

PLANNING DEPT. PCTS 2 & 4 WATER SERVICE AVAILABILITY	
APPLICANT	APPLICATION NO.
1. Doval Douglas	4-6174
2. Diana G. Olivo	4-6135
3. Elizabeth Moya	4-6085
COMM. COURT: JUNE 28, 2022	



# PLANNING DEPARTMENT

## County of Hidalgo

Rev. 05-18-20

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: 4-6174

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

Upon the application of:

Name: Dave Douglas

Address: 6801 N. Terry Rd.  
Edinburg TX 78542

Phone: 832-849-6589

Approved by Environmental Health:	Temporary Service Authorized Signature	Final Service Authorized Signature
Inspection/Permit No:		<u>Install</u>
Date Approved:	<u>/ /</u>	<u>6/15/22</u>

Water Supplier: North Atomo WSC

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:

Santa Cruz Gardens #2 lots 8-9 Block #30  
MAC tract

[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 June 28, 2022, 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.~~

[Signature]  
Planning Department Authorized Signature

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

\_\_\_\_\_  
Date

ATTEST: \_\_\_\_\_  
Hidalgo County Clerk

\_\_\_\_\_  
Date

e



# PLANNING DEPARTMENT

Rev. 05-18-20

## County of Hidalgo

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956-205-7045  
956-205-7049

Precinct 1 2 3 4

T.J. Arredondo, CFM  
Director of Planning

Application No: 40174

### 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

Dora C. Douglas

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: South Cruz Gardens #2 Lots 8-9 Block #30 (1 acre tract)"

[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]

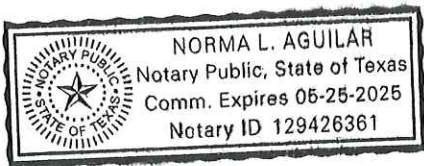
3A. "The land was not sold or conveyed to me by the Subdivider or the subdivider's agent after September 1, 1995."

-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 June 15<sup>th</sup>, 2022, 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	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 4-6174  
Receipt No.: 024389  
S1700-02-030-0008-04

DOUGHLAS RITA & DOVAL CALTON  
2425 W STATE HIGHWAY 107 ATP #8  
MCALLEN , TX 78504  
(832) 849-6589  
(832) 849-6589

- [1] Contractor: SELF
- [2] Water System: North Alamo WSC
- [3] Class of Work: 25 Residential, new, Single Family Dwelling
- [4] Size of Structure: 900Sq.Ft.
- [5] Legal Description: SANTA CRUZ GARDENS #2 E102.78'-S100.75'-N862.33' LOT 8 & S100.75'-N862.33' LOT 9 BLK 30 0.93AC GR 0.86AC NET
- [6] Location: Terry Rd & Benito Ramirez
- [7] Sewage: N/A
- [8] Construction Type: Wood
- [9] Est. Cost of Construction: \$18000
- [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 county setbacks a and regulations  
Description: Permit 4-6174  
Price: \$30.00

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


Method of Payment: Cash  
Check/M.O.#:  
Payment: \$30  
Change Due: \$0.00  
Application: peter.hernandez  
Inspector: julio.ruiz  
Receipt: peter.hernandez

  
\_\_\_\_\_  
Cashier

6/15/2022  
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

06/15/2022  
Date

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

**WARRANTY DEED**

Date: October 1, 2021

Grantor: CLAUDIA E. CANTU and ANTIOCO G. CANTU GARZA, a married couple

Grantor's Mailing Address (including county): 5909 Redbird St  
Edinburg, Texas 78542  
Hidalgo County, Texas

Grantee: RITA DOUGLAS and DOVAL CALTON DOUGLAS

Grantee's Mailing Address (including county): 2425 W State Hwy 107 Apt 8  
McAllen, Texas 78504  
Hidalgo County, Texas

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

Property (including any improvements):

A 1.00 acre tract out of Lots 8 and 9, Block 30, SANTA CRUZ GARDENS SUBDIVISION UNIT 2, Hidalgo County, Texas, as per map or plat thereof recorded in Volume 8, Pages 28 and 29, Map Records, Hidalgo County, Texas, said tract more particularly described by metes and bounds as follows:

BEGINNING at a set iron rod for the Northeast corner of these 1.0 acre being located South 08 degrees 23 minutes West, 761.58 feet from the Northeast corner of Lot 9;

THENCE, South 08 degrees 23 minutes West, along the centerline of Terry Road, a distance of 100.75 feet to a point for the Southeast corner of these 1.0 acre;

THENCE, North 81 degrees 37 minutes West, at 30.0 feet pass a 1/2-inch iron rod found in the West right-of-way line of said Terry Road, a total distance of 402.78 feet to a 1/2-inch iron rod set for the Southwest corner of there 1.0 acre;

THENCE, North 08 degrees 23 minutes East, 100.75 feet to a 1/2-inch iron rod set for the Northwest corner of these 1.0 acre;

THENCE, South 81 degrees 37 minutes East, at 372.78 feet pass a 1/2-inch iron rod found in the existing West right-of-way line of said Terry Road, a total distance of 402.78 feet to the POINT OF BEGINNING, said tract of land containing 1.0 acre, more or less.

Reservations from Conveyance and Exceptions to Conveyance and Warranty:

Rights of tenants in possession, as tenants only, under unrecorded leases and rental agreements.

Mineral and/or royalty grant and/or reservation in instrument dated December 20, 1945, recorded in Volume 576, Page 17; dated May 20, 1946, recorded in Volume 601, Page 630; dated September 11, 1971, recorded in Volume 1303, Page 677; dated October 11, 1985, recorded in Volume 2202, Page 763 and corrected in Volume 2253, Page 148, Deed Records, Hidalgo County, Texas, and subsequent transfers thereof.

Oil, Gas and Mineral Lease(s) dated March 15, 1944, recorded in Volume 54, Page 93, Oil and Gas Records, Hidalgo County, Texas, and subsequent transfers thereof.

All leases, grants, exceptions or reservations of coal, lignite, oil, gas and other minerals, together with all rights, privileges and immunities relating thereto, appearing in the Public Records whether listed herein or not.

Easement as set forth in instrument dated February 12, 1946, recorded in Volume 586, Page 132, Deed Records, Hidalgo County, Texas.

Right of Way Easement dated March 22, 1989, recorded in Volume 2773, Page 938, Official Records, Hidalgo County, Texas.

Right of Way Easement dated September 5, 1989, recorded in Volume 2815, Page 540, Official Records, Hidalgo County, Texas.

Subject to any portion of the land within the limits or boundaries of any public or private roadway and/or highway and the rights of the public thereto.

Subject to any portion of the land described herein lying within canal right of way.

Easements, rules, regulations and rights in favor of SANTA CRUZ IRRIGATION DISTRICT NO. 15.

Easements and reservations as may appear upon the recorded map and dedication of said subdivision.

Taxes for the year 2021 and subsequent years.

Grantor, for the Consideration and subject to the Reservations from Conveyance and the Exceptions to Conveyance and Warranty, grants, sells, and conveys to Grantee the Property, together with all and singular the rights and appurtenances thereto in any way belonging, to have

and to hold it to Grantee and Grantee's heirs, successors, and assigns forever. Grantor binds Grantor and Grantor's heirs and successors to warrant and forever defend all and singular the Property to Grantee and Grantee's heirs, successors, and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof, except as to the Reservations from Conveyance and the Exceptions to Conveyance and Warranty.

BY THE ACCEPTANCE OF THIS DEED, GRANTEE TAKES THE PROPERTY "AS IS", EXCEPT FOR THE WARRANTIES OF TITLE AS PROVIDED AND LIMITED HEREIN. GRANTOR HAS NOT MADE AND DOES NOT MAKE ANY REPRESENTATIONS AS TO THE PHYSICAL CONDITION, LAYOUT, FOOTAGE, EXPENSES, ZONING, OPERATION OR ANY OTHER MATTER AFFECTING OR RELATED TO THE PROPERTY, AND GRANTEE HEREBY EXPRESSLY ACKNOWLEDGES THAT NO SUCH REPRESENTATIONS HAVE BEEN MADE. GRANTOR MAKES NO OTHER WARRANTIES, EXPRESS OR IMPLIED, OF MERCHANTABILITY, MARKETABILITY, FITNESS OR SUITABILITY FOR A PARTICULAR PURPOSE OR OTHERWISE EXCEPT AS SET FORTH AND LIMITED HEREIN. ANY IMPLIED WARRANTIES ARE EXPRESSLY DISCLAIMED AND EXCLUDED.

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

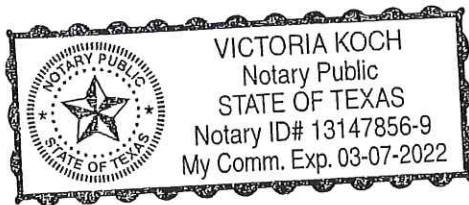
Claudia Cantu  
CLAUDIA E. CANTU

Antiocho G. Cantu Garza  
ANTIÓCO G. CANTU GARZA

(Acknowledgment)

State of Texas  
County of Hidalgo

This instrument was acknowledged before me on the 1<sup>st</sup> of October, 2021, by CLAUDIA E. CANTU and ANTIÓCO G. CANTU GARZA, a married couple.



[Signature]  
Notary Public, State of Texas

AFTER RECORDING RETURN TO:  
RITA DOUGLAS and DOVAL CALTON DOUGLAS

\_\_\_\_\_  
\_\_\_\_\_

PREPARED BY:  
LEWIS PEÑA FALCON & COOK  
Attorneys At Law  
3111 W. Freddy Gonzalez Drive  
Edinburg, Texas 78539  
GF#: 938379; ML:bc

The State of Texas,

County of HIDALGO

Know All Men by These Presents:

723443

THAT Juan Angel Rodriguez and Blanca Rodriguez

of the County of Hidalgo State of Texas for and in consideration

of the sum of \$0.00 (Zero Dollars and No/100-----) DOLLARS

\*GIFT\* For Love and Affection

to in hand ~~paid~~ GRACIELA RODRIGUEZ

as follows:

1.0 AC. Tract out of Lots 8-9, Block 30, Santa Cruz Gardens Subdivision Unit # 2, as per recorded in Volume 8, Page 28-29, Hidalgo County, Texas said 1.0 AC Tract of Land Being more particularly described by metes and bounds as follows and below:

have Granted, ~~and~~ and Conveyed, and by these presents do Grant, ~~sell~~ and Convey, unto the said

GRACIELA RODRIGUEZ

whose mailing address is Rt 12 Box 485 of the County of Hidalgo State of Texas

all that certain

BEGINNING at a set iron rod for the N.E. corner of these 1.0 AC being located 5.8\* 23' W., 761.58 ft. from the N.E. corner of Lot 9, THENCE, S.8\*23' W., along the centerline of Terry Road, a distance of 100.75 ft., to a point for S.E. corner of these 1.0 AC; THENCE, N. 81\* 37 W., at 30.0 Ft., pass a 1/2 iron rod found in the west right-of-way line of said TERRY Road, a total distance of 402.78 ft., to a 1/2 iron rod set for the S.W. corner of these 1.0 AC; THENCE, N. 8\* 23' E., 100.75 to a 1/2 iron rod set for the N.W corner of these 1.0 AC; THENCE, S. 81\*37'E., at 372.78 ft pass a 1/2 iron rod found in the existing west R.O.W. line of said Terry Road a total distance of 402.78 ft to the point of beginning, said tract of land containing 1.0 AC more or less.....

TO HAVE AND TO HOLD the above described premises, together with all and singular the rights and appurtenances thereto in anywise belonging unto the said

GRACIELA RODRIGUEZ

heirs and assigns forever and do hereby bind

heirs, executors and administrators, to Warrant and Forever Defend, all and singular the said premises unto the said

GRACIELA RODRIGUEZ

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

WITNESS hand at Mission, Texas

this 4th day November 19 98

Witness at Request of Grantor:

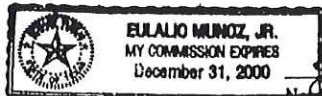
x Juan A. Rodriguez
Juan Angel Rodriguez
TOL - 19037679 PDD 1-12-6K
x Blanca Rodriguez
Blanca Rodriguez
AN 134761543

(Acknowledgment)

STATE OF TEXAS
COUNTY OF Hidalgo

This instrument was acknowledged before me on the 4th day of November, 1998

by Juan Angel Rodriguez and Blanca Rodriguez



My commission expires:

Notary Public, State of Texas

Notary's printed name: EULALIO MUNOZ, JR

Dec 31, 2000

(Acknowledgment)

STATE OF TEXAS }  
 COUNTY OF }

This instrument was acknowledged before me on the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_,  
 by \_\_\_\_\_

My commission expires: \_\_\_\_\_

Notary Public, State of Texas  
 Notary's printed name: \_\_\_\_\_

(Acknowledgment)

STATE OF TEXAS }  
 COUNTY OF }

Filed for Record in:  
 Hidalgo County, Texas  
 by Jose Eloy Pulido  
 County Clerk

On: Nov 06, 1998 at 04:05P

This instrument was acknowledged before me on the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_,  
 by \_\_\_\_\_ As a  
Recording

My commission expires: \_\_\_\_\_

Document Number: 723443  
 Total Fees: 9.00

Notary Public, State of Texas - 183933  
 Notary's printed name: \_\_\_\_\_ By,  
 Bea Cruz

(Acknowledgement)

STATE OF TEXAS }  
 COUNTY OF }

This instrument was acknowledged before me on the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_,  
 by \_\_\_\_\_

My commission expires: \_\_\_\_\_

Notary Public, State of Texas  
 Notary's printed name: \_\_\_\_\_

128

**Warranty Deed**

FROM \_\_\_\_\_

TO \_\_\_\_\_

FILED FOR RECORD

This \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_,  
 at \_\_\_\_\_ o'clock \_\_\_\_\_ M.,  
 \_\_\_\_\_ County Clerk

By \_\_\_\_\_ Deputy  
 \_\_\_\_\_ County Records

RECORDED

In \_\_\_\_\_, 19\_\_\_\_  
 \_\_\_\_\_ County Records

In Book \_\_\_\_\_, on Page \_\_\_\_\_  
 \_\_\_\_\_ County Clerk

By \_\_\_\_\_ Deputy

Recording Fee \$ \_\_\_\_\_

This instrument should be filed immediately with  
 the County Clerk for record.  
 WHEN RECORDED RETURN TO:

THE ODEE COMPANY, Publishers, Dallas

# ART SALINAS ENGINEERING & SURVEYING

1524 DOVE AVENUE McAllen, TX 78504

PH: (956) 618-5565

FAX: (956) 618-5540

ARTURO A. SALINAS, P.E., R.P.L.S.

## METES AND BOUNDS DESCRIPTION

(0.93 GROSS ACRE TRACT)

A 0.93 gross acre tract (deed: 1.00 acre tract) out of Lots 8 and 9, Block 30, SANTA CRUZ GARDENS SUBDIVISION UNIT 2, Hidalgo County, Texas, as per map or plat thereof recorded in Volume 8, Pages 28 and 29, Map Records, Hidalgo County, Texas, said tract more particularly described by metes and bounds as follows:

BEGINNING at a point located in the centerline of Terry Rd. and in the East line of said Lot 9 for the Northeast corner of this 0.93 gross acre tract (deed: 1.00 acre tract), said POINT OF BEGINNING being located South 08 degrees 23 minutes West 761.58 feet from the Northeast corner of said Lot 9;

THENCE, South 08 degrees 23 minutes West, along the centerline of Terry Rd. and the East line of said Lot 9, a distance of 100.75 feet to a point for the Southeast corner of this 0.93 gross acre tract (deed: 1.00 acre tract);

THENCE, North 81 degrees 37 minutes West and along the North line of the Jose Francisco Flores Villarreal et al Tract (recorded in Doc. #1539240, O/R), at 30.0 feet pass a 1/2-inch iron rod set in the West right-of-way line of said Terry Rd., at 300.00 feet pass the West line of said Lot 9 and the East line of said Lot 8, at a total distance of 402.78 feet to a 1/2-inch iron rod set for the Southwest corner of this 0.93 gross acre tract (deed: 1.00 acre tract);


THENCE, North 08 degrees 23 minutes East and along the East line of the Hidalgo County Trustee Tract (recorded in Doc. #3071953, O/R), 100.75 feet to a 1/2-inch iron rod set for the Northwest corner of this 0.93 gross acre tract (deed: 1.00 acre tract);

THENCE, South 81 degrees 37 minutes East and along the South line of the Israel Cantu Jr. Tract (recorded in Doc. #2370351, O/R), at 102.78 feet pass the East line of said Lot 8 and the West line of said Lot 9, at 372.78 feet pass a 1/2-inch iron rod found in the existing West right-of-way line of said Terry Rd., at a total distance of 402.78 feet to the POINT OF BEGINNING, containing 0.93 gross acre (deed: 1.00 acre) of land, more or less.

Bearing Basis: "E. line of a 0.93 gross acre tract (deed: 1.00 acre tract) recorded in Doc. #3227652, O/R"

Job No. 21-61383

Date: 09-20-21



Arturo A. Salinas, R.P.L.S. #4802





# PLANNING DEPARTMENT

## County of Hidalgo

Rev. 05-18-20

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Precinct 1 2 3 4

T.J. Arredondo, CFM  
Director of Planning

Application No: 4-6135

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

Upon the application of:

Name: Diana G. Olivo

Address: 4920 Benito A. Ramirez Rd.  
Edinburg, TX  
78542

Phone: 956-342-9994

Approved by Environmental Health:	Temporary Service	Final Service
<i>(Signature)</i>	Authorized Signature	<i>M Ramirez</i> Authorized Signature
Inspection/Permit No:		<u>existing septic</u>
Date Approved:	<u> / /</u>	<u>6/20/22</u>

Water Supplier: N/A

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

Account/ESI No.: 340308001  
 Temporary Pole  Permanent Service

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

Santa Cruz Gardens #2 Lot #6 Block #31  
(S AC Tract)

[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 June 28, 2022, 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.

(Signature)  
Planning Department Authorized Signature

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

\_\_\_\_\_  
Date

ATTEST:

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

\_\_\_\_\_  
Date



# PLANNING DEPARTMENT

Rev. 05-18-20

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Precinct 1 2 3 4

T.J. Arredondo, CFM  
Director of Planning

Application No:

4-0135

### 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

Diana Gonzalez Olivo

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

Santa Cruz Gardens #2 Lot #16 Block #31 (5 Acre tract)

[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]

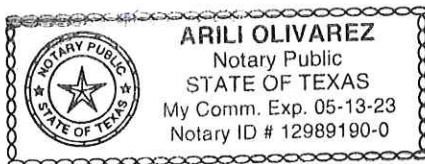
3A. "The land was not sold or conveyed to me by the Subdivider or the subdivider's agent after September 1, 1995."

-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."

Diana Olivo (Signature)

SUBSCRIBED AND SWORN TO before me on June 3, 2022, to certify which, witnesses my hand and seal of office.



Arili Olivarez  
NOTARY PUBLIC IN AND FOR  
THE STATE OF TEXAS



Chapter 232, Texas Local Government Code

6/3/2022 11:33:05 AM

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 4-6135  
Receipt No.: 024167  
S1700-02-031-0006-05

- OLIVO MARIO ELOY & GONZALEZ OLIVO DIANA  
4920 BENITO A RAMIREZ RD  
EDINBURG, TX 78542  
(956) 342-3994  
(956) 342-3994
- [1] Contractor: SELF
  - [2] Water System: North Alamo WSC
  - [3] Class of Work: 44 Mobile homes
  - [4] Size of Structure: 240Sq.Ft.
  - [5] Legal Description: SANTA CRUZ GARDENS #2 ALL LOT 6 BLK  
31 EXC N806.67'-W270' 5AC GR 4.98AC NET
  - [6] Location: BENITO RAMIREZ RD & CESAR CHAVEZ
  - [7] Sewage: N/A
  - [8] Construction Type: Metal
  - [9] Est. Cost of Construction: \$5000
  - [10] Flood Zone: Zone X

Community Panel Number: 4803340325D  
Precinct: 4  
Certification of Elevation Required: No  
Setbacks: Front 800', Rear 15', Side 6', Side 6', Corner '  
Special Conditions: MUST COMPLY WITH ALL COUNTY  
SETBACKS AND REGULATIONS  
Description: Permit 4-6135  
Price: \$30.00  
**Total Amount.....\$30.00**


Method of Payment: Cash  
Check/M.O.#:  
Payment: \$40.00  
Change Due: \$10.00  
Application: alex.antons  
Inspector: julio.ruiz  
Receipt: alex.antons

  
\_\_\_\_\_  
Cashier

  
\_\_\_\_\_  
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

6/3/22  
\_\_\_\_\_  
Date

Capital Title <sup>mlg</sup>  
 GF# 19-400106-M1

### General 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: February 19, 2019

Grantor: Annabel Flores, a single person

Grantor's Mailing Address: 110 Benwood Rd + 2 Rio Grande City TX  
 78582

Grantee: Mario Eloy Olivo and Diana Gonzalez Olivo, husband and wife

Grantee's Mailing Address: 932 Annabell Street Edcouch TX  
 78530

Consideration: the sum of TEN DOLLARS (\$10.00) cash, and other good and valuable consideration

Property (including any improvements):

A 5.00 acre tract of land out Lot 6, Block 31, SANTA CRUZ GARDENS UNIT 2, Hidalgo County, Texas, as per map thereof recorded in Volume 8 Pages 28 and 29 of the Map Records of said County; said tract being more particularly described by metes and bounds as follows:

Beginning at a cotton picker spindle found at the Northeast corner of said Lot, for the Northeast corner hereof;

Thence with the East line of said Lot, South 08 23' West at 30.00 feet pass the South Right of Way of Benito Ramirez Road, at 30.20 feet found a five-eighths (5/8) inch diameter iron rod, at 1452.00 feet in all to the Southeast corner of said lot, for the Southeast corner hereof; whence a one-half (1/2) inch diameter iron rod found bears South 08 23' West 0.60 feet;

Thence with the South line of said lot, North 81 37' West 300.00 feet to a one-half (1/2) inch diameter iron rod with cap stamped "4204" found at the Southwest corner of said lot, for the Southwest corner hereof;

Thence with the West line of said lot, the East line of Graciela Estates LLC's Tract as described in Document Number 2763249 of the Deed Records of said County, North 08 23' East 645.33 feet to a one-half (1/2) inch diameter iron rod with cap stamped "4802" for the most Southerly Northwest corner hereof;

Thence with the South line of Elizabeth Rodriguez' tract as described in Document Number 1220394 of the Official Records of said County, South 81 37' East 270.00 feet to a one-half (1/2) inch diameter iron rod found for an inside corner hereof;

Thence with the East line of said Elizabeth Gutierrez' tract North 08 23' East, at 776.37 feet found a one-half (1/2) inch diameter iron rod, at 776.67 feet pass the South Right of Way of said Road, at 806.67 feet in all to most Northerly Northwest corner hereof;

Thence with the North line of said lot, the centerline of Benito Ramirez Road, South 81 37' East 30.00 feet to the PLACE OF BEGINNING, containing Five (5.00) acres, more or less.

Reservations from Conveyance: None

Exceptions to Conveyance and Warranty:

This conveyance is made and accepted subject to all restrictions, encumbrances, easements, covenants, and conditions relating to the Property filed for record in Hidalgo County, Texas.

Grantor, for the Consideration, and subject to the Reservations from 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 to Grantee and Grantee's successors and assigns forever. Grantor binds Grantor and Grantor's successors and assigns to warranty and forever defend all and singular the Property to Grantee and Grantee's 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.

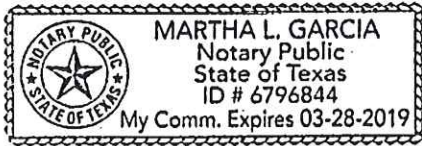
When the context requires, singular nouns and pronouns include the plural.

EXECUTED this 19 day of February, 2019.

Annabel Flores  
Annabel Flores

THE STATE OF Texas §  
COUNTY OF Hidalgo §

Before me, a Notary Public, the foregoing instrument was acknowledged on 19 day of February, 2019 by Annabel Flores who personally appeared before me, and who is known to me through Valid TX DL to be the person(s) who executed it for the purposes and consideration expressed therein, and in the capacity stated.



MCG  
NOTARY PUBLIC, STATE OF  
TEXAS

AFTER RECORDING, RETURN TO:  
Mario Eloy Olivo  
932 Annabell street  
Edcouch, TX 78538

PREPARED IN THE LAW OFFICE OF  
Shaddock & Associates, P. C.  
2400 N. Dallas Parkway, Ste. 560  
Plano, Texas 75093

63072

VLC

## WARRANTY DEED

Date: July 21, 1998

723237

Grantor: **GILBERTO RODRIGUEZ and wife, ELIA RODRIGUEZ**

Grantor's Mailing Address (including county): **RR 1, Box 39D50  
San Juan, Texas 78589  
Hidalgo County, Texas**

Grantee: **HORTENCIA HUERTA**

Grantee's Mailing Address (including county): **Rt. 3, Box 40D-1  
Edinburg, Texas 78539  
Hidalgo County, Texas**

Consideration: Ten Dollars and other valuable consideration to the undersigned paid by the grantee herein named, the receipt of which is hereby acknowledged.

Property (including any improvements):

**A 5.00 acre tract of land out of Lot 6, Block 31, SANTA CRUZ GARDENS UNIT NO. 2, Hidalgo County, Texas, according to the amended map recorded in Volume 8, Pages 28 and 29, Map Records in the Office of the County Clerk of Hidalgo County, Texas, reference to which is here made for all purposes, and being more particularly described by metes and bounds as follows, to-wit:**

**BEGINNING at the Northeast corner of said Lot 6, for the Northeast corner of the following described tract of land. Said point being in 60.0 foot Pinkston Road:**

**THENCE, with the East line of Lot 6, South 8 degrees, 23 minutes, West, at 30.0 feet pass an iron pin on the South right of way line of Pinkston Road and at 1452.0 feet an iron pin, at the Southeast corner of Lot 6, for the Southeast corner hereof;**

**THENCE, with the South line of Lot 6, North 81 degrees, 37 minutes, West, 300.0 feet to any iron pin at the Southwest corner of Lot 6, for the Southwest corner hereof;**

**THENCE, with the West line of Lot 6, North 8 degrees, 23 minutes, East, 645.33 feet to an iron pin for the most Westerly Northwest corner hereof;**

**THENCE, parallel to the North line of Lot 6, South 81 degrees, 37 minutes, East, 270.0 feet to an iron pin for an interior corner hereof;**

**THENCE, parallel to the East line of Lot 6, North 8 degrees, 23 minutes, East, at 776.67 feet pass an iron pin on the South right of way line of Pinkston Road and at 806.67 feet a point on the North line of Lot 6, for the most Northerly Northwest corner hereof;**

**THENCE, with the North line of Lot 6, in Pinkston Road, South 81 degrees, 37 minutes, East 30.0 feet to the PLACE OF BEGINNING, of which the North 30.0 feet, comprising 0.02 acre lies in Pinkston Road right of way.**

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

- 1. Easements, rules, regulations and rights in favor of Santa Cruz Irrigation District No. 15 and easements and restrictions as shown on the recorded map of the above described subdivision.**
- 2. All oil, gas and other minerals and geothermal energy have been heretofore reserved by prior grantors as set forth in Deed dated December --, 1994, filed December 27, 1994 under Document Number 427063, Official Records of Hidalgo County, Texas.**
- 3. Terms, stipulations and conditions contained in Oil, Gas and Mineral Lease executed by Santa Cruz Farms Company to Magnolia Petroleum Company, dated March 15, 1944, recorded in Volume 54, Page 93, Oil and Gas Records of Hidalgo County, Texas.**
- 4. Visible and apparent easements on or across the property herein described.**
- 5. Subject to the subdivision regulations of the County of Hidalgo and/or Ordinances or governmental regulations of the City in which the property may be located or holding extra-territorial jurisdiction of said property.**
- 6. Standby fees, taxes and assessments by any taxing authority for the year 1998, and subsequent years, and subsequent taxes and assessments by any taxing authority for prior years due to change in land usage or ownership.**

**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.**

**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 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.

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

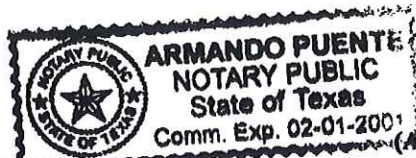
X Gilberto Rodriguez  
GILBERTO RODRIGUEZ

Elia Rodriguez  
ELIA RODRIGUEZ

(Acknowledgment)

State of Texas  
County of Hidalgo

This instrument was acknowledged before me on the 21 day of JULY, 1998, by GILBERTO RODRIGUEZ.

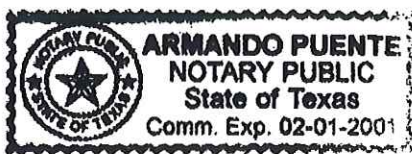


[Signature]  
Notary Public, State of Texas

(Acknowledgment)

State of Texas  
County of Hidalgo

This instrument was acknowledged before me on the 21 day of JULY, 1998, by ELIA RODRIGUEZ.



[Signature]  
Notary Public, State of Texas

AFTER RECORDING RETURN TO:

PREPARED BY:

Law Office of Armando Puente  
5520 North 10th Street  
McAllen, Texas 78504

Law Office of Armando Puente  
5520 North 10th Street  
McAllen, Texas 78504

File/GF Number: 98-138tm/63,072tm

Filed for Record in:  
Hidalgo County, Texas  
by Jose Eloy Pulido  
County Clerk

On: Nov 06, 1998 at 10:59A

As a  
Recording

Document Number:	723237
Total Fees :	13.00

Receipt Number - 183792

By,  
MaryLou Cantu

WARRANTY DEED

598756

THE STATE OF TEXAS )

COUNTY OF HIDALGO )

THAT I, Robert L. Jinks, owning, occupying and claiming other property as my homestead, of the County of Hidalgo and State of Texas, for and in consideration of the sum of TEN AND NO/100 (\$10.00) dollars and other valuable consideration to the undersigned paid by the Grantees herein named, the receipt of which is hereby acknowledged, have GRANTED, SOLD and CONVEYED, and by these presents does GRANT, SELL and CONVEY unto Robert Rodriguez and Elizabeth Rodriguez of the County of Franklin, State of Ohio, all of the following described real property in Hidalgo County, Texas, to- wit:

See Exhibit "A" attached hereto and incorporated herein for all purposes.

SUBJECT to any good, valid and effective reservations, restrictions, easements and oil and gas leases of record, if any.

SAVE AND EXCEPT all oil, gas and other minerals, and all geothermal energy.

THIS CONVEYANCE IS MADE SUBJECT TO THE FOLLOWING:

Taxes for the Year 1990 and subsequent assessments for prior years due to change in land use or ownership.

TO HAVE AND TO HOLD the above described premises, together with all and singular the rights and appurtenances thereto in anywise belonging, unto the said Grantees, their heirs and assigns forever, and I do hereby bind myself, my heirs, executors and administrators to WARRANT AND FOREVER DEFEND all and singular the said premises unto the said Grantees, their heirs and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof.

EXECUTED this 13<sup>th</sup> day of May, 1991.

*R. L. Jinks*  
R. L. Jinks

Mailing address of each grantee:

Name: Robert & Elizabeth Rodriguez  
Address: 622 South Terrace Ave.  
Columbus, OH 43204

STATE OF TEXAS )

COUNTY OF HIDALGO )

This instrument was acknowledged before me on the 13<sup>th</sup> day of May, 1991.

*[Signature]*  
NOTARY PUBLIC, State of Texas

After recording return to:

John Decker



February 4, 1987

FIELD NOTES FOR SURVEY OF 5.00 ACRES OF LAND OUT OF LOT 6,  
BLOCK 31, SANTA CRUZ GARDENS, UNIT #2; AMENDED, HIDALGO  
COUNTY, TEXAS.

-----  
BEGINNING at the Northwest corner of said Lot 6, for the  
Northwest corner of the following described tract of land.  
Said point being in 60.0 foot Pinkston Road.

THENCE, with the West line of Lot 6; South 8 Deg. 23  
Min. West, at 30.0 feet pass an iron pin set on the South  
right-of-way line of Pinkston Road and at 806.67 feet an iron  
pin, for the Southwest corner hereof.

THENCE, parallel to the North line of Lot 6; South 81  
Deg. 37 Min. East, 270.0 feet to an iron pin, for the  
Southeast corner hereof.

THENCE, parallel to the West line of Lot 6; North 8 Deg.  
23 Min. East, at 776.67 feet pass an iron pin on the South  
right-of-way line of Pinkston Road and at 806.67 feet a point  
on the North line of Lot 6, for the Northeast corner hereof.

THENCE, with the North line of Lot 6; in Pinkston Road,  
North 81 Deg. 37 Min. West, 270.0 feet to the PLACE OF  
BEGINNING. Containing 5.0 acres of land, more or less, of  
which the North 30.0 feet, comprising 0.19 acre lies in  
Pinkston Road right-of-way.

FABIAN NELSON & MEDINA, INC.  
By   
P. C. MEDINA, Registered Public Surveyor

Filed for Record in:  
Hidalgo County, Texas  
by Jose Eloy Pulido  
County Clerk

On: May 15, 1997 at 01:47P

As a  
Recording

Document Number: 598756  
Total Fees : 11.00

Receipt Number - 90811  
By,  
Bea Cruz



# 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: 4-0085

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

Upon the application of:

Name: Elizabeth Moya

Address: 4320 Mile 7

Mellon, TX 78504

Phone: 956-778-3344

Approved by Environmental Health:	Temporary Service <u>Light only</u> <u>M Ramirez</u> Authorized Signature	Final Service
Inspection/Permit No:	<u>No septic</u>	Authorized Signature
Date Approved:	<u>6/17/22</u>	<u>   /   /   </u>

Water Supplier: Sharyland Water

Utility Provider:  M.V.E.C.

AEP

Account/ESI No.: 10089415999653

Temporary Pole

Permanent Service

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

Property Owner Pride o Texas Lot 131 + 132

(3 Acres)

[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 June 28, 2022 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

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1304 South 25<sup>th</sup> Street  
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956-318-2840  
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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

4-6085

T.J. Arredondo, CFM  
Director of Planning

Application No: \_\_\_\_\_

### 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

Elizabeth Moya

Known to me [or proved to me in the oath of \_\_\_\_\_ or through  
Tx Delice [Signature] (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:

Pride O Texas Lot 131 & 132 (3 Acres)."

[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."

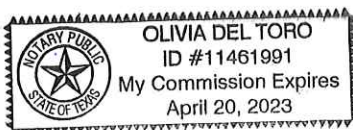
-OR-

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 17<sup>th</sup> of June, 2022, to certify which, witnesses my hand and seal of office.



Olivia Del Toro  
NOTARY PUBLIC IN AND FOR  
THE STATE OF TEXAS



COUNTY OF HIDALGO  
PLANNING DEPARTMENT

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

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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.: 4-6085  
Receipt No.: 023931  
P8400-00-000-0131-17


MOYA ELIZABETH  
220 N 3RD  
MCALLEN, TX 78505  
(956) 778-3344  
(956) 778-3344

- [1] Contractor: SELF
- [2] Water System: Sharyland WSC
- [3] Class of Work: 25 Residential, new, Single Family Dwelling
- [4] Size of Structure: 5209Sq.Ft.
- [5] Legal Description: PRIDE OF TEXAS W330'-S132'-LOT 131 & E264'-W396'- LOT 132 3.0AC GR 2.79AC NET
- [6] Location: BENTSEN & MILE 7
- [7] Sewage: N/A
- [8] Construction Type: Brick
- [9] Est. Cost of Construction: \$204000
- [10] Flood Zone: No

Community Panel Number: 4803340295D  
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 & REGULATIONS  
Description: Permit 4-6085  
Price: \$30.00

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

Method of Payment: Cash  
Check/M.O.#:  
Payment: \$30  
Change Due: \$0.00  
Application: maria.cerda  
Inspector: aaron.hernandez  
Receipt: maria.cerda

  
Cashier

05/18/22  
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

May 18, 2022  
Date

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

## WARRANTY DEED

Date: July 22, 2017

Grantor: GABRIEL JAMES MORENO

Grantor's Mailing Address: 220 N. 39<sup>TH</sup> ST.  
McAllen, Texas 78501  
Hidalgo County, Texas

Grantee: ELIZABETH MOYA

Grantee's Mailing Address: 220 N. 39<sup>TH</sup> ST.  
McAllen, Texas 78501  
Hidalgo County, Texas

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

Property (including any improvements): A tract of land containing 3.000 acres situated in the County of Hidalgo, Texas, consisting of the East One (1) acre of the West two (2) acres of Lot 132, the East One (1) acre of the West three (3) acres of Lot 132, and the South one (1) acre of the West 1/2 of the West 1/2 of Lot 131, PRIDE 0' TEXAS SUBDIVISION, Hidalgo County, Texas, according to the plat thereof recorded in Volume 5, Pages 58-59, Map Records in the Office of the County Clerk of Hidalgo County, Texas, reference to which is here made for all purposes, said 3.000 acres also being more particularly described as follows:

BEGINNING at the Southwest corner of Lot 131 and the Northwest corner of Lot 132, Pride O'Texas Subdivision for the Northernmost Southwest corner of this tract;

1. THENCE, North 08 degrees 32 minutes 08 seconds East along the West line of said Lot 131 and within the right-of-way of Bentsen Road, a distance of 132.00 feet to the Northwest corner of this tract;
2. THENCE, South 81 degrees 27 minutes 52 seconds East at a distance of 20.00 feet pass a No.4 rebar found (Northing: 16637849.278, Easting: 1065386.795) on the East right-of-way line of Bentsen Road, continuing a total distance of 330.00 feet to a No.4 rebar set for the Northernmost Northeast corner of this tract;
3. THENCE, South 08 degrees 32 minutes 08 seconds West a distance of 132.00 feet to a No.4 rebar set for an inside corner of this tract;
4. THENCE, South 81 degrees 27 minutes 52 seconds East along the South line of said Lot 131 and the North line of said Lot 132, a distance of 66.00 feet to a No.4 rebar found for the Southernmost Northeast corner of this tract;

5. THENCE, South 08 degrees 32 minutes 08 seconds West along the West line of Jorge & Isela Subdivision according to the plat thereof recorded in Volume 50, Page 122, Hidalgo County Map Records, at a distance of 290.00 feet pass a No.4 rebar found (Northing: 16637376.015, Easting: 1065696.003) on the new North right-of-way line of Mile 7 Road as per said Jorge & Isela subdivision, at a distance of 300.00 feet pass a No.4 rebar found on the North right-of-way line of Mile 7 Road, continuing a total distance of 330.00 feet to a 60d nail found for the Southeast corner of this tract;

6. THENCE, North 81 degrees 27 minutes 52 seconds West along the South line of said Lot 132 and within the right-of-way of Mile 7 Road, a distance of 264.00 feet to the Southernmost Southwest corner of this tract;

7. THENCE, North 08 degrees 32 minutes 08 seconds East at a distance of 30.00 feet pass a No.4 rebar set on the North right-of-way line of Mile 7 Road, continuing a total distance of 330.00 feet to a No.4 rebar set for an inside corner of this tract;

8. THENCE, North 81 degrees 27 minutes 52 seconds West along the North line of said Lot 132 and the South line of said Lot 131, at a distance of 112.00 feet pass a No.4 rebar found on the East right-of-way line of Bentsen Road, continuing a total distance of 132.00 feet to the POINT OF BEGINNING, of which 0.061 of one acres lies in the right-of-way of Bentsen Road and 0.182 of one acre lies in the right-of-way of Mile 7 Road.

Reservations from Conveyance: For Grantor and Grantor's heirs, successors, and assigns forever, a reservation of all oil, gas, and other minerals in and under and that may be produced from the Property. If the mineral estate is subject to existing production or an existing lease, this reservation includes the production, the lease, and all benefits from it.

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

- Statutory easements, rules, regulations and rights in favor of Hidalgo County Irrigation District No. 1.
- Roads, easements and reservations as may appear on the map and dedication of Pride 0' Texas Subdivision, recorded in Volume 5, Pages 58-59, Map Records of Hidalgo County, Texas.
- Subject to any portion of subject property described herein lying in canal right of way.
- Mineral and/or royalty reservation contained in Deed dated April 9, 1942, recorded in Volume 496, Page 27, and dated August 22, 1949, recorded in Volume 676, Page 166, Deed Records of Hidalgo County, Texas.
- Mineral and/or royalty reservation contained in Deed dated September 4, 1996, filed September 6, 1996 under Document Number 548659, and dated September 3, 1996, filed September 6, 1996 under Document Number 548654, Official Records of Hidalgo County, Texas.
- Mineral and/or royalty reservation contained in Deed November 6, 1986, recorded in Volume 2835, Page 611, Deed Records of Hidalgo County, Texas.
- Leases for coal, lignite, oil, gas or other minerals, together with rights incident thereto, in favor of The Midway Oil Corporation, dated November 13, 1980, recorded in Volume 398, Page 303, dated April 15, 1981, recorded in Volume 402, Page 238, dated May 28, 1981, recorded in Volume 405, Page 295, and dated May 28, 1981, recorded in Volume 405, Page 299, Oil and Gas Records of Hidalgo County, Texas.
- Subject to the subdivision regulations of the County of Hidalgo and/or Ordinances or governmental regulation of the City in which the property may be located or holding extra-territorial jurisdiction of said property.
- Any portion of the property described herein within the limits or boundaries of any public or private roadway and/or highway.
- Any encroachment, encumbrance, violation, variation, or adverse circumstance affecting the title that would be disclosed by an accurate and complete land survey of the land.

- Standby fees, taxes and assessments by any taxing authority for the year 2014, and subsequent years, and subsequent taxes and assessments by any taxing authority for prior years due to change in land usage or ownership, the payment of which Grantee assumes.

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

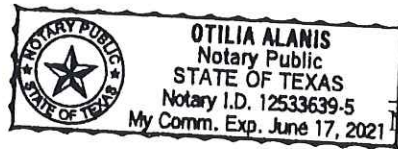
When the context requires, singular nouns and pronouns include the plural.

Gabriel Moreno  
GABRIEL JAMES MORENO

ACKNOWLEDGMENT

STATE OF TEXAS §  
COUNTY OF HIDALGO §

This instrument was acknowledged before me on the 22<sup>ND</sup> day of July, 2017 by GABRIEL JAMES MOERNO.



Otilia Alanis  
NOTARY PUBLIC, STATE OF TEXAS

138236 VOL. 2835 PAGE 611

The State of Texas,  
County of HIDALGO

Know All Men by These Presents:

That I, FLOYD H. DAVIS, not joined herein by my wife, VERA A. DAVIS, as the property herein conveyed constitutes no part of our homestead,

of the County of Hidalgo State of Texas for and in consideration  
of the sum of TEN AND NO/100's (10.00) -----  
-----DOLLARS

to me paid, and secured to be paid, by Pascual Cruz and wife, Velia Cruz  
P.O. Box 2404 McAllen, Texas 78501 as follows:

One Installment Vendor's Note dated November 6, 1986, in the principal amount of \$51,500.00, payable in 240 monthly installments in the amount of \$567.06 each including interest at the rate of 12% per annum from date until maturity; with the first installment to become due and payable on or before the 6th day of February 1987, and a like installment to become due and payable on or before the 6th day of each and every succeeding month thereafter until the entire principal amount has been paid in full.

have Granted, Sold and Conveyed, and by these presents do Grant, Sell and Convey, unto the said  
Pascual Cruz and wife, Velia Cruz

of the County of Hidalgo State of Texas all that certain  
lot, tract or parcel of land situated in the County of Hidalgo, State of Texas, being more fully described as follows, to-wit:

The South 3 acres of the West 1/4 of the West 1/4 of Lot 131, and the West 2 acres of Lot 132, Pride O' Texas Subdivision, of Hidalgo County, according to the map or plat thereof on file and of record in the office of the County Clerk of Hidalgo County, Texas, said tract containing 5 acres more or less.  
SAVE AND EXCEPT any and all oil, and other minerals that may be found in, on, or under said land and premises.  
SUBJECT to existing lien of record.  
SUBJECT to easements of record and all visible easements.  
SUBJECT to property restrictions.

TO HAVE AND TO HOLD the above described premises, together with all and singular the rights and appurtenances thereto in anywise belonging unto the said

Pascual Cruz and wife, Velia Cruz, their  
heirs and assigns forever and I do hereby bind myself, my  
heirs, executors and administrators, to Warrant and Forever Defend, all and singular the said premises unto the said

Pascual Cruz and wife, Velia Cruz, their  
heirs and assigns, against every person whomsoever lawfully claiming, or to claim the same, or any part thereof.

But it is expressly agreed and stipulated that the Vendor's Lien is retained against the above described property, premises and improvements, until the above described note, and all interest thereon are fully paid according to its face and tenor, effect and reading, when this deed shall become absolute.

WITNESS my hand at Edinburg, Texas  
this 6th day of November 1986

Witness at request of Grantor:

*Floyd H. Davis*  
Floyd H. Davis

Mailing address of grantee:

VOL. 2835 PAGE 612

Name:  
Address:

STATE OF TEXAS  
COUNTY OF Hidalgo

(Acknowledgment)

This instrument was acknowledged before me on the 6th day of November, 1986  
by Floyd H. Davis  
My commission expires: 12/27/88  
Notary Public, State of Texas  
Notary's printed name: Art Reyna

STATE OF TEXAS  
COUNTY OF

(Acknowledgment)

This instrument was acknowledged before me on the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_  
by \_\_\_\_\_  
My commission expires: \_\_\_\_\_  
Notary Public, State of Texas  
Notary's printed name: \_\_\_\_\_

STATE OF TEXAS  
COUNTY OF

(Acknowledgment)

This instrument was acknowledged before me on the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_  
by \_\_\_\_\_  
My commission expires: \_\_\_\_\_  
Notary Public, State of Texas  
Notary's printed name: \_\_\_\_\_

Warranty Deed  
(WITH VENDOR'S LIEN)

FROM

TO

FILED FOR RECORD  
COUNTY CLERK  
HIDALGO COUNTY TEXAS  
This day of NOV 15 A.D. 1986  
at 8:00 o'clock  
By WILLIAM BELL County Clerk  
Deputy

RECORDED

In Book \_\_\_\_\_, on Page \_\_\_\_\_, County Records  
A.D. 19\_\_\_\_  
County Clerk  
Deputy

Recording Fee \$ \_\_\_\_\_  
This instrument should be filed immediately with the County Clerk for record.

WHEN RECORDED RETURN TO

002172

The Odsee Company, Dallas, TX 75238