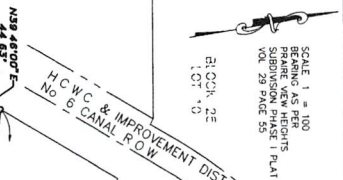
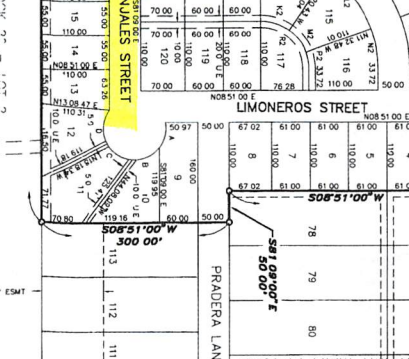
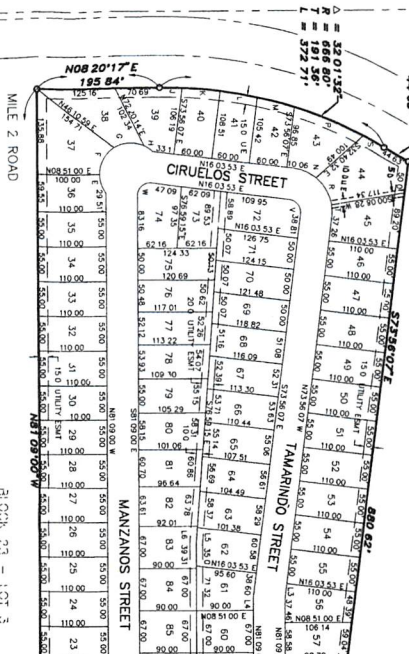


VISTA HERMOSA SUBDIVISION

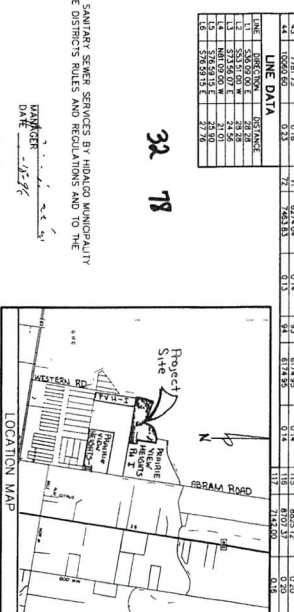
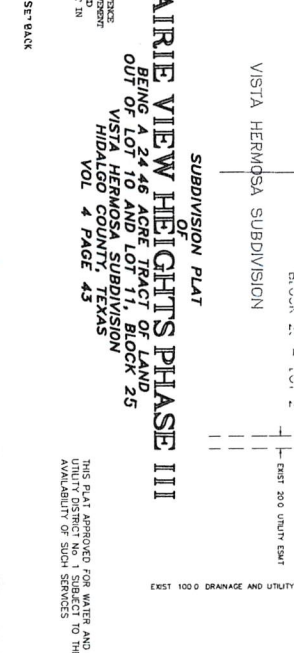
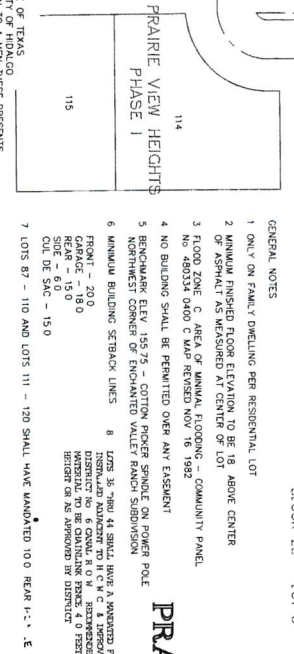


SCALE: 1" = 100'
 ALL DIMENSIONS SHOWN ON THIS PLAN ARE IN FEET AND INCHES. DIMENSIONS IN FEET AND INCHES SHALL BE CONSIDERED TO BE THE FINAL DIMENSIONS FOR THE SUBDIVISION. DIMENSIONS IN FEET AND INCHES SHALL BE CONSIDERED TO BE THE FINAL DIMENSIONS FOR THE SUBDIVISION. DIMENSIONS IN FEET AND INCHES SHALL BE CONSIDERED TO BE THE FINAL DIMENSIONS FOR THE SUBDIVISION.



IRREGULAR LOT INFORMATION - SQUARE FEET & AVERAGE

LOT	SQUARE FEET	AVERAGE
1	10,000	10,000
2	10,000	10,000
3	10,000	10,000
4	10,000	10,000
5	10,000	10,000
6	10,000	10,000
7	10,000	10,000
8	10,000	10,000
9	10,000	10,000
10	10,000	10,000
11	10,000	10,000
12	10,000	10,000
13	10,000	10,000
14	10,000	10,000
15	10,000	10,000
16	10,000	10,000
17	10,000	10,000
18	10,000	10,000
19	10,000	10,000
20	10,000	10,000
21	10,000	10,000
22	10,000	10,000
23	10,000	10,000
24	10,000	10,000
25	10,000	10,000
26	10,000	10,000
27	10,000	10,000
28	10,000	10,000
29	10,000	10,000
30	10,000	10,000
31	10,000	10,000
32	10,000	10,000
33	10,000	10,000
34	10,000	10,000
35	10,000	10,000
36	10,000	10,000
37	10,000	10,000
38	10,000	10,000
39	10,000	10,000
40	10,000	10,000
41	10,000	10,000
42	10,000	10,000
43	10,000	10,000
44	10,000	10,000
45	10,000	10,000



GENERAL NOTES

1. ONLY ONE FAMILY DWELING PER RESIDENTIAL LOT
2. MINIMUM FINISHED FLOOR ELEVATION TO BE 18 ABOVE CENTER OF ASPHALT AS MEASURED AT CENTER OF LOT
3. FLOOD ZONE C AREA OF UNPAID SEWERAGE - COMMUNITY PANEL N. ADDRESS ONLY C MAP REVISION NOV. 16, 1982
4. NO BUILDING SHALL BE PERMITTED OVER ANY EASEMENT
5. BENCHMARK ELEV. 155.75 - COTTON PICKER SPURDLE ON POWER POLE NORTHWEST CORNER OF ENCHanted VALLEY FASHION SUBDIVISION
6. MINIMUM BUILDING SETBACK LINES
7. LOTS 87 - 110 AND LOTS 111 - 120 SHALL HAVE INADEQUATE 10.0 FEET 1'-2" E. SETBACK

STATE OF TEXAS
 COUNTY OF HIDALGO
 I, THE UNDERSIGNED, OWNER OF THE LAND SHOWN ON THIS PLAN, AND HEREBY CERTIFY AS THE PRAIRIE VIEW HEIGHTS PHASE III TO THE COUNTY OF HIDALGO AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE OF CONSIDERATION THEREIN EXPRESSED.

OWNER: MR. JOSE AMANDO BAZAN
 ADDRESS: 2004 N. WESTERN ROAD, MISSION, TEXAS 78472

OWNER: MR. ELIAS GUERRA III
 ADDRESS: RR 7 BOX 14, MISSION, TEXAS 78472

OWNER: MR. ARTEMIO GONZALEZ
 ADDRESS: P.O. BOX 341, MISSION, TEXAS 78476

APPROVED FOR RECORDING:
 HIDALGO COUNTY CLERK
 DATE: 5/1/95

STATE OF TEXAS
 COUNTY OF HIDALGO
 I, THE UNDERSIGNED, OWNER OF THE LAND SHOWN ON THIS PLAN, AND HEREBY CERTIFY AS THE PRAIRIE VIEW HEIGHTS PHASE I TO THE COUNTY OF HIDALGO AND PUBLIC PLACES THEREON SHOWN FOR THE PURPOSE OF CONSIDERATION THEREIN EXPRESSED.

OWNER: MR. JOSE AMANDO BAZAN
 ADDRESS: 2004 N. WESTERN ROAD, MISSION, TEXAS 78472

OWNER: MR. ELIAS GUERRA III
 ADDRESS: RR 7 BOX 14, MISSION, TEXAS 78472

OWNER: MR. ARTEMIO GONZALEZ
 ADDRESS: P.O. BOX 341, MISSION, TEXAS 78476

APPROVED FOR RECORDING:
 HIDALGO COUNTY CLERK
 DATE: 5/1/95

APPROVED FOR RECORDING:
 HIDALGO COUNTY CLERK
 DATE: 5/1/95

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
A	227.00'	152.04'	79.00'	149.21'	S 84°54'16" W	38°22'32"
B	776.80'	271.15'	136.97'	269.78'	N 75°42'59" E	18°59'57"
E	130.00'	191.55'	117.92'	174.68'	N 43°44'35" E	84°25'15"

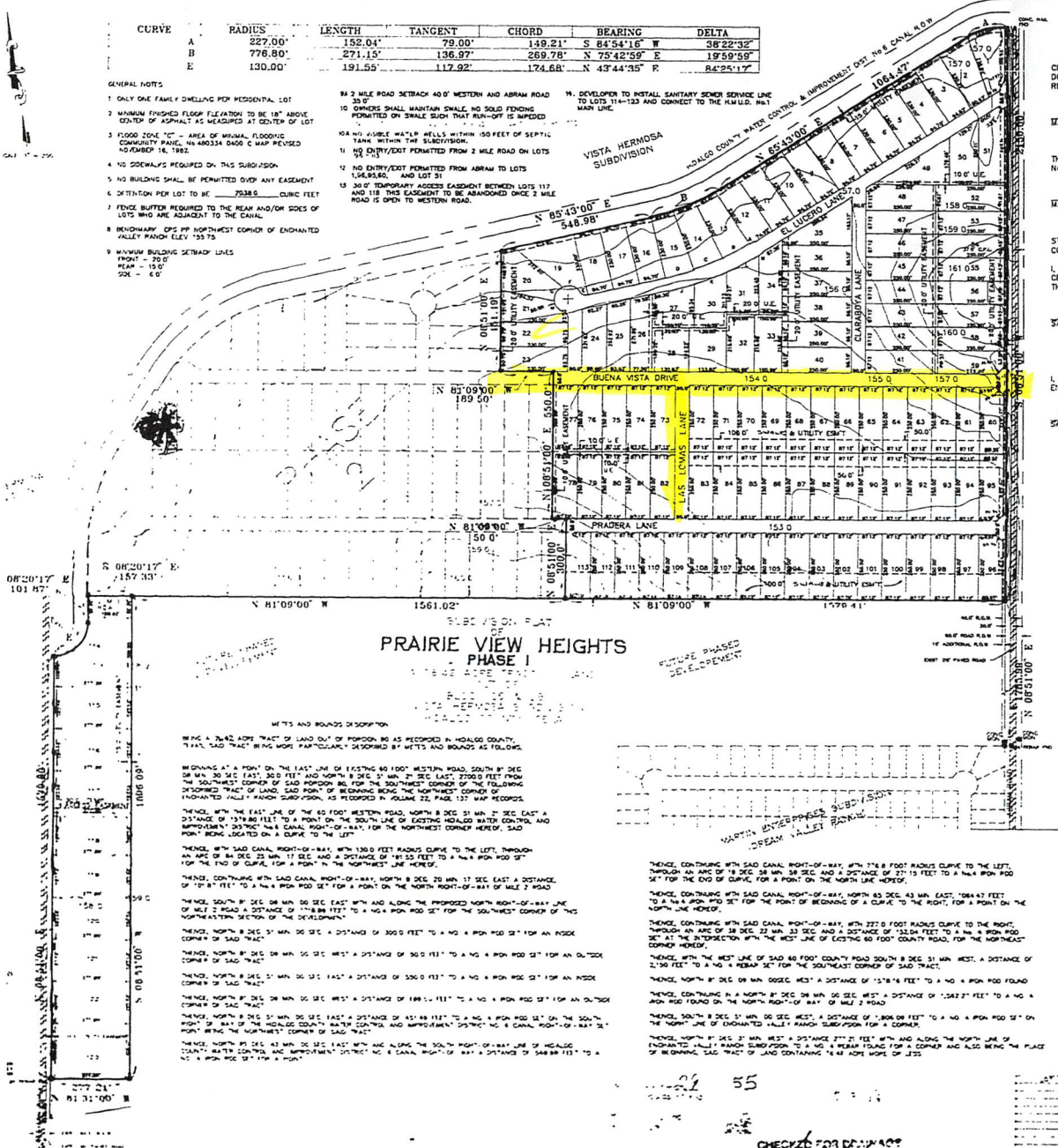
GENERAL NOTES

- ONLY ONE FAMILY DWELLING PER RESIDENTIAL LOT
- MINIMUM FINISHED FLOOR ELEVATION TO BE 18" ABOVE CENTER OF ASPHALT AS MEASURED AT CENTER OF LOT
- FLOOD ZONE "C" - AREA OF MINIMAL FLOODING COMMUNITY PANEL NO. 480334 0400 C MAP REVISED NOVEMBER 16, 1982
- NO DOCKWAYS PERMITTED ON THIS SUBDIVISION
- NO BUILDING SHALL BE PERMITTED OVER ANY EASEMENT
- DISTANCE PER LOT TO BE 7338.8 CUBIC FEET
- FENCE BUTTER REQUIRED TO THE REAR AND/OR SIDES OF LOTS WHO ARE ADJACENT TO THE CANAL
- BOUNDARY OPS PER NORTHWEST CORNER OF ENLARGED VALLEY PRAIRIE ELEV. 159.75
- MINIMUM BUILDING SETBACK LINES FRONT - 20' REAR - 15' SIDE - 6'

M. DEVELOPER TO INSTALL SANITARY SEWER SERVICE LINE TO LOTS 114-123 AND CONNECT TO THE H.I.L.D. MAIN LINE.

H. DEVELOPER TO INSTALL WATER CONTROL & IMPROVEMENT DIST. THE CANAL A.D.P.

NO. DEVELOPER TO INSTALL WATER CONTROL & IMPROVEMENT DIST. THE CANAL A.D.P.



PRAIRIE VIEW HEIGHTS PHASE I

MEETS AND BOUNDS DESCRIPTION

BEING A 76.42 ACRE TRACT OF LAND OUT OF PORTION 80 AS PROVIDED IN HIDALGO COUNTY, TEXAS SAID TRACT BEING MORE PARTICULARLY DESCRIBED BY METS AND BOUNDS AS FOLLOWS:

BEGINNING AT A POINT ON THE EAST LINE OF EXISTING 60 FOOT WESTERN ROAD SOUTH BY DEC 31 MIN. 30 SEC EAST 360 FEET AND NORTH 8 DEC 31 MIN. 27 SEC EAST 2700 FEET FROM THE SOUTHWEST CORNER OF SAID PORTION 80, FOR THE SOUTHWEST CORNER OF THE FOLLOWING DESCRIBED TRACT OF LAND, SAID POINT OF BEGINNING BEING THE NORTHWEST CORNER OF ENLARGED VALLEY PRAIRIE SUBDIVISION, AS PROVIDED IN H.I.L.D. MAP 137 MAP RECORDS.

THENCE WITH THE EAST LINE OF THE 60 FOOT WESTERN ROAD, NORTH 8 DEC 31 MIN. 27 SEC EAST A DISTANCE OF 1378.80 FEET TO A POINT ON THE SOUTH LINE OF EXISTING HIDALGO WATER CONTROL AND IMPROVEMENT DISTRICT CANAL, NORTH-OF-WAY, FOR THE NORTHWEST CORNER HEREOF, SAID POINT BEING LOCATED ON A CURVE TO THE LEFT.

THENCE WITH SAID CANAL, NORTH-OF-WAY, WITH 776.8 FEET RADIUS CURVE TO THE LEFT, THROUGH AN ARC OF 84 DEC 23 MIN. 11 SEC AND A DISTANCE OF 181.53 FEET TO A 1/4 ACRE POB SET FOR THE END OF CURVE, FOR A POINT ON THE NORTHWEST LINE HEREOF.

THENCE, CONTINUING WITH SAID CANAL, NORTH-OF-WAY, NORTH 8 DEC 20 MIN. 17 SEC EAST A DISTANCE OF 107.87 FEET TO A 1/4 ACRE POB SET FOR A POINT ON THE NORTH-OF-WAY LINE HEREOF.

THENCE SOUTH BY DEC 08 MIN. 06 SEC EAST WITH AND ALONG THE PROPOSED NORTH-OF-WAY LINE OF MILE 2 ROAD A DISTANCE OF 114.80 FEET TO A 1/4 ACRE POB SET FOR THE SOUTHWEST CORNER OF THIS NORTHWEST SECTION OF THE DEVELOPMENT.

THENCE, NORTH 8 DEC 31 MIN. 26 SEC WEST A DISTANCE OF 300.0 FEET TO A 1/4 ACRE POB SET FOR AN INSIDE CORNER OF SAID TRACT.

THENCE NORTH BY DEC 08 MIN. 06 SEC WEST A DISTANCE OF 36.0 FEET TO A 1/4 ACRE POB SET FOR AN OUTSIDE CORNER OF SAID TRACT.

THENCE NORTH 8 DEC 31 MIN. 26 SEC EAST A DISTANCE OF 300.0 FEET TO A 1/4 ACRE POB SET FOR AN INSIDE CORNER OF SAID TRACT.

THENCE NORTH BY DEC 08 MIN. 06 SEC WEST A DISTANCE OF 189.1 FEET TO A 1/4 ACRE POB SET FOR AN OUTSIDE CORNER OF SAID TRACT.

THENCE NORTH 8 DEC 31 MIN. 26 SEC EAST A DISTANCE OF 451.48 FEET TO A 1/4 ACRE POB SET ON THE SOUTH POINT OF WAY OF THE HIDALGO COUNTY WATER CONTROL AND IMPROVEMENT DISTRICT NO. 6 CANAL, NORTH-OF-WAY SET POINT BEING THE NORTHWEST CORNER OF SAID TRACT.

THENCE NORTH 8 DEC 31 MIN. 26 SEC WEST A DISTANCE OF 114.80 FEET WITH AND ALONG THE SOUTH-OF-WAY LINE OF HIDALGO COUNTY WATER CONTROL AND IMPROVEMENT DISTRICT NO. 6 CANAL, NORTH-OF-WAY A DISTANCE OF 548.88 FEET TO A 1/4 ACRE POB SET FOR A POB.

THENCE, CONTINUING WITH SAID CANAL, NORTH-OF-WAY, WITH THE 776.8 FEET RADIUS CURVE TO THE LEFT, THROUGH AN ARC OF 84 DEC 23 MIN. 11 SEC AND A DISTANCE OF 177.15 FEET TO A 1/4 ACRE POB SET FOR THE END OF CURVE, FOR A POINT ON THE NORTH LINE HEREOF.

THENCE, CONTINUING WITH SAID CANAL, NORTH-OF-WAY, NORTH 85 DEC 43 MIN. EAST, 1064.47 FEET TO A 1/4 ACRE POB SET FOR THE POINT OF BEGINNING OF A CURVE TO THE RIGHT, FOR A POINT ON THE NORTH LINE HEREOF.

THENCE, CONTINUING WITH SAID CANAL, NORTH-OF-WAY, WITH 227.0 FEET RADIUS CURVE TO THE RIGHT, THROUGH AN ARC OF 38 DEC 22 MIN. 33 SEC AND A DISTANCE OF 132.04 FEET TO A 1/4 ACRE POB SET AT THE INTERSECTION WITH THE WEST LINE OF EXISTING 60 FOOT COUNTY ROAD, FOR THE NORTHWEST CORNER HEREOF.

THENCE WITH THE WEST LINE OF SAID 60 FOOT COUNTY ROAD SOUTH 8 DEC 31 MIN. WEST, A DISTANCE OF 21.30 FEET TO A 1/4 ACRE POB SET FOR THE SOUTHWEST CORNER OF SAID TRACT.

THENCE NORTH BY DEC 08 MIN. 06 SEC WEST A DISTANCE OF 127.8 FEET TO A 1/4 ACRE POB FOUND ON THE NORTH-OF-WAY LINE HEREOF.

THENCE, CONTINUING IN A NORTH BY DEC 08 MIN. 06 SEC WEST A DISTANCE OF 128.27 FEET TO A 1/4 ACRE POB FOUND ON THE NORTH-OF-WAY LINE HEREOF.

THENCE SOUTH 8 DEC 31 MIN. 26 SEC WEST, A DISTANCE OF 1.00608 FEET TO A 1/4 ACRE POB SET ON THE NORTH LINE OF ENLARGED VALLEY PRAIRIE SUBDIVISION FOR A CORNER.

THENCE NORTH BY DEC 31 MIN. 26 SEC WEST A DISTANCE OF 272.3 FEET WITH AND ALONG THE NORTH LINE OF ENLARGED VALLEY PRAIRIE SUBDIVISION TO A 1/4 ACRE POB FOUND FOR A CORNER AND ALSO BEING THE PLACE OF BEGINNING, SAID TRACT OF LAND CONTAINING 1/4 ACRE MORE OR LESS.

CHECKED FOR DEVIANCE BY [Signature]

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

[Signature]
MAYOR - CITY OF MISSION

THIS PLAT APPROVED FOR WATER AND SANITARY SEWER SERVICES BY HIDALGO MINICIPALITY UTILITY DISTRICT NO.1 SUBJECT TO THE DISTRICT'S RULES AND REGULATIONS AND TO THE AVAILABILITY OF SUCH SERVICES

[Signature]
MANAGER

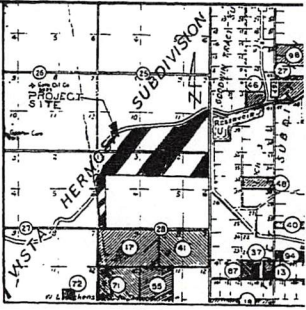
STATE OF TEXAS
COUNTY OF HIDALGO

I, THE UNDERSIGNED, A REGISTERED PROFESSIONAL LAND SURVEYOR No. 3218 IN THE STATE OF TEXAS, HEREBY CERTIFY THE ABOVE FOREGOING PLAT TO BE TRUE AND CORRECT REPRESENTATION OF THE LAND AS SURVEYED ON THE GROUND UNDER MY DIRECTION AND SUPERVISION

SAMUEL H. FARIS, P.E., R.P.L.S.

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

SAMUEL H. FARIS, P.E., 235025



LOCATION MAP

IRREGULAR LOT TABLE

LOT NO	AREA
1	21,595 sq. ft.
2	23,584 sq. ft.
3	23,188 sq. ft.
12	21,781 sq. ft.
13	22,562 sq. ft.
14	22,545 sq. ft.
15	21,540 sq. ft.
16	28,433 sq. ft.
20	26,000 sq. ft.
21	21,780 sq. ft.
24	21,780 sq. ft.
25	21,780 sq. ft.
26	21,780 sq. ft.
27	21,780 sq. ft.
30	21,780 sq. ft.
31	21,780 sq. ft.
34	21,780 sq. ft.
35	25,395 sq. ft.
48	22,677 sq. ft.
50	23,241 sq. ft.
31	25,721 sq. ft.
28	21,780 sq. ft.
26	21,780 sq. ft.
95	21,780 sq. ft.
114	58,000 sq. ft.
123	57,935 sq. ft.

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

CHAIRMAN PLANNING & ZONING

STATE OF TEXAS
COUNTY OF HIDALGO

KNOWN TO ALL MEN BY THESE PRESENTS

(WE), THE UNDERSIGNED OWNER(S) OF THE LAND SHOWN ON THIS PLAT AND DESIGNATED HEREIN AS PRAIRIE VIEW HEIGHTS SUBDIVISION, TO THE COUNTY OF HIDALGO, TEXAS AND WHOSE NAME(S) IS(ARE) SUBSCRIBED HERETO, HEREBY DEDICATE FEE TITLE TO THE PUBLIC ALL STREETS, ALLEYS, PARKS, WATER COURSES, DRAINAGE EASEMENTS, AND PUBLIC PLACES THEREBY SHOWN FOR THE PURPOSE AND CONSIDERATION THEREIN EXPRESSED

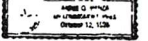
OWNER - MR. LEONEL BAZAN
P.O. BOX 219
PENTAS, TEXAS 78576

OWNER - MR. JOSE AMARDO RIVERA
1517 WESTFORD DRIVE
DEER PARK, HARRIS COUNTY, TEXAS 77036

STATE OF TEXAS
COUNTY OF HIDALGO

BEFORE ME, THE UNDERSIGNED AUTHORITY, ON THIS DAY PERSONALLY APPEARED, MR. LEONEL BAZAN AND JOSE AMARDO RIVERA, JOINTLY 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 CONSIDERATIONS THEREIN STATED

[Signature]
NOTARY PUBLIC AND TOP OF THE STATE OF TEXAS
MY COMMISSION EXPIRES 10-12-95



THIS PLAT IS HEREBY APPROVED BY THE IRRIGATION DISTRICT NO. 6 SUBJECT TO THE CONDITION THAT IF IRRIGATION FROM SAID DISTRICT IS DESIRED TO THE INDIVIDUAL LOTS IN SAID SUBDIVISION PROVISION SHALL BE MADE FOR APPROPRIATE EASEMENTS FOR THE INSTALLATION OF NECESSARY IRRIGATION FACILITIES TO SUCH LOTS FROM THE NEAREST WATER DISTRICT DELIVERY POINT AND IT SHALL BE THE RESPONSIBILITY OF THE OWNER OF THE PROPERTY TO INSTALL SUCH DATED THIS DAY OF 1995

DATE _____ ATTEST _____
SECRETARY

CURVE DATA TABLE

STATION	CHORD	TANGENT	CHORD	BEARING	DELTA
0+00	0.00	0.00	0.00		
0+15	15.00	15.00	15.00		
0+30	30.00	30.00	30.00		
0+45	45.00	45.00	45.00		
0+60	60.00	60.00	60.00		
0+75	75.00	75.00	75.00		
0+90	90.00	90.00	90.00		
1+05	105.00	105.00	105.00		
1+20	120.00	120.00	120.00		
1+35	135.00	135.00	135.00		
1+50	150.00	150.00	150.00		
1+65	165.00	165.00	165.00		
1+80	180.00	180.00	180.00		
1+95	195.00	195.00	195.00		
2+10	210.00	210.00	210.00		
2+25	225.00	225.00	225.00		
2+40	240.00	240.00	240.00		
2+55	255.00	255.00	255.00		
2+70	270.00	270.00	270.00		
2+85	285.00	285.00	285.00		
3+00	300.00	300.00	300.00		
3+15	315.00	315.00	315.00		
3+30	330.00	330.00	330.00		
3+45	345.00	345.00	345.00		
3+60	360.00	360.00	360.00		
3+75	375.00	375.00	375.00		
3+90	390.00	390.00	390.00		
4+05	405.00	405.00	405.00		
4+20	420.00	420.00	420.00		
4+35	435.00	435.00	435.00		
4+50	450.00	450.00	450.00		
4+65	465.00	465.00	465.00		
4+80	480.00	480.00	480.00		
4+95	495.00	495.00	495.00		
5+10	510.00	510.00	510.00		
5+25	525.00	525.00	525.00		
5+40	540.00	540.00	540.00		
5+55	555.00	555.00	555.00		
5+70	570.00	570.00	570.00		
5+85	585.00	585.00	585.00		
6+00	600.00	600.00	600.00		

PHASE V ENGINEERING, INC.
Civil, Structural and Highway Engineering
Land Planning
Construction Management

9120 NORTH 23rd STREET
McALLEN, TEXAS 78504
(210) 688-8304

TITLE: PRAIRIE VIEW HEIGHTS SUBDIVISION

DATE: 1995.3.1695
SCALE: HORIZ. 1"=40' VERT. 1"=20'
P.B. No. 10876
SURVEY BY: [Signature]



Map data ©2021 Google 200 ft