

PLANNING DEPT. PCTS 2 & 4 WATER SERVICE AVAILABILITY		
	APPLICANT	APPLICATION NO.
1.	Natalia Manzanares	2-130
2.	Josefina Villalobos	4-4445
	COMM. COURT: APRIL 6, 2021	



# PLANNING DEPARTMENT

Rev. 05-18-20

## County of Hidalgo

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

Precinct No. 1 Substation  
1900 Joe Stephens Ave.  
Ste. A  
Weslaco, TX 78596  
956-968-4734  
956-973-7850

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

Precinct 1 2 3 4

T.J. Arredondo, CFM  
Director of Planning

Application No: 2-130

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

Upon the application of:

Name: Natalia Manzanaves

Address: 1350 3<sup>rd</sup> st.  
Alamo Tx. 78516

Phone: 956-569-2813

Approved by Environmental Health:	Temporary Service Authorized Signature	Final Service Authorized Signature
Inspection/Permit No:		<u>existing sewer</u>
Date Approved:	<u>1 1</u>	<u>3 12 4 1 21</u>

Water Supplier: North Alamo Water Supply

Utility Provider:  M.V.E.C.     AEP

Account/ESI No.: 1000020999  
 Temporary Pole     Permanent Service

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

Campo Alto lot 129-131

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

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

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

-OR-

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

\_\_\_\_\_  
Planning Department Authorized Signature

\_\_\_\_\_  
Hidalgo County Judge

\_\_\_\_\_  
Date

ATTEST:

\_\_\_\_\_  
Hidalgo County Clerk

\_\_\_\_\_  
Date



# PLANNING DEPARTMENT

Rev. 05-18-20

## County of Hidalgo

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

Precinct No. 1 Substation  
1900 Joe Stephens Ave.  
Ste. A  
Weslaco, TX 78596  
956-968-4734  
956-973-7850

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

Precinct 1 2 3 4

T.J. Arredondo, CFM  
Director of Planning

Application No: 2-130

### AFFIDAVIT TO APPLY TO THE COUNTY OF HIDALGO FOR CERTIFICATE OF WATER SERVICE AVAILABILITY UNDER TEXAS LOCAL GOVT. CODE SECTION 232.029(c)(2)

[Note: To be eligible, the land must not have been subdivided after September 1, 1995.]

THE STATE OF TEXAS     §  
COUNTY OF HIDALGO    §

BEFORE ME, the undersigned authority, on this day personally appeared

Natalia Jaqueline Manzanera

Known to me [or proved to me in the oath of Texas DL br through  
(description of federal or state government ID card with photograph and signature)],  
who swore on oath that the following two statements are true:

1. "I am requesting utility service to the following described land:

Campo Alto 167 129-131, block 40."

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

2. "The land described above has been sold or conveyed to me."

AND [strike through the statement below that does not apply]

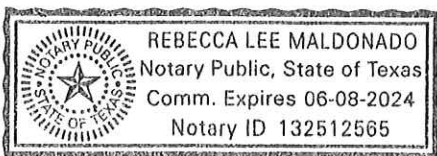
3A. "The land was not sold or conveyed to me by the Subdivider or the subdivider's agent after September 1, 1995."

-OR-

3B. "The land was on August 31, 1999, located in the extraterritorial jurisdiction of a municipality as determined by Local Govt. Code Chapter 42; and the land was not sold or conveyed to me by the Subdivider or the subdivider's agent after September 1, 1999."

[Signature] (Signature)

SUBSCRIBED AND SWORN TO before me on 19th March, 2021, to certify which, witnesses my hand and seal of office.



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



COUNTY OF HIDALGO  
PLANNING DEPARTMENT

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

Precinct No. 1 Substation  
1902 Joe Stephens Ave.  
Weslaco, Texas 78596  
Ph: 956-968-4734  
Fax: 956-973-7850

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

Permit No.: Permit 2-130  
Receipt No.: 011903  
C0800-00-000-0129-00

MANZANARES NATALIA J  
1350 3RD ST  
ALAMO, TX 78516  
(956) 569-2813  
(956) 569-2813

- [1] Contractor: self
- [2] Water System: North Alamo WSC
- [3] Class of Work: 01 Residential, new, Single Family Dwelling
- [4] Size of Structure: 1152Sq.Ft.
- [5] Legal Description: CAMPO ALTO LOT 129 THRU 133
- [6] Location: cesar chavez and 495
- [7] Sewage: North Alamo WSC
- [8] Construction Type: Block
- [9] Est. Cost of Construction: \$15000
- [10] Flood Zone: Zone B

Community Panel Number: 4803340425C  
 Precinct: 2  
 Certification of Elevation Required: No  
 Setbacks: Front 20', Rear 10', Side 6', Side 6', Corner '  
 Special Conditions: must comply with all setbacks and regulations required by the hcpd  
 Description: Permit 2-130  
 Price: \$30.00  
**Total Amount.....\$30.00**  
 Method of Payment: Cash  
 Check/M.O.#:  
 Payment: \$30.  
 Change Due: \$0.00  
 Application: danny.sanchez  
 Inspector: danny.sanchez  
 Receipt: danny.sanchez

Cashier *[Signature]*

05-05-20  
Date

**PROP. ID# 130279**

[NOTICE]

ALL SETBACKS AND FINISH FLOOR ELEVATIONS SHALL BE IN COMPLIANCE WITH THE SUBDIVISION PLAT AND/OR DEED RESTRICTIONS. NO CONSTRUCTION ALLOWED OVER ANY EASEMENTS. NO MORE THAN ONE SINGLE FAMILY RESIDENCE PER LOT. APPLICANT SHALL COMPLY WITH ALL THE PLAT AND OR DEED RESTRICTIONS AND REQUIREMENTS AFFECTING THE LOT. APPLICANT ACKNOWLEDGES THAT NO FURTHER DIVISION OF THE DESCRIBED PROPERTY SHALL BE DONE WITHOUT FIRST PREPARING A SUBDIVISION PLAT IN ACCORDANCE WITH HIDALGO COUNTY SUBDIVISION RULES, TEXAS LOCAL GOVERNMENT CODE AND/OR TEXAS WATER DEVELOPMENT BOARD MODEL SUBDIVISION RULES. A CLEARANCE WILL NOT BE ISSUED FOR ANY PROPERTY LOCATED IN AN AREA DESIGNATED AS ZONE 'A', 'AE', 'AH' OR 'AO' UNTIL THE OWNER AND/OR CONTRACTOR HAS PROVIDED THE PLANNING DEPARTMENT A DEVELOPMENT PERMIT APPROVED BY THE COUNTY OF HIDALGO FLOOD PLAIN administrator INCLUDING AN ELEVATION CERTIFICATE REFLECTING THE PROPOSED FINISHED FLOOR ELEVATION FOR THE IMPROVEMENTS AND THE BASE FLOOD ELEVATION FOR THE PROPERTY. IN ADDITION, A FINAL CLEARANCE WILL NOT BE ISSUED UNTIL THE OWNER AND/OR CONTRACTOR HAS PROVIDED THE PLANNING DEPARTMENT A FINISHED FLOOR CONSTRUCTION ELEVATION CERTIFICATE CONFIRMING THAT ALL IMPROVEMENTS WERE CONSTRUCTED IN ACCORDANCE WITH THE TERMS OF THE INITIAL APPLICATION AND FLOOD PLAIN ADMINISTRATION DEVELOPMENT PERMIT. A SEPARATE PERMIT IS ALSO REQUIRED FOR INSTALLATION OF SEPTIC TANKS AND THE VERIFICATION THAT SEPTIC TANKS WERE INSTALLED IN COMPLIANCE WITH ALL LEGAL REQUIREMENTS. THIS APPLICATION IS SUBJECT TO CANCELLATION IF WORK OR CONSTRUCTION AUTHORIZED IS NOT COMMENCED WITHIN 6 MONTHS OR IF CONSTRUCTION OR WORK IS SUSPENDED OR ABANDONED FOR A PERIOD OF ONE YEAR AT ANY TIME AFTER WORK IS COMMENCED. APPLICANT/OWNER STATES THAT NO STRUCTURE EXISTS ON THIS TRACT OF LAND. IF FOUND IN VIOLATION APPROVED APPLICATION MAY BE REVOKED. APPROVED APPLICATION FEE SHALL BE DOUBLED FOR CONSTRUCTION COMMENCING AND/OR STRUCTURES MOVED IN PRIOR TO OBTAINING AN APPROVED APPLICATION. THE FORGOING IS A TRUE AND CORRECT DESCRIPTION OF THE IMPROVEMENTS CONTEMPLATED BY THE UNDERSIGNED APPLICANT, AND THE APPLICANT STATES THAT THE APPLICANT WILL HAVE FULL AUTHORITY OVER THE CONSTRUCTION OF SAME AND CONTRACTOR AND APPLICANT HEREBY AGREE TO COMPLY WITH ALL COUNTY REQUIREMENTS AND APPLICABLE PLAT AND/OR DEED RESTRICTIONS. APPLICANT AND CONTRACTOR HEREBY CERTIFY THAT EACH HAS READ AND EXAMINED THIS APPLICATION AND KNOW THE SAME TO BE TRUE AND CORRECT. ALL PROVISIONS OF LAWS AND REGULATIONS GOVERNING THIS TYPE OF WORK WILL BE COMPLIED WITH WHETHER SPECIFIED HEREIN OR NOT. THE GRANTING OF A PERMIT DOES NOT PRESUME TO GIVE AUTHORITY TO VIOLATE OR CANCEL THE PROVISIONS OF ANY OTHER STATE OR LOCAL LAW REGULATING CONSTRUCTION OR THE PERFORMANCE OF CONSTRUCTION. BY SIGNING THIS APPLICATION, APPLICANT AND CONTRACTOR AUTHORIZE REPRESENTATIVES OF THE COUNTY OF HIDALGO TO COME ON TO THE CONSTRUCTION SITE TO MONITOR CONTRACTOR'S AND APPLICANT'S COMPLIANCE WITH THE TERMS OF THE PERMIT AND THE COUNTY'S SUBDIVISION REGULATIONS. PLEASE CONTACT PLANNING DEPARTMENT 48 HOURS PRIOR TO POURING OF FOUNDATION FOR INSPECTION OF BUILDING SETBACKS FROM PROPERTY LINES AND FINISH FLOOR ELEVATION. NO CONSTRUCTION ALLOWED OVER ANY EASEMENTS. BUILDING SETBACKS AND FINISH FLOOR ELEVATIONS SHALL BE MET PRIOR TO POURING FOUNDATION OR WHEN MOVING IN A STRUCTURE.

*[Signature]*  
Signature of Owner or Applicant

5/5/20  
Date

**NOTICE OF CONFIDENTIALITY RIGHTS:**  
**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.**

## **WARRANTY DEED**

### **Terms**

Date: **MARCH 23, 2020**

Grantor: **ELVIRA CANTU, A SINGLE PERSON**  
**733 E. AUSTIN AVE., APT. 3**  
**ALAMO, HIDALGO COUNTY, TEXAS 78516**

**HERLINDA MANZANARES, A SINGLE PERSON**  
**1350 3RD ST.**  
**ALAMO, HIDALGO COUNTY, TEXAS 78516**

**AND**

**MOISES CANTU, A SINGLE PERSON**  
**1350 3RD ST.**  
**ALAMO, HIDALGO COUNTY, TEXAS 78516**

Grantee: **NATALIA JAQUELINE MANZANARES, AS HER SEPARATE PROPERTY AND ESTATE**

Grantee's Mailing Address: **1350 3<sup>RD</sup> ST.**  
**ALAMO, HIDALGO COUNTY, TEXAS 78516**

Consideration: **For the love and affection that we bear unto and towards Grantee.**

Property (including any improvements):

**Lots Number 129, 130 and 131, in Campo Alto Subdivision of Lot 7, Block 40, Alamo Land And Sugar Company Subdivision and recorded in Map Book 11, Page 51, Map Records of Hidalgo County, Texas.**

Reservations from and Exception to Conveyance and Warranty:

**Easements, rights-of-way and prescriptive rights, whether of record or not; all presently recorded restrictions, reservations, covenants, conditions, oil and gas leases, mineral severances and other instruments, other than liens and conveyances, that affect the property; rights of adjoining owners in any walls and fences situated on a common boundary; any discrepancies, conflicts, or shortages in area or boundary lines; any encroachments or overlapping of improvements; all rights, obligations and other matters emanating from and existing by reason of the creation, establishment, maintenance, and operation of the Hidalgo County Water District, if any, in which the property is located; taxes for the year 2020 and subsequent years, the payment of which Grantee assumes; and subsequent assessments for that and for years due to change in land usage, ownership, or both the payment of which Grantee assumes.**

**NO TITLE EXAMINATION WAS REQUIRED IN CONNECTION WITH THE PREPARATION OF THE DOCUMENTATION CONCERNING THE SALE AND PURCHASE OF THE ABOVE DESCRIBED PROPERTY, NOR WAS ANY MADE. THE PREPARER EXPRESSES NO OPINION AS TO TITLE TO THIS PROPERTY.**

As a material part of the Consideration for this deed, Grantor and Grantee agree that Grantee is taking the Property "AS IS" with any and all latent and patent defects and that there is no warranty by Grantor that the Property has a particular financial value or is fit for a particular purpose. Grantee acknowledges and stipulates that Grantee is not relying on any representation, statement, or other assertion with respect to the Property condition but is relying on Grantee's examination of the Property. Grantee takes the Property with the express understanding and stipulation that there are no express or implied warranties except for limited warranties of title set forth in this deed.

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

Grantor, grants, sells, and conveys to Grantee the Property, together with all and singular the rights and appurtenances thereto in any way belonging to have and to hold it to Grantee and Grantee's heirs, successors, and assigns forever. Grantor binds Grantor and Grantor's heirs and successors to warrant and forever defend all and singular the Property to Grantee and Grantee's heirs successors, and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof except as to the Reservations from Conveyances and the Exceptions to Conveyance and Warranty.11

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

*Elvira Cantu*

ELVIRA CANTU

*Herlinda Manzanares*

HERLINDA MANZANARES

*Moises Cantu*

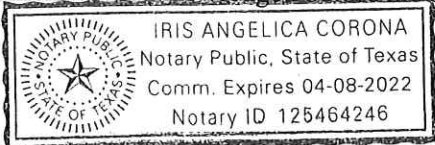
MOISES CANTU

\*\*\*\*\*

(Acknowledgment)

STATE OF TEXAS §  
COUNTY OF HIDALGO §

This instrument was acknowledged before me on this the 7<sup>th</sup>, day of APRIL 2020 by **ELVIRA CANTU.**



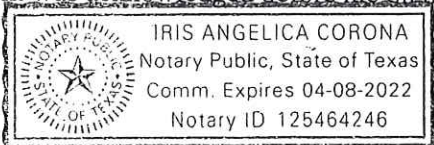
*[Signature]*  
Notary Public, State of Texas

\*\*\*\*\*

(Acknowledgment)

STATE OF TEXAS §  
COUNTY OF HIDALGO §

This instrument was acknowledged before me on this the 7<sup>th</sup>, day of APRIL 2020 by **HERLINDA MANZANARES.**



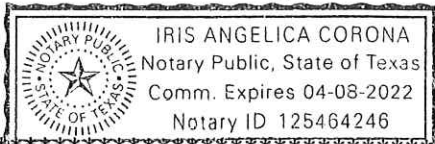
*[Signature]*  
Notary Public, State of Texas

\*\*\*\*\*

(Acknowledgment)

STATE OF TEXAS §  
COUNTY OF HIDALGO §

This instrument was acknowledged before me on this the 7<sup>th</sup>, day of APRIL 2020 by **MOISES CANTU.**

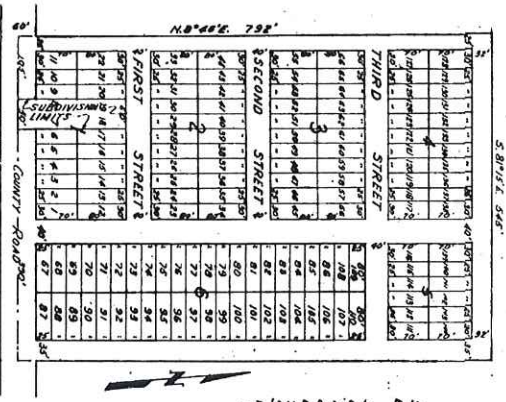


*[Signature]*  
Notary Public, State of Texas

\*\*\*\*\*

After Recording Return To:  
Law Office Arturo Martinez  
414 S. Cage Blvd.  
Pharr, Texas 78577  
Ph:956-781-6203/Fax:956-781-6204

Prepared In The Law Office of  
Arturo Martinez, Attorney  
414 S. Cage Blvd.  
Pharr, Texas 78577

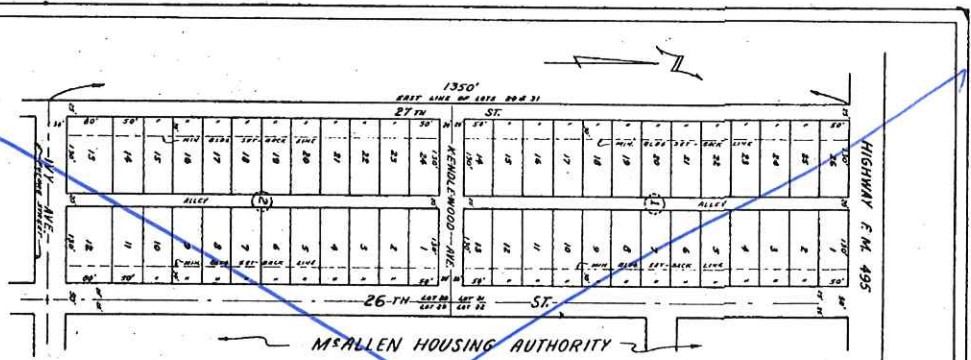


**CAMPO ALTO SUBDIVISION**  
 OF  
**MAP**  
 COUNTY - ROAD...  
 Being a revised Map of a Subdivision made in 1938 of the south 792 feet of the West 343 feet of Block 40 of the Alamo land and Sugar Co's Subdivision of Lands in Hidalgo County Texas.  
 STATE OF TEXAS  
 I, M.B. Gore a Civil Engineer & Surveyor do hereby certify that the accompanying Map is a true and correct representation of a survey made by me, on the ground, for the owner in February A.D. 1938.  
 M.B. Gore  
 Notary Public in and for Hidalgo County Texas



STATE OF TEXAS  
 COUNTY OF HIDALGO  
 I, A.K. Cox Owner of the lands herein shown having caused same to be subdivided do hereby accept, adopt and approve the accompanying Map of said Subdivision of said lands and do hereby grant to the public the use of and an easement into the streets shown thereon. There are reserved over, under and across the streets, shown here on, assessments for water lines, gas lines, sewer lines, telephone and telegraph lines, electric lines and other public utilities. Such assessments are to be for the benefit of myself or those to whom I may here after grant franchise. In testimony whereof witness my hand this 27th of January A.D. 1938.  
 A.K. Cox  
 A.K. Cox

3328  
 FILED FOR RECORD THIS DATE  
 IN 2:45 P.M.  
 FEB 21 1938  
 J.R. [Signature]



**RETAMA TERRACE**  
 MAP  
 OF  
 MCELLEN, TEXAS  
 BEING A RESUBDIVISION OF LOTS 21 & 20, BLOCK 2, C.E. HAMMOND'S SUBDIVISION OF PARCELS 61, 62, 63 & 64, HIGHLAND COUNTY TEXAS  
 STATE OF TEXAS  
 COUNTY OF HIGHLAND  
 I, DAVIS EMMETT, Notary Public in and for the County of Highland, State of Texas, do hereby certify that the accompanying map is a true and correct representation of a survey made by me, on the ground, for the owner in February A.D. 1938.  
 DAVIS EMMETT  
 Notary Public in and for Highland County Texas

3760  
 FILED FOR RECORD THIS DATE  
 IN 10:00 P.M.  
 FEB 28 1938





# PLANNING DEPARTMENT

Rev. 05-18-20

## County of Hidalgo

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

Precinct No. 1 Substation  
1900 Joe Stephens Ave.  
Ste. A  
Weslaco, TX 78596  
956-968-4734  
956-973-7850

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

Precinct 1 2 3 4

T.J. Arredondo, CFM  
Director of Planning

Application No: 4-4445

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

Upon the application of:

Name: Josefina Villalobos

Address: P.O. Box 1  
Hargill Tx 78549

Phone: 361-777-9320

Approved by Environmental Health:	Temporary Service <i>Light only</i> <u>WRamirez</u> Authorized Signature	Final Service  Authorized Signature
Inspection/Permit No:		
Date Approved:	<u>3/24/21</u>	<u>1/1</u>

Water Supplier: North Plains

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

Account/ESI No.: 10032789482728661  
[ ] Temporary Pole [  ] Permanent Service

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

- A 0.21 of an acre tract of land, more or less, being the west 90.00 feet of lots 1 and 2 Block 82, Original Town Township of Hargill.  
[Insert the lot and block number in recorded subdivision, address, or description in deed, etc]

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

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

-OR-

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

\_\_\_\_\_  
Planning Department Authorized Signature

\_\_\_\_\_  
Hidalgo County Judge

\_\_\_\_\_  
Date

ATTEST:

\_\_\_\_\_  
Hidalgo County Clerk

\_\_\_\_\_  
Date



# PLANNING DEPARTMENT

Rev. 05-18-20

## County of Hidalgo

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

Precinct No. 1 Substation  
1900 Joe Stephens Ave.  
Ste. A  
Weslaco, TX 78596  
956-968-4734  
956-973-7850

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

Precinct 1 2 3 4

T.J. Arredondo, CFM  
Director of Planning

Application No: 4-4445

### AFFIDAVIT TO APPLY TO THE COUNTY OF HIDALGO FOR CERTIFICATE OF WATER SERVICE AVAILABILITY UNDER TEXAS LOCAL GOVT. CODE SECTION 232.029(c)(2)

[Note: To be eligible, the land must not have been subdivided after September 1, 1995.]

THE STATE OF TEXAS     §  
COUNTY OF HIDALGO    §

BEFORE ME, the undersigned authority, on this day personally appeared

Josefina Villalobos

Known to me [or proved to me in the oath of Passport Mexico or through  
(description of federal or state government ID card with photograph and signature)],  
who swore on oath that the following two statements are true:

1. "I am requesting utility service to the following described land:

A 0.21 of an acre tract of land, more or less, being the west 90.00 feet of lots."  
land 2 block 82 Original townsite of Harrell

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

2. "The land described above has been sold or conveyed to me."

AND [strike through the statement below that does not apply]

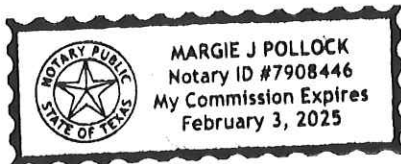
3A. "The land was not sold or conveyed to me by the Subdivider or the subdivider's agent after September 1, 1995."

-OR-

3B. "The land was on August 31, 1999, located in the extraterritorial jurisdiction of a municipality as determined by Local Govt. Code Chapter 42; and the land was not sold or conveyed to me by the Subdivider or the subdivider's agent after September 1, 1999."

Josefina Villalobos Castillo (Signature)

SUBSCRIBED AND SWORN TO before me on 3-20, 2021, to certify which, witnesses my hand and seal of office.



Margie Pollock  
NOTARY PUBLIC IN AND FOR  
THE STATE OF TEXAS



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

3/16/2021 3:28:09 PM

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

Precinct No. 1 Substation  
 1902 Joe Stephens Ave.  
 Weslaco, Texas 78596  
 Ph: 956-968-4734  
 Fax: 956-973-7850

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

Permit No.: Permit 4-4445  
 Receipt No.: 017027  
 H1200-00-082-0001-01

DAVILA PANTALEON JR & VILLALOBOS JOSEFINA

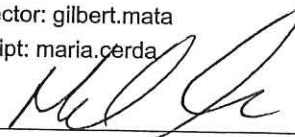
P.O. BOX 1  
 HARGILL, TX 78549  
 (956) 845-6895  
 (361) 777-9320

- [1] Contractor: SELF
- [2] Water System: North Alamo WSC
- [3] Class of Work: 05 Residential, Move In or relocated building
- [4] Size of Structure: 1064Sq.Ft.
- [5] Legal Description: HARGILL TOWNSITE LOTS 1 2 3 R/S OF LOTS 1 & 2 BLK 82
- [6] Location: FM 490 & FM 493
- [7] Sewage: North Alamo WSC
- [8] Construction Type: Wood
- [9] Est. Cost of Construction: \$2400
- [10] Flood Zone: Zone C

Community Panel Number: 4803340250B  
 Precinct: 4  
 Certification of Elevation Required: No  
 Setbacks: Front 50', Rear 15', Side 6', Side 6', Corner '  
 Special Conditions: must comply with all county setbacks and regulations  
 Description: Permit 4-4445  
 Price: \$30.00

**Total Amount.....\$30.00**

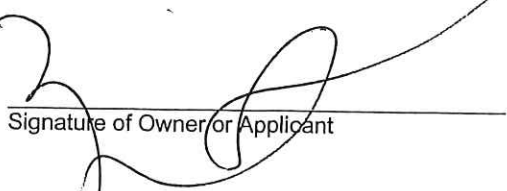
Method of Payment: Cash  
 Check/M.O.#:  
 Payment: \$40  
 Change Due: \$10.00  
 Application: maria.cerda  
 Inspector: gilbert.mata  
 Receipt: maria.cerda

  
 \_\_\_\_\_  
 Cashier

03/16/2021  
 \_\_\_\_\_  
 Date

[NOTICE]

ALL SETBACKS AND FINISH FLOOR ELEVATIONS SHALL BE IN COMPLIANCE WITH THE SUBDIVISION PLAT AND/OR DEED RESTRICTIONS. NO CONSTRUCTION ALLOWED OVER ANY EASEMENTS. NO MORE THAN ONE SINGLE FAMILY RESIDENCE PER LOT. APPLICANT SHALL COMPLY WITH ALL THE PLAT AND OR DEED RESTRICTIONS AND REQUIREMENTS AFFECTING THE LOT. APPLICANT ACKNOWLEDGES THAT NO FURTHER DIVISION OF THE DESCRIBED PROPERTY SHALL BE DONE WITHOUT FIRST PREPARING A SUBDIVISION PLAT IN ACCORDANCE WITH HIDALGO COUNTY SUBDIVISION RULES, TEXAS LOCAL GOVERNMENT CODE AND/OR TEXAS WATER DEVELOPMENT BOARD MODEL SUBDIVISION RULES. A CLEARANCE WILL NOT BE ISSUED FOR ANY PROPERTY LOCATED IN AN AREA DESIGNATED AS ZONE 'A', 'AE', 'AH' OR 'AO' UNTIL THE OWNER AND/OR CONTRACTOR HAS PROVIDED THE PLANNING DEPARTMENT A DEVELOPMENT PERMIT APPROVED BY THE COUNTY OF HIDALGO FLOOD PLAIN administrator INCLUDING AN ELEVATION CERTIFICATE REFLECTING THE PROPOSED FINISHED FLOOR ELEVATION FOR THE IMPROVEMENTS AND THE BASE FLOOD ELEVATION FOR THE PROPERTY. IN ADDITION, A FINAL CLEARANCE WILL NOT BE ISSUED UNTIL THE OWNER AND/OR CONTRACTOR HAS PROVIDED THE PLANNING DEPARTMENT A FINISHED FLOOR CONSTRUCTION ELEVATION CERTIFICATE CONFIRMING THAT ALL IMPROVEMENTS WERE CONSTRUCTED IN ACCORDANCE WITH THE TERMS OF THE INITIAL APPLICATION AND FLOOD PLAIN ADMINISTRATION DEVELOPMENT PERMIT. A SEPARATE PERMIT IS ALSO REQUIRED FOR INSTALLATION OF SEPTIC TANKS AND THE VERIFICATION THAT SEPTIC TANKS WERE INSTALLED IN COMPLIANCE WITH ALL LEGAL REQUIREMENTS. THIS APPLICATION IS SUBJECT TO CANCELLATION IF WORK OR CONSTRUCTION AUTHORIZED IS NOT COMMENCED WITHIN 6 MONTHS OR IF CONSTRUCTION OR WORK IS SUSPENDED OR ABANDONED FOR A PERIOD OF ONE YEAR AT ANY TIME AFTER WORK IS COMMENCED. APPLICANT/OWNER STATES THAT NO STRUCTURE EXISTS ON THIS TRACT OF LAND. IF FOUND IN VIOLATION APPROVED APPLICATION MAY BE REVOKED. APPROVED APPLICATION FEE SHALL BE DOUBLED FOR CONSTRUCTION COMMENCING AND/OR STRUCTURES MOVED IN PRIOR TO OBTAINING AN APPROVED APPLICATION. THE FORGOING IS A TRUE AND CORRECT DESCRIPTION OF THE IMPROVEMENTS CONTEMPLATED BY THE UNDERSIGNED APPLICANT, AND THE APPLICANT STATES THAT THE APPLICANT WILL HAVE FULL AUTHORITY OVER THE CONSTRUCTION OF SAME AND CONTRACTOR AND APPLICANT HEREBY AGREE TO COMPLY WITH ALL COUNTY REQUIREMENTS AND APPLICABLE PLAT AND/OR DEED RESTRICTIONS. APPLICANT AND CONTRACTOR HEREBY CERTIFY THAT EACH HAS READ AND EXAMINED THIS APPLICATION AND KNOW THE SAME TO BE TRUE AND CORRECT. ALL PROVISIONS OF LAWS AND REGULATIONS GOVERNING THIS TYPE OF WORK WILL BE COMPLIED WITH WHETHER SPECIFIED HEREIN OR NOT. THE GRANTING OF A PERMIT DOES NOT PRESUME TO GIVE AUTHORITY TO VIOLATE OR CANCEL THE PROVISIONS OF ANY OTHER STATE OR LOCAL LAW REGULATING CONSTRUCTION OR THE PERFORMANCE OF CONSTRUCTION. BY SIGNING THIS APPLICATION, APPLICANT AND CONTRACTOR AUTHORIZE REPRESENTATIVES OF THE COUNTY OF HIDALGO TO COME ON TO THE CONSTRUCTION SITE TO MONITOR CONTRACTOR'S AND APPLICANT'S COMPLIANCE WITH THE TERMS OF THE PERMIT AND THE COUNTY'S SUBDIVISION REGULATIONS. PLEASE CONTACT PLANNING DEPARTMENT 48 HOURS PRIOR TO POURING OF FOUNDATION FOR INSPECTION OF BUILDING SETBACKS FROM PROPERTY LINES AND FINISH FLOOR ELEVATION. NO CONSTRUCTION ALLOWED OVER ANY EASEMENTS. BUILDING SETBACKS AND FINISH FLOOR ELEVATIONS SHALL BE MET PRIOR TO POURING FOUNDATION OR WHEN MOVING IN A STRUCTURE.

  
 \_\_\_\_\_  
 Signature of Owner or Applicant

3/16/2021  
 \_\_\_\_\_  
 Date

Charge to VLTC  
GF#167609/MC

CORRECTION  
WARRANTY DEED

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

Date: October 20, 2020

Grantor: INA McMANUS a/k/a INA MARGOT McMANUS, a single person; VIRGINIA G. FLORES and husband, DOMINGO FLORES, JR.; ORALIA GONZALEZ, a single person, Individually and as Independent Executrix of the Estate of HUGO GONZALEZ, Deceased; HUGO D. GONZALEZ, a single person; VITO A. GONZALEZ and wife, HILDA GONZALEZ; and GIA M. McCLAIN f/k/a GIA M. GONZALEZ and husband, KENNETH W. McCLAIN

Grantor's Mailing Address:

INA McMANUS a/k/a INA MARGOT McMANUS VIRGINIA G. FLORES and DOMINGO FLORES, JR.  
6528 Kiowa Court 1937 Varsity Drive  
Plano, Texas 75023 Grande Prairie, Texas 75051

ORALIA GONZALEZ, Individually and as HUGO D. GONZALEZ  
Independent Executrix of the Estate of HUGO 7802 Mullen Drive  
GONZALEZ, Deceased Austin, Texas 78757  
6408 N. Taylor Road  
McAllen, Texas 78504

VITO A. GONZALEZ and HILDA GONZALEZ GIA M. McCLAIN f/k/a GIA M. GONZALEZ and  
KENNETH W. McCLAIN  
6408 N. Taylor Road 910 Johns Way  
McAllen, Texas 78504 Little Elm, Texas 75068

Grantee: PANTALEON DAVILA JR. AND WIFE, JOSEFINA VILLALOBOS

Grantee's Mailing Address: PO BOX 1  
Hargill, Texas 78549

Consideration: TEN AND NO/100 DOLLARS (\$10.00) and other valuable consideration

Property (including any improvements): A 0.21 of an acre tract of land, more or less, being the west 90.00 feet of Lots 1 and 2, Block 82, Original Townsite of Hargill, as recorded in Volume 3, Page 45, Map Records, Hidalgo County, Texas, also know as Lots 1, 2 and 3, of the Re-Subdivision of Lots 1 and 2, Block 82, Original Townsite of Hargill, an unrecorded subdivision, also being that certain tract described in Warranty Deed recorded in Volume 1705, Page 643, Deed Records, Hidalgo County, Texas, and being more fully described by metes and bounds as follows:

BEGINNING at a set one-half inch iron rod with a cap labeled "RPLS 4204" on the south Right-of Way line of Sixth Street (FM 490) being the northwest corner of said Lot 1, Block 82, Original Townsite of Hargill, for the northwest corner of herein described tract.

THENCE S 80° 30' 00" E 90.00 feet along said south Right-of-Way line of Sixth Street (FM 490) also being the north line of said Lot 1, Block 82, Original Townsite of Hargill, to a set one-half inch iron rod with a cap labeled "RPLS 4204" being the recognized northeast corner of said Lot 3, of the Re-Subdivision of Lots 1 and 2, Block 82, Original Townsite of Hargill, an unrecorded subdivision, also being the northwest corner of that certain tract described in Warranty Deed recorded in Volume 1608, Page 441, Deed Records, Hidalgo County, Texas, for the northeast corner of herein described tract.

THENCE S 09° 30' 00" W along the east line of said Lot 3, of the Re-Subdivision of Lots 1 and 2, Block 82, Original Townsite of Hargill, an unrecorded subdivision, also being the west line of said certain tract described in Warranty Deed recorded in Volume 1608, Page 441, Deed Records, Hidalgo County, Texas, being parallel to the west line of said Lot 1, Block 82, Original Townsite of Hargill, pass at 50.00 feet a point being the south line of said Lot 1, Block 82, Original Townsite of Hargill, also being the north line of said Lot 2, Block 82, Original Townsite of Hargill, and continuing for a total distance of 100.00 feet to a set one-half inch iron rod with a cap labeled "RPLS 4204" on the south line of said Lot 2, Block 82, Original Townsite of Hargill, being the recognized southeast corner of said Lot 3, of the Re-Subdivision of Lots 1 and 2, Block 82, Original Townsite of Hargill, an unrecorded subdivision, also being the southwest corner of said tract described in Warranty Deed recorded in Volume 1608, Page 441, Deed Records, Hidalgo County, Texas, for the southeast corner of herein described tract.

THENCE N 80° 30' 00" W 90.00 feet along said south line of Lot 2, Block 82, Original Townsite of Hargill, to a found one-half inch iron rod on the east Right-of-Way line of a 20.00 foot alley being the southwest corner of said Lot 2, Block 82, Original Townsite of Hargill, for the southwest corner of herein described tract.

THENCE N 09° 30' 00" E 100.00 feet along said east Right-of-Way line of a 20.00 foot alley being the west line of said Lot 2, Block 82, Original Townsite of Hargill, pass at 50.00 feet a point being the north line of said Lot 2, Block 82, Original Townsite of Hargill, also being the south line of said Lot 1, Block 82, Original Townsite of Hargill, and continuing for a total distance of 100.00 feet to the point of beginning.

Reservations from Conveyance: NONE


Exceptions to Conveyance and Warranty: To the extent they validly exist:

1. Roadways and reservations as shown on the map of Original Townsite of Hargill, recorded in Volume 3, Pages 45-46, Map Records of Hidalgo County, Texas and as shown on the survey dated October 9, 2020, Job No. 2020-177 by Raul E. Garcia, R.P.L.S. No. 4204.
2. Lease for coal, lignite, oil, gas or other minerals, together with rights incident thereto, by and between Sidney C. Lackland, as Lessor, and F.M. McGee, as Lessee, dated October 12, 1937, recorded in Volume 25, Page 171, Oil and Gas Records of Hidalgo County, Texas. Said lease was assigned to Humble Oil & Refining Company by instrument dated November 15, 1937, recorded in Volume 26, Page 392, Oil and Gas Records of Hidalgo County, Texas.
3. Standby fees, taxes and assessments by any taxing authority for the year 2020, and subsequent years, the payment of which Grantee assumes.

Grantor and Grantee agree that Grantor has conveyed the Property and Grantee has accepted the Property in its "AS IS" CONDITION, with any and all defects and without warranty except for the warranties of title and the warranties in the contract executed between Grantor and Grantee.

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

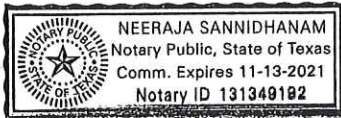
When the context requires, singular nouns and pronouns include the plural.

  
INA McMANUS a/k/a  
INA MARGOT McMANUS

(Acknowledgment)

STATE OF TEXAS \*  
COUNTY OF Collin \*

This instrument was acknowledged before me on 28th, October, 2020 by INA McMANUS a/k/a INA MARGOT McMANUS.



  
NOTARY PUBLIC, STATE OF TEXAS

*Gia McClain*  
*Gonzalez*

GIA M. McCLAIN /k/a  
GIA M. GONZALEZ

*Kenneth W. McClain*  
KENNETH W. McCLAIN

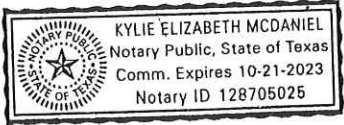
(Acknowledgment)

STATE OF TEXAS \*

COUNTY OF Denton \*

This instrument was acknowledged before me on November 5, 2020, 2020 by GIA M. McCLAIN /k/a GIA M. GONZALEZ.

*Kylie Elizabeth McDaniel*  
NOTARY PUBLIC, STATE OF TEXAS



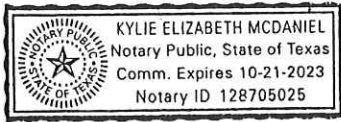
(Acknowledgment)

STATE OF TEXAS \*

COUNTY OF Denton \*

This instrument was acknowledged before me on November 5, 2020 by KENNETH W. McCLAIN.

*Kylie Elizabeth McDaniel*  
NOTARY PUBLIC, STATE OF TEXAS



AFTER RECORDING RETURN TO:  
PANTALEON DAVILA &  
JOSEFINA DAVILA  
1610 Coyote Apt. #4  
Edinburg, Texas 78541

PREPARED IN THE LAW OFFICE OF:  
L.G. "JERRY" CANALES  
6013 N. 10<sup>th</sup> Street  
McAllen, Texas 78504  
File No. 167609