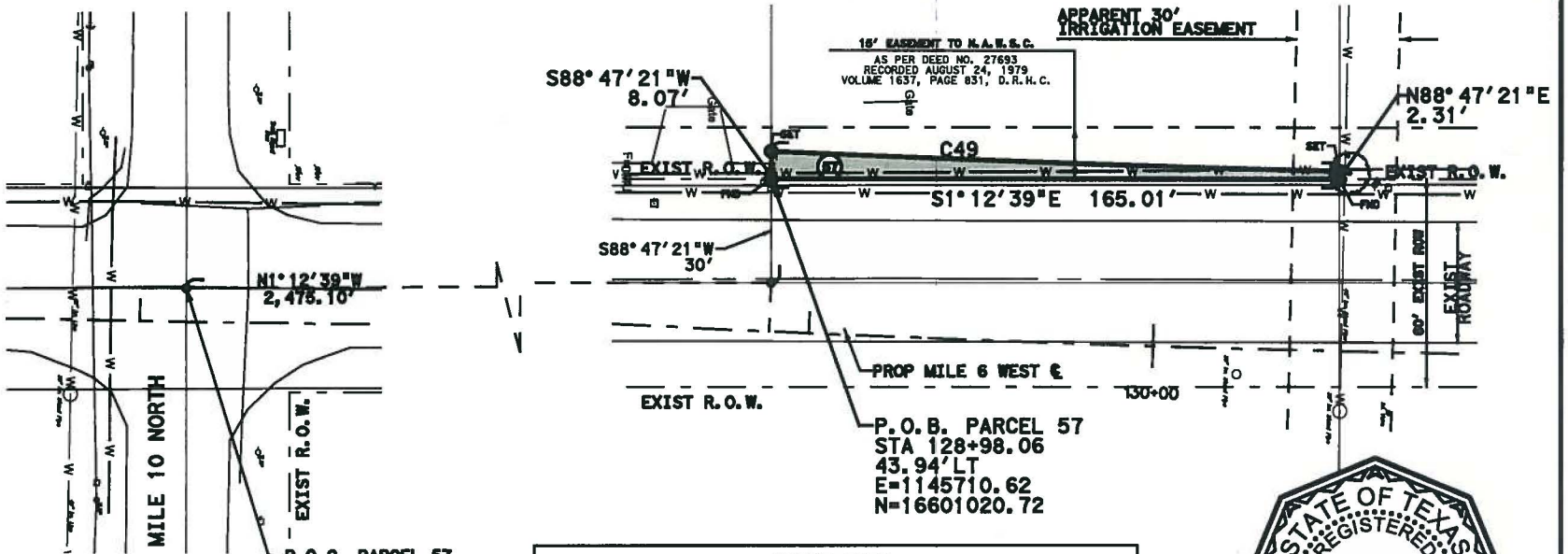
THENCE, S 1° 12' 39" E, for a distance of 165.01 feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 0.019 acres of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

5-16-2016
MARK W. LUPHER — DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



CURVE DATA						
CURVE #	DELTA	RADIUS	TANGENT	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C49	1°12'36"	7818'	82.56'	165.11'	165.11'	N 0°47'15"E

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

6/28/2016
MARK W. LUPHER DATE

SURVEY PLAT
OF
PARCEL 57
BEING A 0.019 ACRE TRACT OF LAND
OUT OF A 5.00 ACRE TRACT OF LAND OUT OF FARM TRACT 198
WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS
RECORDED IN VOL. 2, PAGES 34-37 M.R.H.C.

TOTAL ACRE: 5.00 AC
TO BE ACQUIRED: 0.019 AC
REMAINDER: 4.98 AC

OWNER: ARTURO AND BELINDA FERNANDEZ
BY WARRANTY DEED WITH VENDOR LIEN
DATED DECEMBER 28, 1994 RECORDED
DOCUMENT NO. 436234 D.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATES SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 437140.

LEGEND
- LOT AND PROPERTY LINES
- EXIST. ROW LINES
- PARCEL BOUNDARY LINES
- EXIST. EASEMENTS INSIDE PARCEL
- EXIST. EASEMENT OUTSIDE PARCEL
- COMMON OWERSHIP LINES
- FENCE LINES
- WV WATER VALVES AND METERS
- SIGNS
- IRRIGATION STAND PIPE
- IV IRRIGATION VALVE
- MONUMENTS
- SET No. 4 REBAR WITH CAP
- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- POWER POLES & GUY WIRE
- PARCEL NUMBER

©2016 Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
TEDSI TBPE F-1645
736 Highway 6 South • Suite 430 • Houston, Texas 77079
Tele: (832) 649-1000
Fax: (832) 649-1010

MILE 6 WEST ROAD
PARCEL 57

DIST.	COUNTY	CONTROL SECT.	JOB NO.	SHEET NO.
PHR	HIDALGO	0921	02	359

I:\Jobs-Hidalgo\1577\Parcel 57.dgn 8/24/16 AM 6/28/2016

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 is filed for record in the public records: your Social Security Number or your Driver's License Number.

Texas Department of Transportation
Form ROW-N-30
(Rev. 02/16)

NOTE: THIS FORM IS INTENDED SOLELY FOR USE BY THE TEXAS DEPARTMENT OF TRANSPORTATION. USE OF THIS FORM BY PRIVATE PARTIES ATTEMPTING TO QUITCLAIM OR CONVEY PROPERTY MAY RESULT IN THE UNINTENDED CONVEYANCE OF THE GRANTOR'S INTEREST TO HIDALGO COUNTY, TEXAS.

Parcel 58, Mile 6 West Road

QUITCLAIM DEED

THE STATE OF TEXAS	§	**ROW CSJ:** 0921-02-356
	§	
COUNTY OF HIDALGO	§	**KNOW ALL MEN BY THESE PRESENTS:**

That, North Alamo Water Supply Corp. of the County of Hidalgo, State of Texas, hereinafter referred to as Grantors, whether one or more, for and in consideration of the sum of One and no/00 Dollars ($1.00) and other good and valuable consideration to Grantors in hand paid by Hidalgo County , acting by and through the Texas Department of Transportation and the Texas Transportation Commission, the receipt of which is hereby acknowledged, and for which no lien is retained, either expressed or implied, have Quitclaimed and do by these presents Bargain, Sell, Release and forever Quitclaim unto Hidalgo County, Texas all of Grantors' right, title, interest, claim and demand in and to that certain tract or parcel of land, including any improvements thereon, situated in the County of Hidalgo, State of Texas, more particularly described in Exhibit "A," attached hereto and incorporated herein for any and all purposes.

TO HAVE AND TO HOLD for said purposes together with all and singular the rights, privileges, and appurtenances thereto in any manner belonging unto the said Hidalgo County, Texas forever.

IN WITNESS WHEREOF, this instrument is executed on this the 1 day of July, 2019.

NORTH ALAMO WATER SUPPLY CORPORATION
CORPORATE SEAL

N30

Acknowledgement

State of Texas
County of Hidalgo

This instrument was acknowledged before me on _____

by _____.

_____
Notary Public's Signature

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1, 2019 by Steven P. Sanchez, General Manager of North Alamo Water Supply Corp, a private not for profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

Susan J Headley
Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: ARTURO AND BELINDA FERNANDEZ

FIELD NOTES FOR PARCEL – 58

Being 139 Square Feet of land, more or less, out of 29,072 Square Feet out of Farm Tract 199, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Arturo and Belinda Fernandez by virtue of Warranty Deed dated December 28, 1994, recorded in Document Number 436234 and Corrected Warranty Deed dating August 29, 1995, recorded in Document Number 473140, Deed Records, Hidalgo County, Texas. Said 139 Square Feet of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southeast corner of Farm Tract 197, Block 181, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Pages 34-37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,792.9125 and Y=16,598,546.8091. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 2,640.10 feet, along the east property line of Farm Tract 197, Farm Tract 198, and Farm Tract 199 to a point;

THENCE, S 88° 47' 21" W, for a distance of 30.00 feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

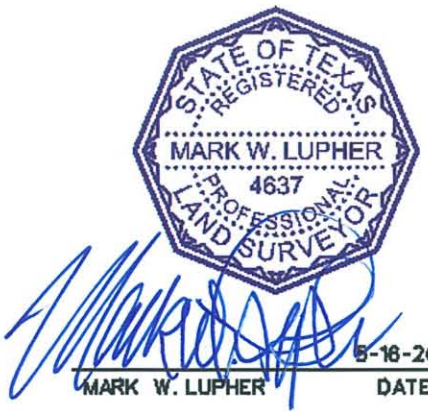
THENCE, S 88° 47' 21" W, for a distance of 2.31 feet, to a No. 4 rebar with plastic cap set for the southwest corner of said tract herein described;

THENCE, in a Northwesterly direction with the Proposed West Right of Way of said Mile 6 West with a curve to the left having a Delta angle 0° 52' 47", a Radius 7818 feet, a Tangent of 60.01 feet, an Arc length 120.02 feet, a Chord length of 120.02 feet, and a Chord bearing N 0° 15' 26" W to a No 4 rebar with cap set for a northwest corner along the Proposed West Right of Way of Mile 6 West tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 0.31 feet to an existing rebar found for the northeast corner of said tract herein described;

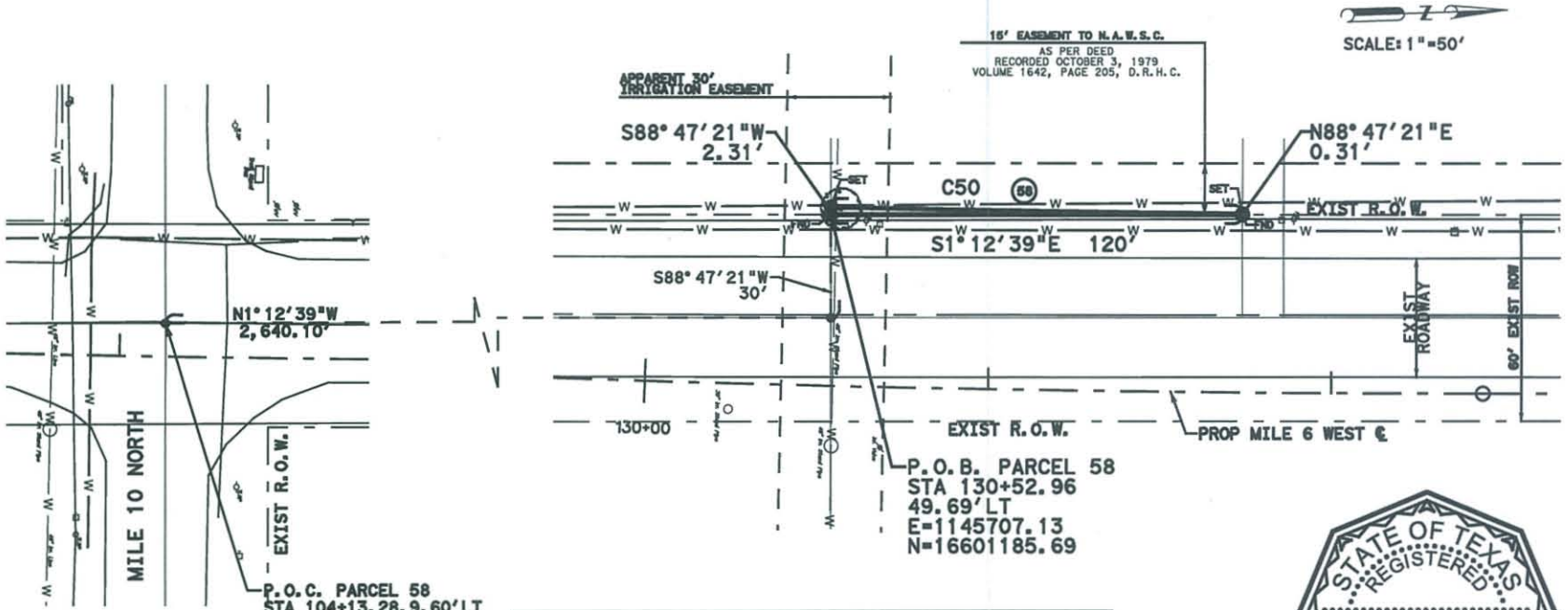
THENCE, S 1° 12' 39" E, for a distance of 120.00 feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 139 Square Feet of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description



MARK W. LUPHER — 5-18-2016 DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



CURVE DATA						
CURVE #	DELTA	RADIUS	TANGENT	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C50	0° 52' 47"	7818'	60.01'	120.02'	120.02'	N 0° 15' 26"E

SURVEY PLAT
OF
PARCEL 58

BEING A 139 SQUARE FEET TRACT OF LAND
OUT OF A 29072 SQUARE FEET TRACT OF LAND OUT OF FARM TRACT 199
WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS
RECORDED IN VOL. 2, PAGES 34-37 M.R.H.C.

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

MARK W. LUPHER — 5/16/2016 DATE

TOTAL SQUARE FEET: 29072 SQFT
TO BE ACQUIRED: 139 SQFT
REMAINDER: 28933 SQFT

OWNER: ARTURO AND BELINDA FERNANDEZ
BY WARRANTY DEED
DATED DECEMBER 28, 1994 RECORDED
DOCUMENT NO. 436234 D.R.H.C.
AND
CORRECTED WARRANTY DEED
DATED AUGUST 29, 1995 RECORDED
DOCUMENT NO. 473140 D.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 436234.

LEGEND
- LOT AND PROPERTY LINES
- EXIST. ROW LINES
- PARCEL BOUNDARY LINES
- EXIST. EASEMENTS INSIDE PARCEL
- EXIST. EASEMENT OUTSIDE PARCEL
- COMMON OWERSHIP LINES
- FENCE LINES
- WATER VALVES AND METERS
- SIGNS
- IRRIGATION STAND PIPE
- IRRIGATION VALVE
- MONUMENTS
- SET No. 4 REBAR WITH CAP
- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- POWER POLES & GUY WIRE
- PARCEL NUMBER

©2016 Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
TEDSI TBPE F-1440
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1080
Fax: (832) 619-1818

MILE 6 WEST ROAD
PARCEL 58

DIST.	STATE	FEDERAL AID PROJECT NO.			SHEET NO.
6	TEXAS				MILE 6W
STATE DIST. NO.	COUNTY	CONTROL SECT NO.	SECTION NO.	JOB NO.	SHEET NO.
PHR	HIDALGO	0921	02	356	

8:23:49 PM 5/16/2016
c:\projects\dgn\357721\Parcel58.dgn

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 is filed for record in the public records: your Social Security Number or your Driver's License Number.

Texas Department of Transportation
Form ROW-N-30
(Rev. 02/16)

NOTE: THIS FORM IS INTENDED SOLELY FOR USE BY THE TEXAS DEPARTMENT OF TRANSPORTATION. USE OF THIS FORM BY PRIVATE PARTIES ATTEMPTING TO QUITCLAIM OR CONVEY PROPERTY MAY RESULT IN THE UNINTENDED CONVEYANCE OF THE GRANTOR'S INTEREST TO HIDALGO COUNTY, TEXAS.

Parcel 59, Mile 6 West Road

QUITCLAIM DEED

THE STATE OF TEXAS	§	**ROW CSJ:** 0921-02-356
	§	
COUNTY OF HIDALGO	§	**KNOW ALL MEN BY THESE PRESENTS:**

That, North Alamo Water Supply Corp. of the County of Hidalgo, State of Texas, hereinafter referred to as Grantors, whether one or more, for and in consideration of the sum of One and no/00 Dollars ($1.00) and other good and valuable consideration to Grantors in hand paid by Hidalgo County , acting by and through the Texas Department of Transportation and the Texas Transportation Commission, the receipt of which is hereby acknowledged, and for which no lien is retained, either expressed or implied, have Quitclaimed and do by these presents Bargain, Sell, Release and forever Quitclaim unto Hidalgo County, Texas all of Grantors' right, title, interest, claim and demand in and to that certain tract or parcel of land, including any improvements thereon, situated in the County of Hidalgo, State of Texas, more particularly described in Exhibit "A," attached hereto and incorporated herein for any and all purposes.

TO HAVE AND TO HOLD for said purposes together with all and singular the rights, privileges, and appurtenances thereto in any manner belonging unto the said Hidalgo County, Texas forever.

IN WITNESS WHEREOF, this instrument is executed on this the 1st day of July, 2019.

NORTH ALAMO WATER SUPPLY CORPORATION
CORPORATE SEAL

N30

Acknowledgement

State of Texas
County of Hidalgo

This instrument was acknowledged before me on _____

by_____.

_____
Notary Public's Signature

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1st 2019 by Steven P. Sanchez, General Manager of North Alamo Water Supply Corp, a private not for profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-28-2021

Susan J. Headley
Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: MANUEL B. AND MATILDE C. GARCIA

FIELD NOTES FOR PARCEL – 59

Being 1,641 Square Feet of land, more or less, out of 110, 209 Square Feet of Farm Tract 199, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Manuel B. and Matilde C. Garcia by virtue of Warranty Deed with Vendor Lien dated March 12, 1993, recorded in Document Number 310973 and by Warranty Deed dated November 27, 1992, recorded in Document Number 304434 Deed Records, Hidalgo County, Texas. Said 1,641 Square Feet of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southeast corner of Farm Tract 197, Block 181, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Pages 34-37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,792.9125 and Y=16,598,546.8091. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 3,300.13 feet, along the east property line of Farm Tract 197, Farm Tract 198, and Farm Tract 199 to a point;

THENCE, S 88° 47' 21" W, for a distance of 30.00 feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

THENCE, S 88° 47' 21" W, for a distance of 1.26 feet, to a No. 4 rebar with plastic cap set for the southwest corner of said tract herein described;

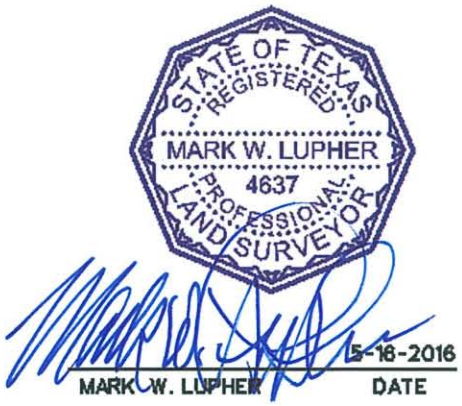
THENCE, in a Northwesterly direction with the Proposed West Right of Way of said Mile 6 West with a curve to the left having a Delta angle 1° 51' 31", a Radius 7818 feet, a Tangent of 126.81 feet, an Arc length 253.60 feet, a Chord length of 253.58 feet, and a Chord bearing N 3° 10' 13" W to a No 4 rebar with cap set for an internal corner along the Proposed West Right of Way of Mile 6 West tract herein described;

THENCE, in a Northwesterly direction with the Proposed West Right of Way of said Mile 6 West with a curve to the right having a Delta angle 0° 15' 53", a Radius 7922 feet, a Tangent of 18.31 feet, an Arc length 36.62 feet, a Chord length of 36.62 feet, and a Chord bearing N 3° 58' 02" W to a No 4 rebar with cap set for the northwest corner along the Proposed West Right of Way of Mile 6 West tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 11.70 feet to an existing rebar found for the northeast corner of said tract herein described;

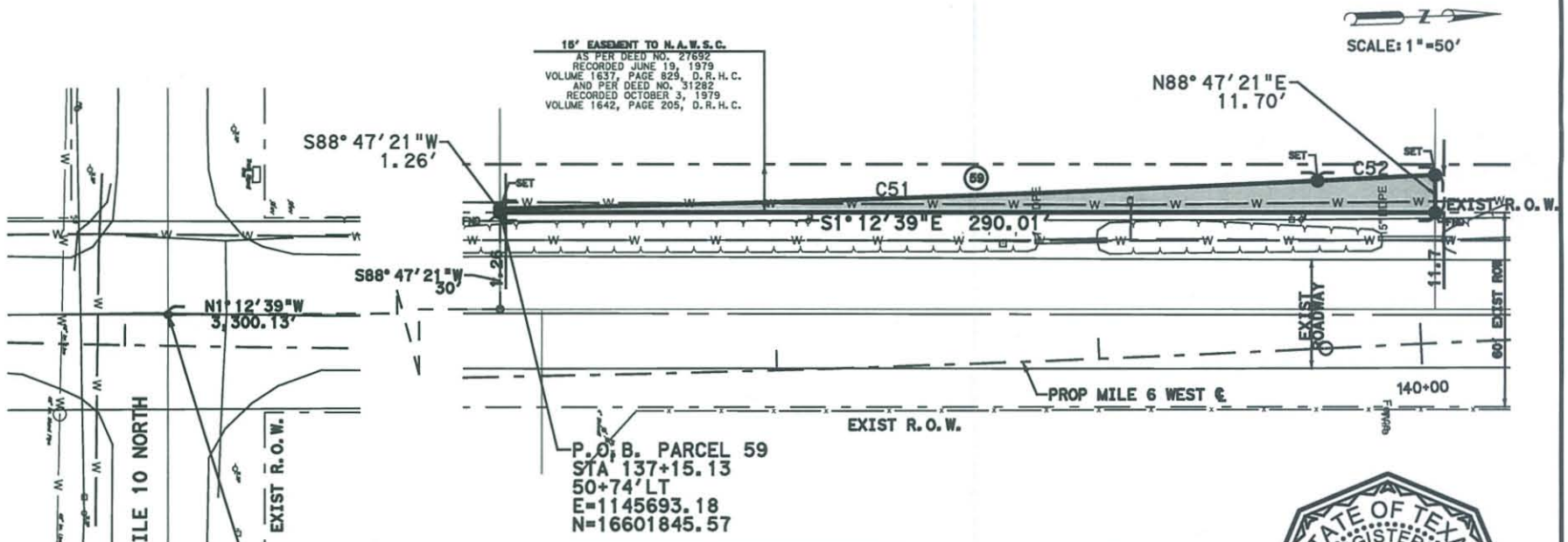
THENCE, S 1° 12' 39" E, for a distance of 290.01 feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 1,641 Square Feet of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description



5-18-2016
MARK W. LUPHER DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South ♦ Suite 430 ♦ Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



CURVE DATA						
CURVE #	DELTA	RADIUS	TANGENT	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C51	1° 51' 31"	7818'	126.81'	253.60'	253.58'	N 3° 10' 13"W
C52	0° 15' 53"	7922'	18.31'	36.62'	36.62'	N 3° 58' 2"W

SURVEY PLAT
OF
PARCEL 59
BEING A 1641 SQUARE FEET TRACT OF LAND
OUT OF 110209 SQUARE FEET TRACT OF LAND OUT OF FARM TRACT 199
WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS
RECORDED IN VOL. 2, PAGES 34-37 M.R.H.C.

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

5/16/2016
MARK W. LUPHER DATE

TOTAL SQUARE FEET: 110,209 SQFT
TO BE ACQUIRED: 1,641 SQFT
REMAINDER: 108,568 SQFT

OWNER: MANUEL B. AND MATILDE C. GARCIA
BY WARRANTY DEED WITH VENDOR LIEN
DATED MARCH 12, 1993 RECORDED
DOCUMENT NO. 310973 D.R.H.C.
AND
BY WARRANTY DEED
DATED NOVEMBER 27, 1992 RECORDED
DOCUMENT NO. 304434 D.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 310973.

LEGEND
- LOT AND PROPERTY LINES
- EXIST. ROW LINES
- PARCEL BOUNDARY LINES
- EXIST. EASEMENTS INSIDE PARCEL
- EXIST. EASEMENT OUTSIDE PARCEL
- COMMON OWERSHIP LINES
- FENCE LINES
- WM WATER VALVES AND METERS
- SIGNS
- IRRIGATION STAND PIPE
- IcV IRRIGATION VALVE
- MONUMENTS
- SET No. 4 REBAR WITH CAP
- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- POWER POLES & GUY WIRE
- PARCEL NUMBER

©2016 Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
TBPE F-7443
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018

MILE 6 WEST ROAD
PARCEL 59

DIST.	STATE	FEDERAL AID PROJECT NO.			
	6	TEXAS			MLE 6W
STATE DIST. NO.	COUNTY	CONTROL SECT.	SECTION NO.	JOB NO.	SHEET NO.
PHR	HIDALGO	0921	02	356	

5/16/2016 8:23:55 PM
e:\new\legals\dgn\35777\Parcel59.dgn

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 is filed for record in the public records: your Social Security Number or your Driver's License Number.

Texas Department of Transportation
Form ROW-N-30
(Rev. 02/16)

NOTE: THIS FORM IS INTENDED SOLELY FOR USE BY THE TEXAS DEPARTMENT OF TRANSPORTATION. USE OF THIS FORM BY PRIVATE PARTIES ATTEMPTING TO QUITCLAIM OR CONVEY PROPERTY MAY RESULT IN THE UNINTENDED CONVEYANCE OF THE GRANTOR'S INTEREST TO HIDALGO COUNTY, TEXAS.

Parcel 60, Mile 6 West Road

QUITCLAIM DEED

THE STATE OF TEXAS	§	**ROW CSJ:** 0921-02-356
	§	
COUNTY OF HIDALGO	§	**KNOW ALL MEN BY THESE PRESENTS:**

That, North Alamo Water Supply Corp. of the County of Hidalgo, State of Texas, hereinafter referred to as Grantors, whether one or more, for and in consideration of the sum of One and no/00 Dollars ($1.00) and other good and valuable consideration to Grantors in hand paid by Hidalgo County , acting by and through the Texas Department of Transportation and the Texas Transportation Commission, the receipt of which is hereby acknowledged, and for which no lien is retained, either expressed or implied, have Quitclaimed and do by these presents Bargain, Sell, Release and forever Quitclaim unto Hidalgo County, Texas all of Grantors' right, title, interest, claim and demand in and to that certain tract or parcel of land, including any improvements thereon, situated in the County of Hidalgo, State of Texas, more particularly described in Exhibit "A," attached hereto and incorporated herein for any and all purposes.

TO HAVE AND TO HOLD for said purposes together with all and singular the rights, privileges, and appurtenances thereto in any manner belonging unto the said Hidalgo County, Texas forever.

IN WITNESS WHEREOF, this instrument is executed on this the 1 day of July, 2019.

NORTH ALAMO WATER SUPPLY CORPORATION
CORPORATE SEAL

N30

Acknowledgement

State of Texas
County of Hidalgo

This instrument was acknowledged before me on _____

by _____.

_____
Notary Public's Signature

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1, 2019 by Steven P. Sanchez, General Manager of North Alamo Water Supply Corp, a private not for profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

Susan J Headley
Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: MANUEL B. AND MATILDE C. GARCIA

FIELD NOTES FOR PARCEL – 60

Being a 0.019 Acres of land, more or less, out of 7.96 acres, being the East 410 feet of the South 64.09 feet of the North 370 Feet out of Farm Tract 199, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Manuel B. and Matilde C. Garcia by virtue of Warranty Deed with Vendor Lien dated March 12, 1993, recorded in Document Number 310973 Deed Records, Hidalgo County, Texas. Said 0.019 acres of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southeast corner of Farm Tract 197, Block 181, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Pages 34-37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,792.9125 and Y=16,598,546.8091. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 3,590.14 feet, along the east property line of Farm Tract 197, Farm Tract 198, and Farm Tract 199 to a point;

THENCE, S 88° 47' 21" W, for a distance of 30.00 feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

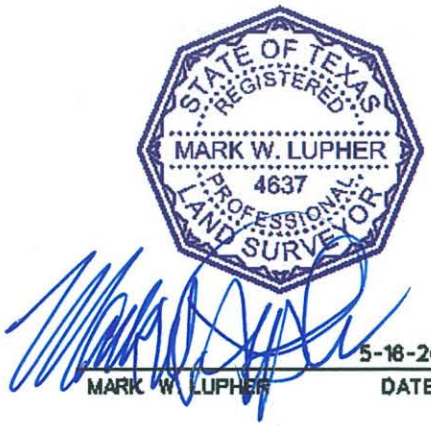
THENCE, S 88° 47' 21" W, for a distance of 11.70 feet, to a No. 4 rebar with plastic cap set for the southwest corner of said tract herein described;

THENCE, in a Northwesterly direction with the Proposed West Right of Way of said Mile 6 West with a curve to the right having a Delta angle 0° 27' 50", a Radius 7922 feet, a Tangent of 32.07 feet, an Arc length 64.15 feet, a Chord length of 64.15 feet, and a Chord bearing N 3° 36' 10" W to a No 4 rebar with cap set for a northwest corner along the Proposed West Right of Way of Mile 6 West tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 14.37 feet to an existing rebar found for the northeast corner of said tract herein described;

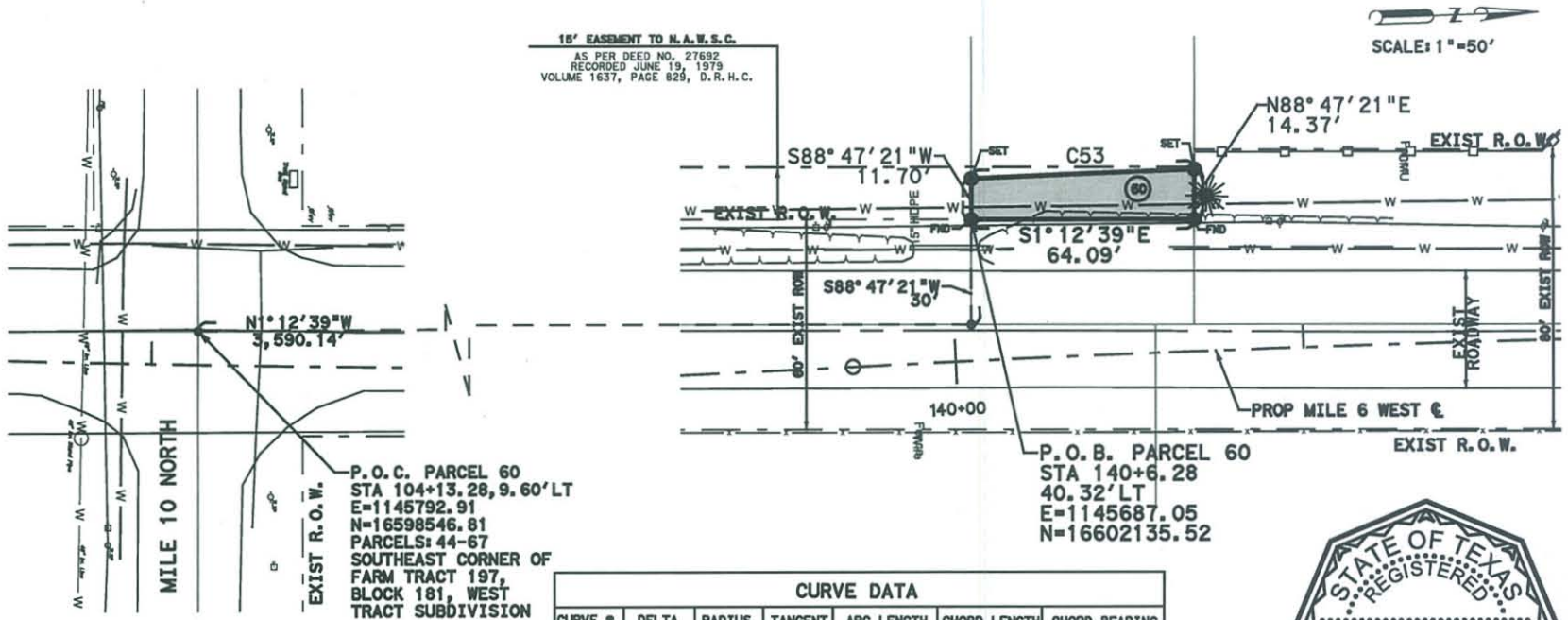
THENCE, S 1° 12' 39" E, for a distance of 64.09 feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 0.019 acres of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description



MARK W. LUPHER — 5-18-2016 DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



CURVE DATA						
CURVE #	DELTA	RADIUS	TANGENT	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C53	0° 27' 50"	7922'	32.07'	64.15'	64.15'	N 3° 36' 10"W

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

SURVEY PLAT
OF
PARCEL 60
BEING A 0.019 ACRE TRACT OF LAND
OUT OF A 7.96 ACRE TRACT BEING THE EAST 410 FEET OF THE SOUTH 64.09 FEET OF THE NORTH 370 FEET
OUT OF FARM TRACT 199
WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS
RECORDED IN VOL. 2, PAGES 34-37 M.R.H.C.

5/16/2016
MARK W. LUPHER DATE

TOTAL ACRE: 7.96 AC
TO BE ACQUIRED: 0.019 AC
REMAINDER: 7.941 AC

OWNER: MANUEL B. AND MATILDE C. GARCIA
BY WARRANTY DEED WITH VENDOR LIEN
DATED MARCH 12, 1993 RECORDED
DOCUMENT NO. 310973 D.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 1707398.

LEGEND
- LOT AND PROPERTY LINES
- EXIST. ROW LINES
- PARCEL BOUNDARY LINES
- EXIST. EASEMENTS INSIDE PARCEL
- EXIST. EASEMENT OUTSIDE PARCEL
- COMMON OWERSHIP LINES
- FENCE LINES
- WV WATER VALVES AND METERS
- SIGNS
- IRRIGATION STAND PIPE
- IV IRRIGATION VALVE
- MONUMENTS
- SET No. 4 REBAR WITH CAP
- P.O.B. POINT OF BEGINNING
- P.O.C. POINT OF COMMENCEMENT
- POWER POLES & GUY WIRE
- PARCEL NUMBER

©2016 Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
TEDSI TBPE F-1440
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1080
Fax: (832) 619-1018

MILE 6 WEST ROAD
PARCEL 60

DIST.	STATE	FEDERAL AID PROJECT NO.	SHEET NO.
	6 TEXAS		MILE 6W
STATE DIST. NO.	COUNTY	CONTROL SUBSECTION	SECTION NO.	JOB NO.	SHEET NO.
PHR	HIDALGO	0921	02	356	

5/16/2016 8:24:00 PM
e:\dgn\tedsi\dgn\35774\Parcel60.dgn

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 is filed for record in the public records: your Social Security Number or your Driver's License Number.

Texas Department of Transportation
Form ROW-N-30
(Rev. 02/16)

NOTE: THIS FORM IS INTENDED SOLELY FOR USE BY THE TEXAS DEPARTMENT OF TRANSPORTATION. USE OF THIS FORM BY PRIVATE PARTIES ATTEMPTING TO QUITCLAIM OR CONVEY PROPERTY MAY RESULT IN THE UNINTENDED CONVEYANCE OF THE GRANTOR'S INTEREST TO HIDALGO COUNTY, TEXAS.

Parcel 61, Mile 6 West Road

QUITCLAIM DEED

THE STATE OF TEXAS	§	**ROW CSJ:** 0921-02-356
	§	
COUNTY OF HIDALGO	§	**KNOW ALL MEN BY THESE PRESENTS:**

That, North Alamo Water Supply Corp. of the County of Hidalgo, State of Texas, hereinafter referred to as Grantors, whether one or more, for and in consideration of the sum of One and no/00 Dollars ($1.00) and other good and valuable consideration to Grantors in hand paid by Hidalgo County , acting by and through the Texas Department of Transportation and the Texas Transportation Commission, the receipt of which is hereby acknowledged, and for which no lien is retained, either expressed or implied, have Quitclaimed and do by these presents Bargain, Sell, Release and forever Quitclaim unto Hidalgo County, **Texas all of Grantors' right, title, interest, claim and demand in and to that** certain tract or parcel of land, including any improvements thereon, situated in the County of Hidalgo, State of Texas, more particularly **described in Exhibit "A," attached hereto and incorporated herein for any and all purposes.**

TO HAVE AND TO HOLD for said purposes together with all and singular the rights, privileges, and appurtenances thereto in any manner belonging unto the said Hidalgo County, Texas forever.

IN WITNESS WHEREOF, this instrument is executed on this the 1 day of July, 2019.

NORTH ALAMO WATER SUPPLY CORPORATION
CORPORATE SEAL

N30

Acknowledgement

State of Texas
County of Hidalgo

This instrument was acknowledged before me on _____

by _____.

_____
Notary Public's Signature

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1, 2019 by Steven P. Sanchez, General Manager of North Alamo Water Supply Corp, a private not for profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

Susan J Headley
Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: EMMA F. CAVAZOS

FIELD NOTES FOR PARCEL – 61

Being 337 Square Feet of land, more or less, out of Lot 1, the Estates at Westhaven Subdivision, an addition to the City of Weslaco, Texas. As recorded in Volume 39, Page 44, Map Records, Hidalgo County Texas. Being a subdivision of 9.27 Acres out of Farm Tract 199, Block 181, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Emma F. Cavazos by virtue of Warranty Deed dated November 9, 2005, recorded in Document Number 1554999 Deed Records, Hidalgo County, Texas. Said 337 Square Feet of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southeast corner of Farm Tract 197, Block 181, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Pages 34-37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,792.9125 and Y=16,598,546.8091. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 3,739.24 feet, along the east property line of Farm Tract 197, Farm Tract 198, and Farm Tract 199 to a point;

THENCE, S 88° 47' 21" W, for a distance of 50.00 feet, to a No. 4 rebar with plastic cap set for the south corner of tract and **The Point Of Beginning** herein described;

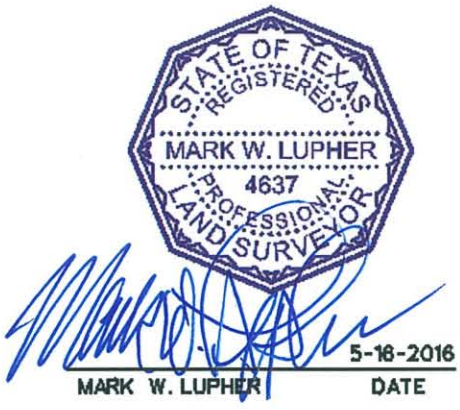
THENCE, N 46° 12' 39" W, for a distance of 42.43 feet, to a No. 4 with plastic cap set for the northwest corner of said tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 15.00 feet along the proposed right of way of Mile 6 West and Westhaven Drive to an existing rebar set for the northeast corner of said tract herein described;

THENCE, S 46° 12' 06" E, for a distance of 21.22 feet along the existing Right of Way of Mile 6 West and Westhaven Drive to an existing rebar set for an internal corner of said tract herein described;

THENCE, S 1° 12' 39" E, for a distance of 15.00 feet along the existing Mile 6 West right of way to the south corner and **POINT OF BEGINNING** and containing 337 Square Feet of land, of **PROPOSED NET TAKING** of land, more or less.

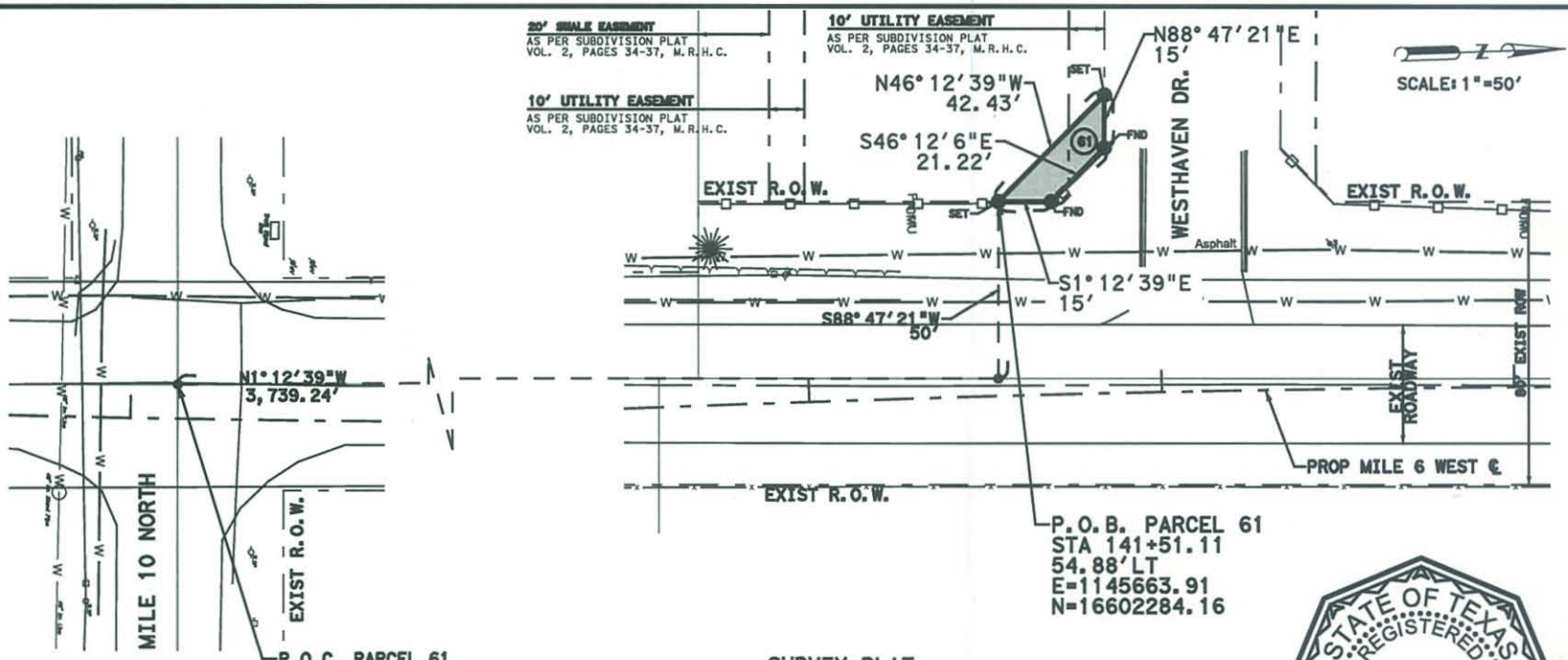
A plat of same date accompanies this Field Note Description



5-18-2016

MARK W. LUPHER DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



SURVEY PLAT
OF
PARCEL 61

BEING A 337 SQUARE FEET TRACT OF LAND
OUT OF LOT 1, THE ESTATES AT WESTHAVEN SUBDIVISION
AN ADDITION TO THE CITY OF WESLACO, TEXAS
AS RECORDED IN VOLUME 39, PAGE 44 M.R.H.C.
BEING A SUBDIVISION OF 9.27 ACRES OUT OF FARM TRACT 199
BLOCK 181, WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS
RECORDED IN VOL. 2, PAGES 34-37 M.R.H.C.

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

5/16/2016
MARK W. LUPHER DATE

TOTAL SQUARE FEET: 26220 SQFT
TO BE ACQUIRED: 337 SQFT
REMAINDER: 25883 SQFT

OWNER: EMMA F. CAVAZOS
BY WARRANTY DEED
DATED NOVEMBER 9, 2005 RECORDED
DOCUMENT NO. 1554999 D.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 1554999.

LEGEND

	LOT AND PROPERTY LINES
	EXIST. ROW LINES
	PARCEL BOUNDARY LINES
	EXIST. EASEMENTS INSIDE PARCEL
	EXIST. EASEMENT OUTSIDE PARCEL
	COMMON OWERSHIP LINES
	FENCE LINES
WM	WATER VALVES AND METERS
	SIGNS
	IRRIGATION STAND PIPE
IOV	IRRIGATION VALVE
	MONUMENTS
	SET No. 4 REBAR WITH CAP
P.O.B.	POINT OF BEGINNING
P.O.C.	POINT OF COMMENCEMENT
	POWER POLES & GUY WIRE
	PARCEL NUMBER

©2016
Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
TEDSI TBPE F-1443
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1080
Fax: (832) 619-1018

MILE 6 WEST ROAD
PARCEL 61

DIST.	STATE	FEDERAL AID PROJECT NO.			SHEET NO.
	6	TEXAS			MILE 6W
STATE DIST. NO.	COUNTY	CONTROL SECT.	SECTION NO.	JOB NO.	SHEET NO.
PHR	HIDALGO	0921	02	356	

5/16/2016 8:24:08 PM
c:\pw~tedsi\dms35775\Parcel61.dgn

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 is filed for record in the public records: your Social Security Number or your Driver's License Number.

Texas Department of Transportation
Form ROW-N-30
(Rev. 02/16)

NOTE: THIS FORM IS INTENDED SOLELY FOR USE BY THE TEXAS DEPARTMENT OF TRANSPORTATION. USE OF THIS FORM BY PRIVATE PARTIES ATTEMPTING TO QUITCLAIM OR CONVEY PROPERTY MAY RESULT IN THE UNINTENDED CONVEYANCE OF THE GRANTOR'S INTEREST TO HIDALGO COUNTY, TEXAS.

Parcel 62, Mile 6 West Road

QUITCLAIM DEED

THE STATE OF TEXAS	§	**ROW CSJ:** 0921-02-356
	§	
COUNTY OF HIDALGO	§	**KNOW ALL MEN BY THESE PRESENTS:**

That, North Alamo Water Supply Corp. of the County of Hidalgo, State of Texas, hereinafter referred to as Grantors, whether one or more, for and in consideration of the sum of One and no/00 Dollars ($1.00) and other good and valuable consideration to Grantors in hand paid by Hidalgo County , acting by and through the Texas Department of Transportation and the Texas Transportation Commission, the receipt of which is hereby acknowledged, and for which no lien is retained, either expressed or implied, have Quitclaimed and do by these presents Bargain, Sell, Release and forever Quitclaim unto Hidalgo County, **Texas all of Grantors' right, title, interest, claim and demand in and to that** certain tract or parcel of land, including any improvements thereon, situated in the County of Hidalgo, State of Texas, more particularly **described in Exhibit "A," attached hereto and incorporated herein for any and all purposes.**

TO HAVE AND TO HOLD for said purposes together with all and singular the rights, privileges, and appurtenances thereto in any manner belonging unto the said Hidalgo County, Texas forever.

IN WITNESS WHEREOF, this instrument is executed on this the 1 day of July, 2019

NORTH ALAMO WATER SUPPLY CORPORATION
CORPORATE SEAL

N30

Acknowledgement

State of Texas
County of Hidalgo

This instrument was acknowledged before me on _____

by _____.

_____
Notary Public's Signature

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1, 2019 by Steven P. Sanchez, General Manager of North Alamo Water Supply Corp, a private not for profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680102-0
My Commission Expires
06-25-2021

Susan J Headley
Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: ROEL M. AND PATRICIA V. CARREON

FIELD NOTES FOR PARCEL – 62

Being 337 Square Feet of land, more or less, out of Lot 14, the Estates at Westhaven Subdivision, an addition to the City of Weslaco, Texas. As recorded in Volume 39, Page 44, Map Records, Hidalgo County Texas. Being a subdivision of 9.27 Acres out of Farm Tract 199, Block 181, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Roel M. and Patricia V. Carreon by virtue of Warranty Deed with Vendor Lien dated September 15, 1997, recorded in Document Number 626448 Deed Records, Hidalgo County, Texas. Said 337 Square Feet of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southeast corner of Farm Tract 197, Block 181, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Pages 34-37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,792.9125 and Y=16,598,546.8091. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 3,819.24 feet, along the east property line of Farm Tract 197, Farm Tract 198, and Farm Tract 199 to a point;

THENCE, S 88° 47' 21" W, for a distance of 65.00 feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

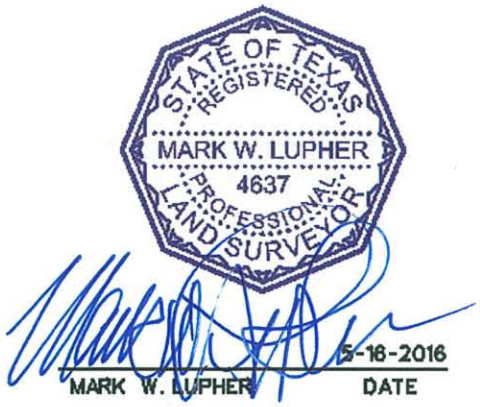
THENCE, S 88° 47' 21" W, for a distance of 15.00 feet, to a No. 4 rebar with plastic cap set for the southwest corner of said tract herein described;

THENCE, N 43° 47' 21" E, for a distance of 42.43 feet to a No. 4 rebar with plastic cap set for the north corner of said tract herein described;

THENCE, S 1° 12' 39" E, for a distance of 15.00 feet along the existing Mile 6 West right of way to a No. 4 rebar with plastic cap set for an internal corner of said tract herein described;

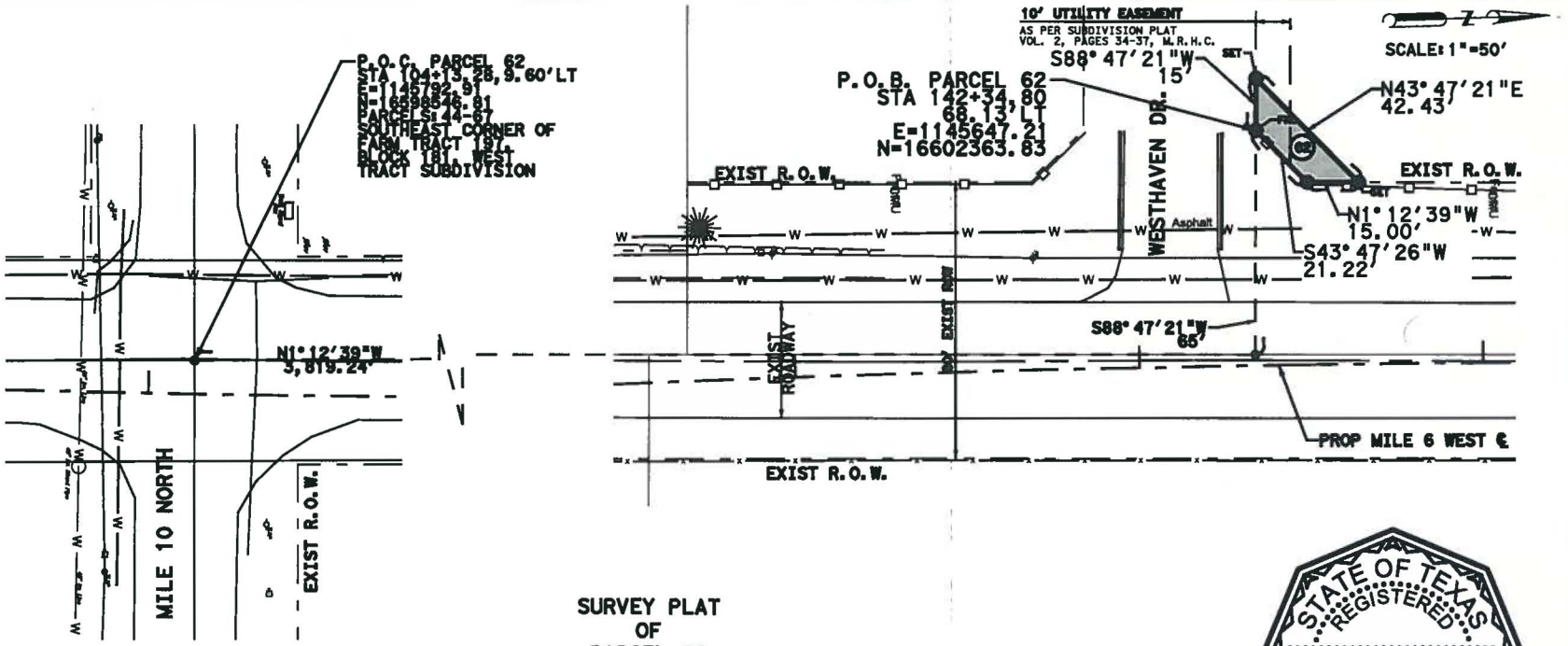
THENCE, S 43° 47' 26" W, for a distance of 21.22 feet along the existing Mile 6 West and Westhaven Drive Right of Way to the southeast corner and **POINT OF BEGINNING** and containing 337 Square Feet of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description



MARK W. LUPHER 5-16-2016 DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



SURVEY PLAT
OF
PARCEL 62

BEING A 337 SQUARE FEET TRACT OF LAND
OUT OF LOT 14, THE ESTATES AT WESTHAVEN SUBDIVISION
AN ADDITION TO THE CITY OF WESLACO, TEXAS
AS RECORDED IN VOLUME 39, PAGE 44 M.R.H.C.
BEING A SUBDIVISION OF 9.27 ACRES OUT OF FARM TRACT 199
BLOCK 181, WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS
RECORDED IN VOL. 2, PAGES 34-37 M.R.H.C.

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

5/26/2016
MARK W. LUPHER DATE

TOTAL SQUARE FEET: 21,123 SQFT
TO BE ACQUIRED: 337 SQFT
REMAINDER: 20,673 SQFT

OWNER: ROEL M. AND PATRICIA V. CARREON
BY WARRANTY DEED WITH VENDOR LIEN
DATED SEPTEMBER 15, 1997 RECORDED
DOCUMENT NO. 626448 D.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 626448.

LEGEND

	LOT AND PROPERTY LINES
	EXIST. ROW LINES
	PARCEL BOUNDARY LINES
	EXIST. PARCEL EASEMENTS INSIDE
	EXIST. PARCEL EASEMENT OUTSIDE
	COMMON OWNERSHIP LINES
	FENCE LINES
WM	WATER VALVES AND METERS
	SIGNS
	IRRIGATION STAND PIPE
IcV	IRRIGATION VALVE
	MONUMENTS
o	SET No. 4 REBAR WITH CAP
P.O.B.	POINT OF BEGINNING
P.O.C.	POINT OF COMMENCEMENT
	POWER POLES & GUY WIRE
	PARCEL NUMBER

©2016
Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018

MILE 6 WEST ROAD
PARCEL 62

	6	TEXAS			
	PHR	HIDALGO	0021	02	358

...\Corrosion.tsdf.com\TPDS\Documents\Projects\2008-0332-01 Mile 6 West\V8.0 TPDS\Design\V8.05 Submittal\Row\Parcel 62\Parcel 62.dgn

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 is filed for record in the public records: your Social Security Number or your Driver's License Number.

Texas Department of Transportation
Form ROW-N-30
(Rev. 02/16)

NOTE: THIS FORM IS INTENDED SOLELY FOR USE BY THE TEXAS DEPARTMENT OF TRANSPORTATION. USE OF THIS FORM BY PRIVATE PARTIES ATTEMPTING TO QUITCLAIM OR CONVEY PROPERTY MAY RESULT IN THE UNINTENDED CONVEYANCE OF THE GRANTOR'S INTEREST TO HIDALGO COUNTY, TEXAS.

Parcel 63, Mile 6 West Road

QUITCLAIM DEED

THE STATE OF TEXAS	§	**ROW CSJ:** 0921-02-356
	§	
COUNTY OF HIDALGO	§	**KNOW ALL MEN BY THESE PRESENTS:**

That, North Alamo Water Supply Corp. of the County of Hidalgo, State of Texas, hereinafter referred to as Grantors, whether one or more, for and in consideration of the sum of One and no/00 Dollars ($1.00) and other good and valuable consideration to Grantors in hand paid by Hidalgo County , acting by and through the Texas Department of Transportation and the Texas Transportation Commission, the receipt of which is hereby acknowledged, and for which no lien is retained, either expressed or implied, have Quitclaimed and do by these presents Bargain, Sell, Release and forever Quitclaim unto Hidalgo County, Texas all of Grantors' right, title, interest, claim and demand in and to that certain tract or parcel of land, including any improvements thereon, situated in the County of Hidalgo, State of Texas, more particularly described in Exhibit "A," attached hereto and incorporated herein for any and all purposes.

TO HAVE AND TO HOLD for said purposes together with all and singular the rights, privileges, and appurtenances thereto in any manner belonging unto the said Hidalgo County, Texas forever.

IN WITNESS WHEREOF, this instrument is executed on this the 1 day of July, 2019

NORTH ALAMO WATER SUPPLY CORPORATION
CORPORATE SEAL

* N 3 0 *

Acknowledgement

State of Texas
County of Hidalgo

This instrument was acknowledged before me on _____

by _____.

_____
Notary Public's Signature

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1, 2019 by Steven P. Sanchez, General Manager of North Alamo Water Supply Corp, a private not for profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680108-0
My Commission Expires
06-26-2021

Susan J Headley
Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: DANIEL AND NORMA DE LEON, JR.

FIELD NOTES FOR PARCEL – 63

Being 4,400 Square Feet of land, more or less, out of Lot 6, Henri Acres Subdivision, as recorded in Volume 25, Page 37, Map Records, Hidalgo County Texas. Being a subdivision of 6.00 Acres out of Farm Tract 200, Block 181, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Daniel and Norma de Leon, Jr. by virtue of Warranty Deed with Vendor Lien dated May 9, 2002, recorded in Document Number 1084415 Deed Records, Hidalgo County, Texas. Said 4,400 Square Feet of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southeast corner of Farm Tract 197, Block 181, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Pages 34-37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,792.9125 and Y=16,598,546.8091. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12' 39" W, for a distance of 3,960.16 feet, along the east property line of Farm Tract 197, Farm Tract 198, Farm Tract 199, and Farm Tract 200 to a point;

THENCE, S 88° 47' 21" W, for a distance of 30.00 feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

THENCE, S 88° 47' 21" W, for a distance of 20.00 feet, to a No. 4 with plastic cap set for the southwest corner of said tract herein described;

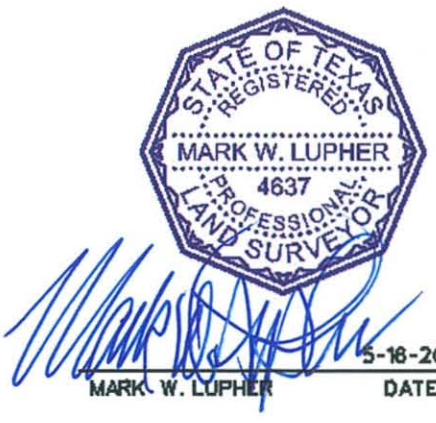
THENCE, N 1° 12' 39" W, for a distance of 199.86 feet along the proposed right of way of Mile 6 West to a No. 4 rebar with plastic cap set for a interior corner of said tract herein described;

THENCE, in a Northwesterly direction with the Proposed West Right of Way of said Mile 6 West with a curve to the right having a Delta angle 0° 08' 45", a Radius 7922 feet, a Tangent of 10.08 feet, an Arc length 20.15 feet, a Chord length of 20.15 feet, and a Chord bearing N 1° 08' 17" W to a No 4 rebar with cap set for a northwest corner along the Proposed West Right of Way of Mile 6 West tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 19.98 feet to an existing rebar found for the northeast corner of said tract herein described;

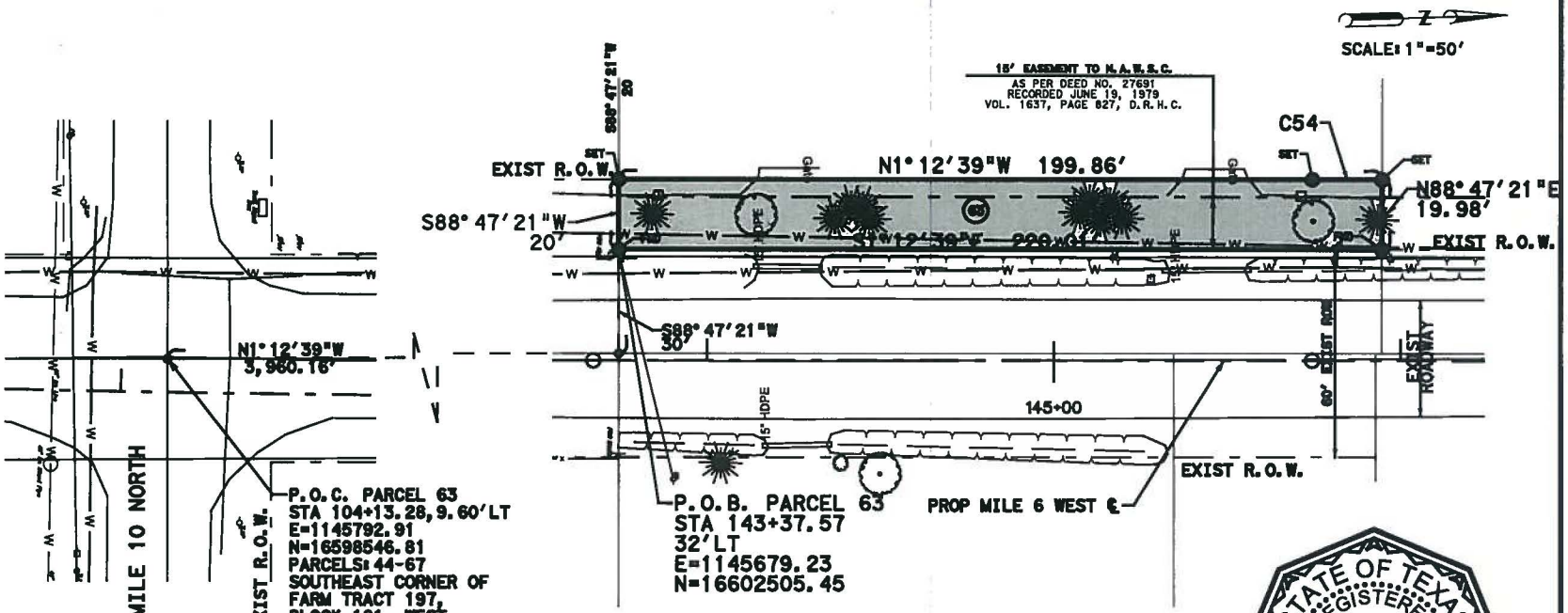
THENCE, S 1° 12' 39" E, for a distance of 220.01 feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 4,400 Square Feet of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description



5-18-2016
MARK W. LUPHER DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



CURVE DATA						
CURVE #	DELTA	RADIUS	TANGENT	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C54	0° 08' 45"	7922'	10.08'	20.15'	20.15'	N 1° 8' 17"W

SURVEY PLAT
OF
PARCEL 63

BEING A 4,400 SQUARE FEET TRACT OF LAND
OUT OF LOT 6, HENRI ACRES SUBDIVISION
AS RECORDED IN VOL. 25, PAGE 37 M.R.H.C.
BEING A SUBDIVISION OF THE EAST 6.00 ACRES OUT OF FARM TRACT 200,
BLOCK 181, WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS
RECORDED IN VOL. 2, PAGES 34-37 M.R.H.C.

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

6/28/2016
MARK W. LUPHER DATE

TOTAL SQUARE FEET: 36,962 SQFT
TO BE ACQUIRED: 4,400 SQFT
REMAINDER: 32,562 SQFT

OWNER: DANIEL AND NORMA DE LEON, JR.
BY WARRANTY DEED WITH VENDOR LIEN
DATED MAY 9, 2002 RECORDED
DOCUMENT NO. 1084415 D.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 1084415.

LEGEND

- LOT AND PROPERTY LINES
- EXIST. ROW LINES
- PARCEL BOUNDARY LINES
- EXIST. EASEMENTS INSIDE PARCEL
- EXIST. EASEMENT OUTSIDE PARCEL
- COMMON OWERSHIP LINES
- FENCE LINES
- WV WM — WATER VALVES AND METERS
- SIGNS
- IRRIGATION STAND PIPE
- IcV — IRRIGATION VALVE
- MONUMENTS
- SET No. 4 REBAR WITH CAP
- P.O.B. — POINT OF BEGINNING
- P.O.C. — POINT OF COMMENCEMENT
- POWER POLES & GUY WIRE
- PARCEL NUMBER

©2016 Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
735 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 649-1000
Fax: (832) 649-1038

MILE 6 WEST ROAD
PARCEL 63

DIST.	COUNTY	CONTROL SECT.	JOB NO.	SHEET NO.
PHR	HIDALGO	0221	02	329

STATE: TEXAS
FEDERAL AID PROJECT NO.
MILE 6W

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 is filed for record in the public records: your Social Security Number or your Driver's License Number.

Texas Department of Transportation
Form ROW-N-30
(Rev. 02/16)

NOTE: THIS FORM IS INTENDED SOLELY FOR USE BY THE TEXAS DEPARTMENT OF TRANSPORTATION. USE OF THIS FORM BY PRIVATE PARTIES ATTEMPTING TO QUITCLAIM OR CONVEY PROPERTY MAY RESULT IN THE UNINTENDED CONVEYANCE OF THE GRANTOR'S INTEREST TO HIDALGO COUNTY, TEXAS.

Parcel 64, Mile 6 West Road

QUITCLAIM DEED

THE STATE OF TEXAS	§	**ROW CSJ:** 0921-02-356
	§	
COUNTY OF HIDALGO	§	**KNOW ALL MEN BY THESE PRESENTS:**

That, North Alamo Water Supply Corp. of the County of Hidalgo, State of Texas, hereinafter referred to as Grantors, whether one or more, for and in consideration of the sum of One and no/00 Dollars ($1.00) and other good and valuable consideration to Grantors in hand paid by Hidalgo County , acting by and through the Texas Department of Transportation and the Texas Transportation Commission, the receipt of which is hereby acknowledged, and for which no lien is retained, either expressed or implied, have Quitclaimed and do by these presents Bargain, Sell, Release and forever Quitclaim unto Hidalgo County, Texas all of Grantors' right, title, interest, claim and demand in and to that certain tract or parcel of land, including any improvements thereon, situated in the County of Hidalgo, State of Texas, more particularly described in Exhibit "A," attached hereto and incorporated herein for any and all purposes.

TO HAVE AND TO HOLD for said purposes together with all and singular the rights, privileges, and appurtenances thereto in any manner belonging unto the said Hidalgo County, Texas forever.

IN WITNESS WHEREOF, this instrument is executed on this the 1 day of July, 2019

NORTH ALAMO WATER SUPPLY CORPORATION
CORPORATE SEAL

N30

Acknowledgement

State of Texas
County of Hidalgo

This instrument was acknowledged before me on _____

by _____.

_____
Notary Public's Signature

Corporate Acknowledgment

State of Texas
County of Hidalgo

This instrument was acknowledged before me on July 1, 2019 by Steven P. Sanchez, General Manager of North Abamo Water Supply Corp, a private not for profit corporation, on behalf of said corporation.

SUSAN J HEADLEY
Notary Public, State of Texas
ID# 680103-0
My Commission Expires
06-26-2021

Susan J Headley
Notary Public's Signature

COUNTY: HIDALGO

RCSJ: 0921-02-356
CCSJ: 0921-02-168
HIGHWAY: MILE 6 WEST ROAD

PROJECT LIMITS: Mile 9 North to Mile 11 North

GRANTORS: ROBERTO AND VILMA RODRIGUEZ

FIELD NOTES FOR PARCEL – 64

Being 4,109 Square Feet of land, more or less, out of Lot 5, Henri Acres Subdivision, as recorded in Volume 25, Page 37, Map Records, Hidalgo County Texas. Being a subdivision of the East 6.00 Acres out of Farm Tract 200, Block 181, West Tract Subdivision, Volume 2, Pages 34-37 Map Records, Hidalgo County, Texas. Said Tract is vested to Roberto and Vilma Rodriguez by virtue of Warranty Deed with Vendor Lien dated December 17, 2002, recorded in Document Number 1161726 Deed Records, Hidalgo County, Texas. Said 4,109 Square Feet of land being more particularly described by metes and bounds as follows;

COMMENCING at a point for the Southeast corner of Farm Tract 197, Block 181, out of West Tract Subdivision, Hidalgo County, Texas, as recorded in Volume 2 Pages 34-37 Map Records, Hidalgo County, Texas, said point with Surface coordinates of X=1,145,792.9125 and Y=16,598,546.8091. All bearings and coordinates are based on the State Plane Coordinate System of Texas, South Zone, North American Datum 1983 (1993 adjustment), English Units.

THENCE, N 1° 12’ 39” W, for a distance of 4,180.17 feet, along the east property line of Farm Tract 197, Farm Tract 198, Farm Tract 199, and Farm Tract 200 to a point;

THENCE, S 88° 47' 21" W, for a distance of 30.00 feet, to an existing rebar set for the southeast corner of tract and **The Point Of Beginning** herein described;

THENCE, S 88° 47' 21" W, for a distance of 19.98 feet, to a No. 4 rebar with plastic cap set for the southwest corner of said tract herein described;

THENCE, in a Northwesterly direction with the Proposed West Right of Way of said Mile 6 West with a curve to the right having a Delta angle 1° 35' 29", a Radius 7922 feet, a Tangent of 110.03 feet, an Arc length 220.05 feet, a Chord length of 220.04 feet, and a Chord bearing N 0° 16' 10" W to a No 4 rebar with cap set for a northwest corner along the Proposed West Right of Way of Mile 6 West tract herein described;

THENCE, N 88° 47' 21" E, for a distance of 16.36 feet to an existing rebar found for the northeast corner of said tract herein described;

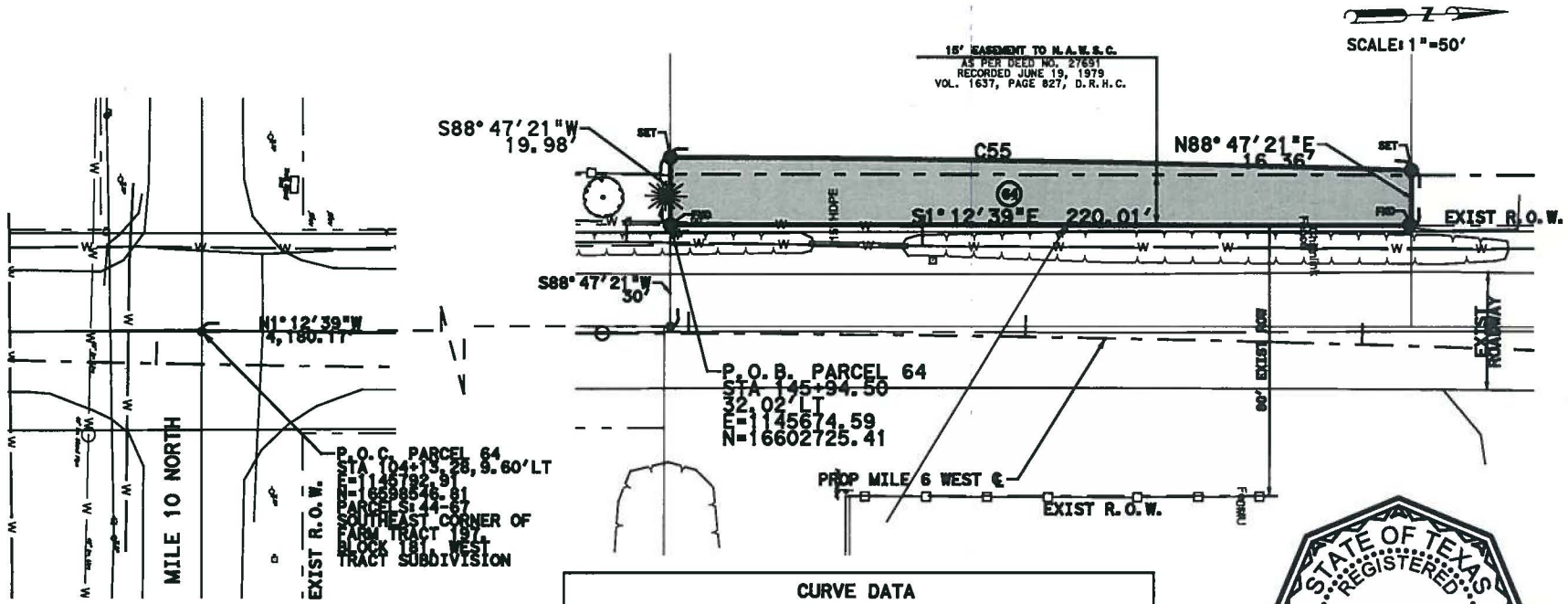
THENCE, S 1° 12' 39" E, for a distance of 220.01 feet along the existing Mile 6 West right of way to the southeast corner and **POINT OF BEGINNING** and containing 4,109 Square Feet of land, of **PROPOSED NET TAKING** of land, more or less.

A plat of same date accompanies this Field Note Description



MARK W. LUPHER — 5-16-2016 DATE

TEDSI INFRASTRUCTURE GROUP
TEDSI
TBPE F-1640
Consulting Engineers
738 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 619-1000
Fax: (832) 619-1018



CURVE DATA						
CURVE #	DELTA	RADIUS	TANGENT	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C55	1°35'29"	7922'	110.03'	220.05'	220.04'	N 0°16'10"W

SURVEY PLAT
OF
PARCEL 64
BEING A 4,109 SQUARE FEET TRACT OF LAND
OUT OF LOT 5, HENRI ACRES SUBDIVISION
AS RECORDED IN VOL. 25, PAGE 37 M.R.H.C.
BEING A SUBDIVISION OF THE EAST 6.00 ACRES OUT OF FARM TRACT 200, BLOCK 181, WEST TRACT SUBDIVISION, HIDALGO COUNTY, TEXAS RECORDED IN VOL. 2, PAGES 34-37 M.R.H.C.

STATE OF TEXAS
REGISTERED
MARK W. LUPHER
4637
PROFESSIONAL
LAND SURVEYOR

6/28/2016
MARK W. LUPHER — DATE

TOTAL SQUARE FEET: 36,963 SQFT
TO BE ACQUIRED: 4,109 SQFT
REMAINDER: 32,854 SQFT

OWNER: ROBERTO AND VILMA RODRIGUEZ
BY WARRANTY DEED WITH VENDOR LIEN
DATED DECEMBER 17, 2002 RECORDED
DOCUMENT NO. 1161726 D.R.H.C.

NOTES:
1. ALL BEARING AND DISTANCES ARE BASED ON THE TEXAS SOUTH COORDINATE SYSTEM (NAD 83), TEXAS SOUTH ZONE.
2. ALL DISTANCES AND COORDINATE SHOWN ARE SURFACE AND MAY BE CONVERTED TO GRID BY MULTIPLYING BY A COMBINED FACTOR OF 0.999960.
3. SET INDICATES (1/2 INCH IRON ROD) No 4 REBAR WITH PLASTIC CAP MARKED "TEDSI".
4. SURVEY LINE LOCATIONS ARE APPROXIMATE AND BASED ON BEST AVAILABLE EVIDENCE.
5. A FIELD NOTE DESCRIPTION OF SAME DATE ACCOMPANIES THIS PLAT.
6. ALL ENCUMBRANCES SHOWN HEREON ARE BASED SOLELY UPON A TITLE REPORT PROVIDED BY SOUTH TEXAS LAND INVESTIGATIONS, TITLE REPORT# 1161726.

LEGEND
- LOT AND PROPERTY LINES
- EXIST. ROW LINES
- PARCEL BOUNDARY LINES
- EXIST. EASEMENTS INSIDE PARCEL
- EXIST. EASEMENT OUTSIDE PARCEL
- COMMON OWERSHIP LINES
- FENCE LINES
- WV — WATER VALVES AND METERS
- SIGNS
- IRRIGATION STAND PIPE
- IV — IRRIGATION VALVE
- MONUMENTS
- SET No. 4 REBAR WITH CAP
- P.O.B. — POINT OF BEGINNING
- P.O.C. — POINT OF COMMENCEMENT
- POWER POLES & GUY WIRE
- (8) — PARCEL NUMBER

©2016 Texas Department of Transportation

Hidalgo County Precinct 1

TEDSI INFRASTRUCTURE GROUP
Consulting Engineers
730 Highway 6 South • Suite 430 • Houston, Texas 77079
Tel: (832) 649-1000
Fax: (832) 649-1012

MILE 6 WEST ROAD
PARCEL 64

DIST	COUNTY	CONTROL SECT	SHEET NO.	SHEET TOTAL
PHR	HIDALGO	0221	02	356

Attachment “J”

Joint Use Agreement

(NOT APPLICABLE)

Section 11.0 Joint Use Agreement (Attachment "J") (2 Originals)

Not Applicable

Manager Approval: _____

Date: 6/25/19