

PLANNING DEPT. PCTS 2 & 4 WATER SERVICE AVAILABILITY		
	APPLICANT	APPLICATION NO.
1.	Moraima Terrazas	4-5170
2.	Oneida Melendez	4-4102
3.	Uriel Lopez	4-5075
4.		
	COMM. COURT: SEPTEMBER 7, 2021	



PLANNING DEPARTMENT

County of Hidalgo

Main Office
1304 South 25th 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: 4-5170

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

Upon the application of:

Name: Moraima Montoya Terrazas

Address: 822^S Richmond
Pharr Tx 78577

Phone: 956 874 7206

Approved by Environmental Health:	Temporary Service <u>Light only</u> <u>M Ramirez</u> Authorized Signature <u>No septic yet</u>	Final Service
Inspection/Permit No:		Authorized Signature
Date Approved:	<u>9/2/21</u>	<u>/ /</u>

Water Supplier: N/A

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

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

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

Delta Orchards Company UT. NO. 1
lot # 31

[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 September 7, 2021, the Hidalgo County Commissioners Court approved the issuance of this certificate stating as follows (strike through the statement that does not apply)

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

~~-OR-~~

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

Planning Department Authorized Signature

Hidalgo County Judge

Date

ATTEST:

Hidalgo County Clerk

Date



PLANNING DEPARTMENT

County of Hidalgo

Rev. 05-18-20

Main Office
1304 South 25th 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: 4-5170

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

Moraima Veronica Montoya De Los Santos
AKA Moraima V. Terrazas

Known to me [or proved to me in the oath of _____ or through
My Passport (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:

Delta Orchards Company UT No. 1 Lot # 31

[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]

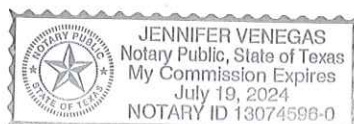
3A. "The land was not sold or conveyed to me by the Subdivider or the subdivider's agent after September 1, 1995."

-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."

MORAIMA V. TERRAZAS (Signature)

SUBSCRIBED AND SWORN TO before me on September 2, 2021, to certify which, witnesses my hand and seal of office.



Jennifer Venegas
NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS



COUNTY OF HIDALGO
PLANNING DEPARTMENT

Main Office	Precinct No. 1 Substation	Precinct No. 3 Substation
1304 South 25th Street	1902 Joe Stephens Ave.	2401 N. Moorefield Rd.
Edinburg, Texas 78542	Weslaco, Texas 78596	Mission, Texas 78572
Ph: 956-318-2840	Ph: 956-968-4734	Ph: 956-205-7045
Fax: 956-318-2844	Fax: 956-973-7850	Fax: 956-205-7049

Permit No.: Permit 4-5170
Receipt No.: 019945
D3800-01-000-0031-00

TERRAZAS HUGO & MORAIMA V
822 RICHMOND DR
PHARR, TX 78577
(956) 874-7206
(956) 874-7206

- [1] Contractor: SELF
- [2] Water System: North Alamo WSC
- [3] Class of Work: 44 Mobile homes
- [4] Size of Structure: 1216Sq.Ft.
- [5] Legal Description: DELTA ORCHARDS COMPANY UT NO. 1
LOT 31 10 ACS. 9.52 ACS. NET
- [6] Location: valverde and benito ramirez
- [7] Sewage: North Alamo WSC
- [8] Construction Type: Metal
- [9] Est. Cost of Construction: \$30680
- [10] Flood Zone: Zone X

Community Panel Number: 4803340325D
Precinct: 4
Certification of Elevation Required: No
Setbacks: Front 40', Rear 15', Side 6', Side 6', Corner '
Special Conditions: must comply with all setbacks and regulations required by the hcpd
Description: Permit 4-5170
Price: \$30.00

Total Amount.....\$30.00

Method of Payment: Cash
Check/M.O.#:
Payment: \$30.00
Change Due: \$0.00
Application: alex.antons
Inspector: danny.sanchez
Receipt: alex.antons

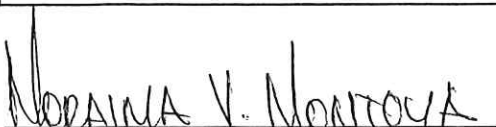


Cashier

9/2/21
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

09/02/21
Date

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

WARRANTY DEED WITH VENDOR'S LIEN

Date: July 7, 2015

Grantor: RICARDO AMBRIZ, AKA RICARDO J. AMBRIZ
and wife, ANA MARIELA ZAVALA

Grantor's Mailing Address (including county): 21216 Uresti Street
Edinburg, Texas 78542
Hidalgo County, Texas

Grantee: HUGO TERRAZAS and wife, MORAIMA V. TERRAZAS

Grantee's Mailing Address (including county): 822 Richmond Drive
Pharr, Texas 78577
Hidalgo County, Texas

Consideration: Cash and a note of even date executed by Grantee and payable to the order of Grantor in the principal amount of SIXTY THOUSAND AND NO/100THS DOLLARS (\$60,000.00). The note is secured by a first and superior vendor's lien and superior title retained in this deed and by a first-lien deed of trust of even date from Grantee to BYRON JAY LEWIS, trustee.

Property (including any improvements):

Lot Thirty-one (31), DELTA ORCHARDS COMPANY UNIT NO. 1, Hidalgo County, Texas, as per map or plat thereof recorded in Volume 6, Page 7, Map Records, Hidalgo County, Texas.

Reservations from and Exceptions to Conveyance and Warranty:

Mineral and/or royalty grant and/or reservation in instruments dated May 6, 2003, recorded under Clerk's File No. 1199892 and dated March 12, 2004, recorded under Clerk's File No. 1315530, Official Records, Hidalgo County, Texas, and subsequent transfers thereof.

Oil, Gas, and Mineral Lease dated June 25, 1964, recorded in Volume 288, Page 407, Oil and Gas Records, Hidalgo County, Texas, and subsequent transfers thereof.


Oil, Gas & Mineral Lease dated November 21, 1988, recorded in Volume 2687, Page 163, Official Records, Hidalgo County, Texas and unitized in instrument recorded in Volume 2748, Page 909, Official Records, Hidalgo County, Texas, and subsequent transfers thereof.

EXCLUDED.

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

Ricardo Ambriz
RICARDO AMBRIZ,
AKA RICARDO J. AMBRIZ

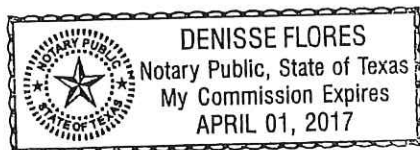

ANA MARIELA ZAVALA

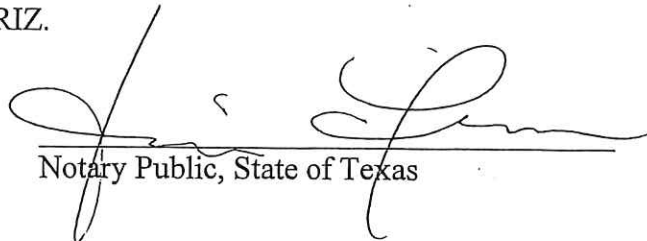
By:  ATTORNEY in fact
ANA MARIELA ZAVALA,
ATTORNEY-IN-FACT

(Acknowledgment)

State of Texas §
County of Hidalgo §

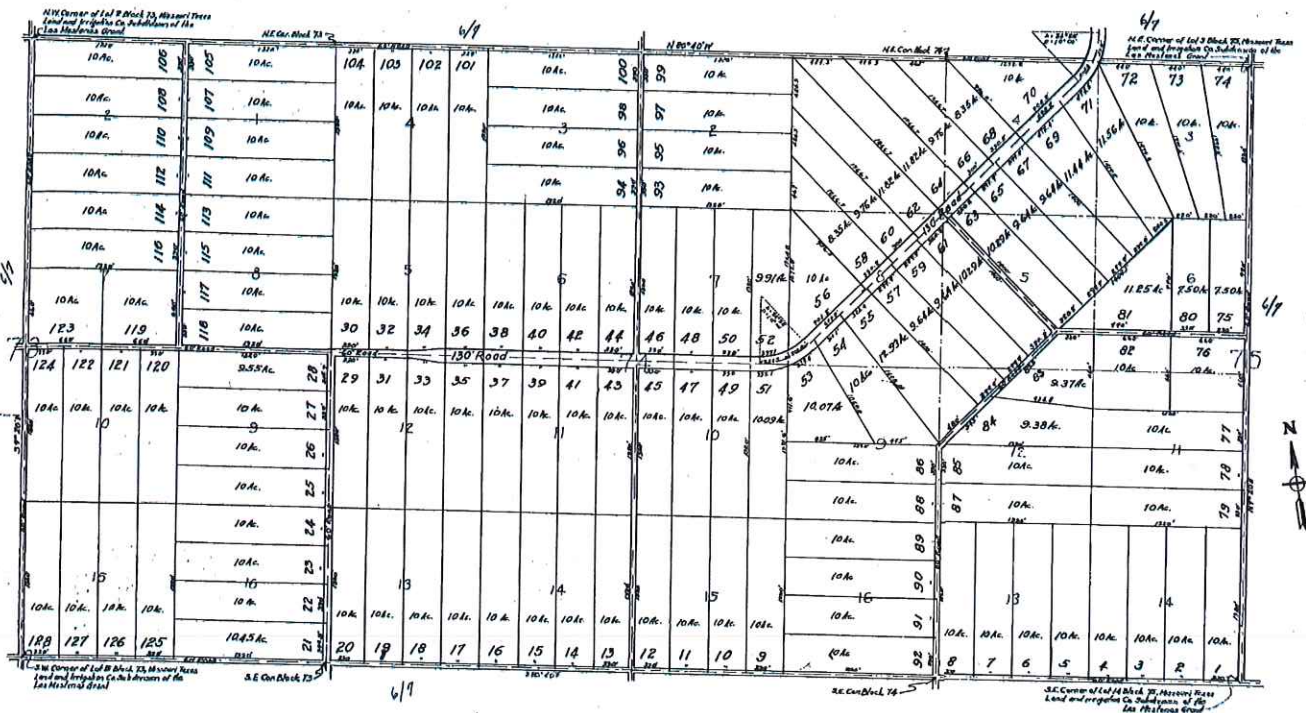
This instrument was acknowledged before me on the 15 of July, 2015,
by ANA MARIELA ZAVALA, INDIVIDUALLY, and as ATTORNEY-IN-FACT on behalf of
RICARDO AMBRIZ, AKA RICARDO J. AMBRIZ.




Notary Public, State of Texas

AFTER RECORDING RETURN TO:
HUGO TERRAZAS and wife, MORAIMA V. TERRAZAS
822 Richmond Drive
Pharr, Texas 78577

PREPARED BY:
Lewis, Monroe & Peña
Attorneys At Law
3111 W. Freddy Gonzalez Drive
Edinburg, Texas 78539
GF#: 900752;MR:bc



STATE OF TEXAS
 COUNTY OF HIDALGO

KNOW ALL MEN BY THESE PRESENTS: That the Delta Orchards Company, a corporation organized and existing under and by virtue of the laws of the State of Texas has caused to be surveyed, recorded and published by the Houston Engineering Co., agent of Blocks Numbers 73 and 75 and all of Block 74 of the Houston Texas Survey of record in Volume 1 Page 29 plat records of Hidalgo County, Texas, in accordance with the plat and subdivision of said blocks upon which this certificate is returned, the known as Delta Orchards Co. declares that the roads as herein designated are intended to be used by the public with the express use said roads for the purpose of conveying freight and passengers, including telegraph and electric lines and power and for construction, erection and operation of canals and drainage ditches, and for the purpose of conveying freight and passengers, including telegraph and electric lines and power, and the Delta Orchards Co. further reserves the right to cross said roads with bridges, canals and drainage ditches, and in the exercise of said rights, privileges and easements shall remain the property of and be used by the said Delta Orchards Co. It is agreed that any and all easements for the Delta Orchards Co. further declares that all previously dedicated roads not shown hereon are abandoned.

In testimony whereof Delta Orchards Company has caused this certificate of declaration to be by its proper officers and corporate seal affixed March the 27 day of Jan. A.D. 1930.

WITNESSETH
 V. R. Eddy
 Secretary
 W. A. Harding
 President

STATE OF TEXAS
 COUNTY OF HIDALGO

Witness my hand and seal of office this 27th day of January 1930

NOTARY PUBLIC HIDALGO COUNTY, TEXAS

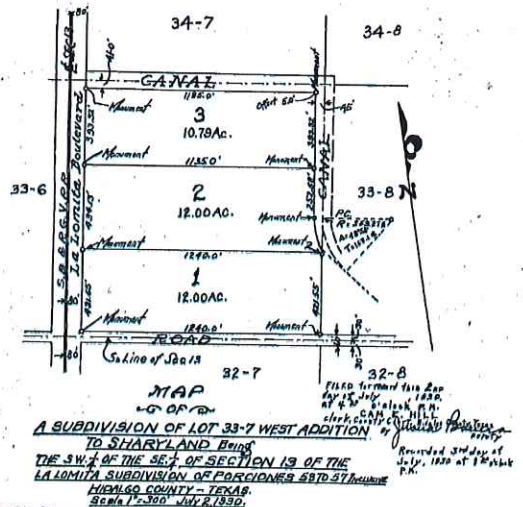
STATE OF TEXAS
 COUNTY OF HIDALGO

Before me, the undersigned authority, on this day personally appeared W.A. Harding known to me to be the person whose name is subscribed to the foregoing instrument, acknowledging to me that he executed the same for the purposes and considerations therein expressed, and in the presence of said Company Officers, under my hand and seal of office this 27th day of Jan. A.D. 1930

NOTARY PUBLIC HIDALGO COUNTY, TEXAS

DELTA ORCHARDS COMPANY
UNIT NO. 1
HIDALGO COUNTY TEXAS
 SCALE: 1 INCH = 500 FEET

FILED for record this 11th day of Feb. 1930 at 8:00 o'clock A.M. CAM E. HILL County Clerk Hidalgo County, Texas Recorded 12th day of Feb. 1930 at 5 o'clock P.M.



State of Texas
 County of Hidalgo

I, Cam E. Hill, a member of the County Clerk of the County of Hidalgo, do hereby certify that the foregoing map of a subdivision of the land of the State of Texas, as shown on the plat of the said subdivision, is a true and correct copy of the original map as shown on the plat of the said subdivision, and that the same was recorded in the public records of the County of Hidalgo, Texas, on the 12th day of February, 1930.

Witness my hand and seal of office this 12th day of Feb. 1930.

CAM E. HILL
 County Clerk



PLANNING DEPARTMENT

County of Hidalgo

Rev. 05-18-20

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

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

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

T.J. Arredondo, CFM
Director of Planning

Precinct 1 2 3 4
4-4102

Application No: _____

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

Upon the application of:

Name: Oneida Melender

Address: 21924 Lane Rd
Edinburg Tx 78541

Phone: 956-207-1014

Approved by Environmental Health:	Temporary Service <u>Light only</u> <u>M Ramirez</u> Authorized Signature	Final Service
Inspection/Permit No:	<u>No sewer yet</u>	Authorized Signature
Date Approved:	<u>8/24/21</u>	/ /

Water Supplier: N/A

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

Account/ESI No.: 1000 031 484
 Temporary Pole Permanent Service

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

lane NO. 2 lot # 8 Sect. # 02

[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 September 7, 2021, 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 th Street Edinburg, Texas 78542 956-318-2840 956-318-2844	Precinct No. 1 Substation 1902 Joe Stephens Ave. Weslaco, TX 78596 956-968-4734 956-973-7850	Precinct No.3 Substation 2401 N. Moorefield Rd. Mission, TX 78572 956-205-7045 956-205-7049
--	--	---

T.J. Arredondo, CFM
Director of Planning

Precinct 1 2 3 4

Application No: 4-4102

**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

Oneida Melendez

Known to me [or proved to me in the oath of _____ or through Texas Driver License (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:

Lane NO. 2 Lot # 8 Sect. # 02 ."

[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]

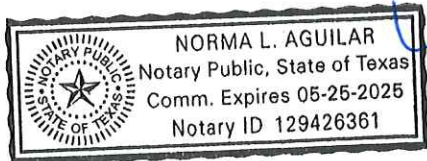
~~3A. "The land was not sold or conveyed to me by the Subdivider or the subdivider's agent after September 1, 1995."~~

~~-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 August 24th, 2001, 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 4-4102
Receipt No.: 015610
L2700-02-002-0008-00

- GUERRERO MELENDEZ ONEIDA & PAULO MELENDEZ
21919 LANE RD
EDINBURG, TX 78542
(361) 568-3226
(361) 568-3226
- [1] Contractor: SELF
 - [2] Water System: North Alamo WSC
 - [3] Class of Work: 25 Residential, new, Single Family Dwelling
 - [4] Size of Structure: 864Sq.Ft.
 - [5] Legal Description: LANE NO. 2 LOT 8 BLK 2
 - [6] Location: 2812 186
 - [7] Sewage: N/A
 - [8] Construction Type: Wood
 - [9] Est. Cost of Construction: \$50000
 - [10] Flood Zone: Zone C

Community Panel Number: 4803340225B
Precinct: 4
Certification of Elevation Required: No
Setbacks: Front 25', Rear 15', Side 6', Side 6', Corner '
Special Conditions: MUST COMPLY WITH HCPD SETBACKS AND REGULATIONS
Description: Permit 4-4102
Price: \$30.00

Total Amount.....\$30.00

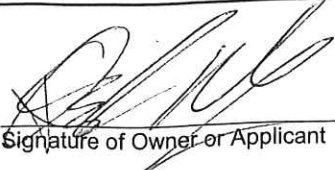
Method of Payment: Cash
Check/M.O.#:
Payment: \$50
Change Due: \$20.00
Application: maria.cerda
Inspector: peter.hernandez
Receipt: maria.cerda


Cashier
Date 12/07/2020

Prop ID# 215292

[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

12-7-20
Date

Warranty Deed

THE STATE OF TEXAS §
 §
COUNTY OF HIDALGO §

Date: January 21, 2019

Grantor: Eduardo Gonzalez Reyna aka Eduardo Reyna Gonzalez

Grantors Mailing Address:

404 Ric Mar
Edinburg TX 78541
Hidalgo County

Grantee: Oneida Guerrero Melendez and Paulo Melendez

Grantees' Mailing Address:

21919 Lane Rd
Linn TX 78563
Hidalgo County

Consideration:

That I, Eduardo Gonzalez Reyna aka Eduardo Reyna Gonzalez, of the County of Hidalgo County, State of Texas, for and in consideration of the sum of

Ten and No/100 (\$10.00) to me in hand by Oneida Guerrero Melendez and Paulo Melendez and have Granted, Sold and Conveyed, and by these presents do Grant, Sell and Convey unto the said Oneida Guerrero Melendez and Paulo Melendez of the County of Hidalgo, State of Texas, all that certain piece, parcel or tract of land described as follows:

SECTION 2, LOT 8, LANE SUBDIVISION NO. 2 BEING A SUBDIVISION OF SOUTH 11.5 ACRES OF 17.5 ACRES IN THE NORTH PART OF THE EAST 106.0 ACRES OF TRACT 110, PARTITION OF SAN SALVADOR DEL TULE GRANT, HIDALGO COUNTY, TEXAS, AS PER MAP OR PLAT THEREOF RECORDED IN VOLUME 23, PAGE 21, MAP RECORDS, HIDALGO COUNTY, TEXAS.

Reservations from and exceptions to conveyance and Warranty Easements, rights of way, and prescriptive rights, whether of record or not; all presently recorded instruments, other than liens and conveyances, that affect

the property; taxes for the current year, the payment of which Grantee assumes.

As part of the consideration hereof the grantees herein assume and agree to pay all taxes weather delinquent or not for 2019 and all the subsequent years on the herein conveyed property.

TO HAVE AND TO HOLD the above described premises, together with all and singular the right and appurtenances thereto in anywise belonging unto the said Oneida Guerrero Melendez and Paulo Melendez and her heirs and assigns forever; and I do hereby bind ourselves and my heirs, executors and administrators, to Warrant and Forever Defend all and singular the said premises unto the said Oneida Guerrero Melendez and Paulo Melendez and her heirs and assigns, against every person whomsoever lawfully claiming, or to claim the same or any part thereof.

Witness my Hand at Edinburg, Texas this 21st day of January 2019.

Eduardo Gonzalez

Eduardo Gonzalez Reyna aka Eduardo Reyna Gonzalez

Acknowledgement

STATE OF TEXAS
COUNTY OF HIDALGO

Before me, the undersigned Notary Public, on this day personally appeared Eduardo Gonzalez Reyna aka Eduardo Reyna Gonzalez, proved to me on the oath of a Drivers License to be the persons whose names are subscribed to the foregoing instrument and acknowledged to me that they executed in the capacity set forth and for the purpose and consideration therein expressed.

Given under my hand and seal of office this 21 day of January, 2019.

Jicela Suarez
NOTARY PUBLIC, STATE OF TEXAS

After recording, return to Grantee, at:

Oneida Guerrero Melendez
PO Box 304
Linn TX 78563



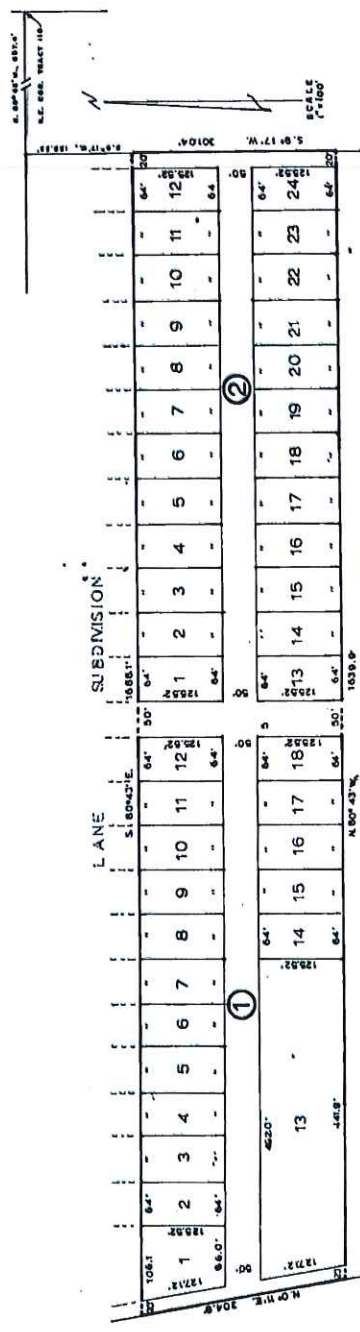
JES OF TEXAS,
COUNTY OF HIDALGO:
KNOW ALL MEN BY THESE PRESENTS THAT WE, JACK LANE, JR., THE CLERK LANE, JUNIOR, OWNER OF
THE PROPERTY HEREIN DESCRIBED AND DESCRIBED AS BEING THE SAME, HAVE CAUSED TO BE LAYED OUT
AND ALLOCATED THE SAME TO THE PUBLIC USE OF THE PUBLIC AND TO THE
PUBLIC TRAVELERS THEREON.

STATE OF TEXAS:
COUNTY OF HIDALGO:
BEFORE ME, the undersigned authority, on this day personally appeared
JACK LANE, JR., the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed. My commission expires
MAY 14 1968.

CHECKED FOR DRAINAGE
BY: *[Signature]*

Approved to Book 23, Page 21
of the records of Hidalgo
County, Texas, by
Notary Public and Clerk,
County Clerks

APPROVED FOR RECORDING
BY
COMMISSIONER'S COURT
JULY 25 1968



APPROVED
BY: *[Signature]*
JULY 25 1968



MAP OF
LANE SUBDIVISION No 2
BEING A RESUBDIVISION OF THE SOUTH 1/4 ACRES OF THE SOUTH 1/4 ACRES OF TRACT NO. 10,
PARTITION OF SAN SALVADOR 601 TULE GRANT, HIDALGO COUNTY, TEXAS.
I, JACK H. BIVENS, REGISTERED PUBLIC SURVEYOR, DO HEREBY CERTIFY THAT THE ACCOMPANYING MAP IS A TRUE AND CORRECT REPRESENTATION OF
THE PROPERTY HEREIN DESCRIBED AS SAID MAP WAS PLATTED BY ME FROM SURVEYS MADE BY ME ON THE GROUND.
DECEMBER 31, 1962, MEMPHIS, TEXAS

JUL 25 1968
[Signature]
Bivens



PLANNING DEPARTMENT

County of Hidalgo

Rev. 05-18-20

Main Office
1304 South 25th 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: 4-5075

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

Upon the application of:

Name: Uriel Lopez

Address: 1410 Val Bar Dr
Alamo tx 78516

Phone: 956-715-9223

Approved by Environmental Health:	Temporary Service Authorized Signature	Final Service Authorized Signature
Inspection/Permit No:	<u>/ /</u>	<u>MRamirez</u> <u>existing sewer</u>
Date Approved:	<u>/ /</u>	<u>08/10/21</u>

Water Supplier: M/A City Alamo

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

Account/ESI No.: 1000030690
 Temporary Pole Permanent Service

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

VAL-BAR ESTATES PH-1 LOT-17

[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 Sept 7, 2021, the Hidalgo County Commissioners Court approved the issuance of this certificate stating as follows (strike through the statement that does not apply)

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

-OR-

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

Planning Department Authorized Signature

Hidalgo County Judge

Date

ATTEST:

Hidalgo County Clerk

Date



PLANNING DEPARTMENT

County of Hidalgo

Rev. 05-18-20

Main Office
1304 South 25th 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: 4-5075

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

URIEL Lopez

Known to me [or proved to me in the oath of TEXAS ID 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:

VAL - BAR ESTATES P11-1 LOT-17"

[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."

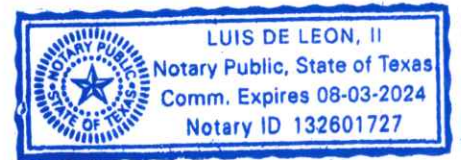
-OR-

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."

Uriel Lopez (Signature)

SUBSCRIBED AND SWORN TO before me on August-10, 2021, to certify which, witnesses my hand and seal of office.

Luis de Leon II
NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS





Chapter 232, Texas Local Government Code

8/9/2021 3:24:23 PM

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 4-5075
Receipt No.: 019552
V0150-00-000-0017-00

LOPEZ URIEL
7005 OLVA AVE
DONNA, TX 78537
(956) 715-9223
(956) 715-9223

- [1] Contractor: SELF
- [2] Water System: North Alamo WSC
- [3] Class of Work: 20 Mobile Homes
- [4] Size of Structure: 784Sq.Ft.
- [5] Legal Description: VAL BAR ESTATES LOT 17
- [6] Location: SIOUX RD AND CESAR CHAVEZ RD
- [7] Sewage: North Alamo WSC
- [8] Construction Type: Wood
- [9] Est. Cost of Construction: \$3000
- [10] Flood Zone: Zone B

Community Panel Number: 4803340425C
Precinct: 4
Certification of Elevation Required: No
Setbacks: Front 25', Rear 15', Side 6', Side 6', Corner '
Special Conditions: MUST COMPLY WITH HCPD SETBACKS
AND REGULATIONS
Description: Permit 4-5075
Price: \$30.00

Total Amount.....\$30.00

Method of Payment: Cash
Check/M.O.#:
Payment: \$30.00
Change Due: \$0.00
Application: heather.segura
Inspector: peter.hernandez
Receipt: heather.segura


Cashier

8/9/21
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.

Uriel Lopez
Signature of Owner or Applicant

8-9-21
Date

SPECIAL WARRANTY DEED WITH VENDOR'S LIEN

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 LICENCE NUMBER.

Date: June 16, 2021

GRANTOR: Fred G. Karle

GRANTOR'S MAILING ADDRESS: P O Box 1064
San Benito, Texas 78586
Cameron County, Texas

GRANTEE: Uriel Lopez

GRANTEE'S MAILING ADDRESS: 7005 Olga Ave
Donna, Texas 78537
Hidalgo County, Texas

CONSIDERATION: Ten Dollars and other valuable consideration paid by Grantee to Grantor, the receipt of which is hereby acknowledged, and the further consideration of a note of even date, and is executed by Grantee, payable to the order of Grantor (the "Purchase Note"). The Purchase Note is secured by a vendor's lien retained in this deed and by a deed of trust of even date to Alberto A. Outon, Trustee

PROPERTY DISCIPTION: ALL OF LOT 17, VAL-BAR ESTATES, PHASE 1, HIDALGO COUNTY, TEXAS, ACCORDING TO MAP OR PLAT THEREOF, RECORDED IN VOLUME 22, PAGES 3, MAP RECORDS OF HIDALGO COUNTY, TEXAS. ACCT. NO. V0150-00-000-0017-00

Reservations from and Exceptions to Conveyance and Warranty:

1. Visible and apparent easements on or across the subject property;
2. Rights of parties in possession;
3. Easements, rights-of-way, and prescriptive rights, whether of record or not;
4. All recorded restrictions, reservations, covenants, conditions, oil and gas leases, mineral severances, and other instruments, other than liens and conveyances that affects the property.
5. Rights of adjoining owners in any walls and fences situated on a common boundary;
6. Any discrepancies, conflicts, or shortages an area or boundary lines;
7. Any encroachments or overlapping of improvements;
8. All rights, obligations, and other matters emanating from and existing by reason of the creation, establishment, maintenance, and operation of any Water Improvement District, Irrigation District, or other applicable governmental district, agency, or authority;
9. Taxes for the current year and subsequent years, and subsequent assessments for prior years due to change in land usage or ownership;
10. The prior reservation or conveyance of oil, gas, and other minerals previously reserved or conveyed by any parties having the right to do so;
11. All Easements, restrictions, set back lines, and other matters recorded in Map Records, Hidalgo County, Texas.

SAVE AND EXCEPT, and there is hereby reserved unto Grantor, Grantor's successors and assigns, (to the fullest extent permitted by law) all water rights and rights to water (whether riparian, appropriative or otherwise) presently appended or annexed to said property.

Grantor, for the consideration and subject to the reservations from, and exceptions to conveyance and warranty, grants, sells, and conveys to Grantee the Property, together with all and singular the rights and appurtenances thereto in any wise belonging, to have and hold it to Grantee, Grantee's heirs, executors, administrators, successors, or assigns forever. Grantor binds Grantor and Grantor's heirs, executors, administrators, and successors to warrant and forever defend all and singular the property to Grantee and Grantee's heirs, executors, administrators, successors, and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof, except as to the reservations from and exceptions to warranty, when claim is by, through, or under Grantor, but not otherwise.

By the acceptance of this Deed, Grantee is taking the Property "as is", "where is" and "with all faults", and without any representations or warranties whatsoever, express or implied, written or oral, it being the intention of the Grantor and Grantee to expressly negate and exclude all representations and warranties, including, but not limited to (i) the physical condition of the property or any element thereof, including, without limitation, warranties related to suitability for habitation, merchantability or fitness for a particular purpose; (ii) the nature or quality of construction, structural design and engineering of any improvements; (iii) the quality of the labor and materials included in any improvements; (iv) the soil conditions; drainage or other conditions existing at the property with respect to any particular purpose, developmental potential or otherwise; (v) all warranties created by any affirmation of fact or promise or by any description of the property; and (vi) all other warranties and representations whatsoever, except the warranty of title expressly set forth herein.

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

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

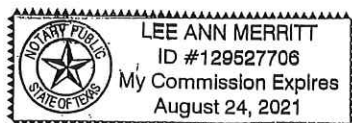


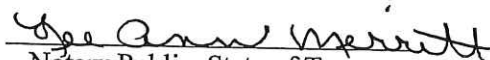
Fred G. Karle

(Acknowledgment)

State of Texas
County of Hidalgo

This instrument was acknowledged before me on the 12 day of July, 2021 by **Fred G. Karle**.




Notary Public, State of Texas

