

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

DONATION DEED

Date: _____, 2026

Grantor: CARMEN AVILA SUBDIVISION PH 4 & 5, LLC, a Texas Limited Liability Company

Grantor's Mailing Address:
P.O. Box 2604
Edinburg, Texas 78540

Grantee: COUNTY OF HIDALGO, TEXAS

Grantee's Mailing Address:
100 E. Cano Ave.
Edinburg, TX 78539

Consideration:

Grantor conveys the Property to Grantee as a donation in recognition of the public benefit derived therefrom and in return for Grantee's execution of any applicable additional documents as may be necessary to effectuate said donation, the receipt and sufficiency of which are hereby acknowledged.

Property (including any improvements):

Lot 631 of Carmen Avila Phase V Subdivision, recorded in instrument #3579836, Map Records of Hidalgo County, Texas, more fully described on Exhibit "A" hereto attached

This conveyance is a donation to a political subdivision of the State of Texas for public use.

This conveyance, the Property and all of Grantor's warranties are subject to any and all easements, rights-of-way, and prescriptive rights, whether of record or not; all presently recorded restrictions, reservations, covenants, conditions, oil and gas leases, mineral severances, and other instruments, other than liens and conveyances that affect the property. The property shall be used pursuant to the resolution passed, hereto attached as Exhibit "B".

Grantor, for the consideration and subject to the reservations from and exceptions to conveyance and warranty, grants, donates, sells, and conveys to Grantee the Property, together with all and singular the rights and appurtenances thereto in any way 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, when the claim is by, through, or under Grantor, but not otherwise, except as to the reservations from and exceptions to conveyance and warranty.

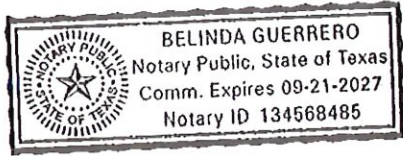
When the context requires, singular nouns and pronouns include the plural.

IN WITNESS WHEREOF, this instrument is executed on this the 23rd day of January, 2026.

BY *Victor J. Daniec*
Victor J. Daniec, Manager
Carmen Avila Subdivision PH 4 & 5, LLC
a Texas Limited Liability Company

State of Texas
County of Hidalgo

This instrument was acknowledged before me on the 23rd day of January 2026 by Victor J. Daniec, Manager of Carmen Avila Subdivision PH 4 and 5, LLC, a Texas Limited Liability Company..



Belinda Guerrero
Notary Public, State of Texas

APPROVED AND ACCEPTED BY:

COUNTY OF HIDALGO

By: _____
RICHARD F. CORTEZ, County Judge

STATE OF TEXAS
COUNTY OF HIDALGO

This instrument was acknowledged before me on the _____ day of _____, 2026, by RICHARD F. CORTEZ, in his capacity as County Judge of COUNTY OF HIDALGO.

Notary Public, State of Texas