



OFFICE OF THE COUNTY JUDGE
County of Hidalgo

RICHARD F. CORTEZ
County Judge

CERTIFICATES OF PLAT APPROVALS – CONSENT AGENDA

COMMISSIONERS COURT AGENDA FOR May 3, 2022

Approval of the following Certificates:

- Certificates of Plat & Utility Status under Local Government Code Section 232.028 (b)
- Certificates of Residence Construction under Local Government Code Section 232.029 (c)
- Certificates of Water Service Availability under Local Government Code Section (c) (2)

CERTIFICATES OF PLAT & UTILITY STATUS	<u>3</u>
CERTIFICATES OF RESIDENCE CONSTRUCTION	<u>0</u>
CERTIFICATES OF WATER SERVICE AVAILABILITY	<u>0</u>
TOTAL CERTIFICATES	<u>3</u>

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: 1-5444

HIDALGO COUNTY CERTIFICATE OF PLAT AND UTILITY STATUS UNDER TEXAS LOCAL GOVT. CODE SECTION 232.028(b)

WE THE UNDERSIGNED CERTIFY AS FOLLOWS:

Upon the application of:

Approved by Environmental Health:	Temporary Service Authorized Signature	Final Service Authorized Signature
Inspection/Permit No:		
Date Approved:	/ /	/ /

Name: Aaron Garcia Cruz

Address: 87 Buen Gusto
St. Alamo TX
78516

Phone: 956 777-9621

Water Supplier: NAWS

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

Account/ESI No.: 10032789461031645
[] Temporary Pole [X] Permanent Service

regarding the land described as:

Lot 52 Buen Gusto

on May 3, 2022, the Hidalgo County Commissioners Court, at a meeting duly called and noticed in accordance with the Texas Open Meetings Act, made the following determinations regarding plat and utility status of the land herein described pursuant to Texas Local Government Code Section 232,028(b):

Fill in "yes" or "no" in each blank

- yes A plat has been prepared; (Date approved 10-27-2025)
- yes A plat has been reviewed and approved by the Commissioners Court; (verified by [Signature]);
- yes water service facilities have been constructed or installed to service the subdivision under Local Government Code Section 232.023 and are fully operable; (verified by [Signature]);
- yes an organized sewage collection and treatment system is to be used, and under sewer service facilities have been constructed or installed to service the subdivision under Section 232.023 and are fully operable; (verified by [Signature]);
- no individual septic systems are to be used, and lots in the subdivision can be adequately and legally served by septic systems under Section 232.023; (verified by [Signature]);
- yes electrical and gas facilities, if available, have been constructed or installed to service the subdivision under Section 232.023. (verified by [Signature]);

Planning Department Authorized Signature

Ricardo Cruz
Hidalgo County Judge
Date 5/3/22

APPROVED BY
COMMISSIONERS COURT
ON: 5-3-22 MM

ATTEST:

[Signature]
Hidalgo County Clerk
Date 5/4/22

PLANNING DEPARTMENT

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956-205-7049

Precinct 1 2 3 4

T.J. Arredondo, CFM
Director of Planning

Application No: 1-5144

REQUEST FOR HIDALGO COUNTY CERTIFICATE OF PLAT AND UTILITY STATUS UNDER TEXAS LOCAL GOVT. CODE SECTION 232.028(b)

In my status and for the land indicated below, which is located outside of any municipality, I request that the Hidalgo County Commissioners Court make the determinations regarding plat and utility status described in Texas Local Government Code § 232.028(b) and issue a certificate of such determinations:

PARTY MAKING REQUEST:

Name: Aaron Garcia Cruz

Address: 87 Buen Gusto St.
Alamo, TX 78516

Phone: (956) 777-9621

IDENTIFICATION OF LAND (e.g., lot and block number of recorded subdivision, designation on plat, address, description in deed, etc.):

Lot 52 Buen Gusto

STATUS OF PERSON OR ENTITY MAKING REQUEST:

- Subdivider
- Owner of lot in subdivision
- Resident of lot in a subdivision
- Entity that provides utility service

A. Cruz
Requesting Party (Signature)

4-25-22
Date

ATTACHED COPY OF VERIFICATION OF OWNERSHIP OR RESIDENCY OF LOT:

- Deed
- Executory Contract
- Lease
- Rent Receipt
- Affidavit
- Other (describe) permit

.....
This part to be filled out by receiving county official:

Location of land verified and completed request accepted by Hidalgo County for processing on:

4-25-22
Date

[Signature]
County Official

SIERRA TITLE
CLOSER *MC* GF# *3190693*

Warranty Deed with Vendor's Lien

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: July 20, 2021

Grantor: **JUAN FERNANDO PINA and PABLO PINA, JR., both single persons**

Grantor's Mailing Address: **316 E. Narnette St.
Pharr, Texas 78577
Hidalgo County**

Grantee: **AARON GARCIA CRUZ, a single man**

Grantee's Mailing Address: **91 Buen Gusto St.
Alamo, Texas 78516
Hidalgo County**

Consideration: TEN AND NO/100 DOLLARS (\$10.00) and a note of even date executed by Grantee and payable to the order of TEXAS NATIONAL BANK, 4908 S. Jackson Rd., Edinburg, Hidalgo County, Texas 78539 in the principal amount of FORTY FIVE THOUSAND FIFTY AND NO/100 DOLLARS (\$45,050.00). The note is secured by a first and superior vendor's lien and superior title retained in this deed in favor of TEXAS NATIONAL BANK and by a first-lien deed of trust of even date from Grantee to JOE QUIROGA, Trustee.

Property (including any improvements):
Lot 52, BUEN GUSTO SUBDIVISION, an Addition to the City of Alamo, Hidalgo County, Texas, according to the Amended Plat or Map thereof recorded in Volume 52, Page 55, Map Records of Hidalgo County, Texas.

Reservations from Conveyance:
Subject To: None

Exceptions to Conveyance and Warranty:
Subject To:

Restrictions recorded in the Office of the County Clerk of Hidalgo County, Texas, under Document Nos. 1537739 and 1541580, and Restrictions as shown on amended plat recorded in Volume 52, Page 55, Map Records of Hidalgo County, Texas.

Right-of-Way Easement granted to Hidalgo County, recorded in Volume 1013, Page 375, and in Volume 1014, Page 73, Deed Records of Hidalgo County, Texas.

Right-of-Way Easement granted to Donna Irrigation District Hidalgo County No. 1, by instrument, recorded in Volume 1035, Page 491, Deed Records of Hidalgo County, Texas.

Irrigation Easement as shown by instrument recorded in Volume 246, Page 518, and in Volume 524, Page 84, Deed Records of Hidalgo County, Texas, and ratification of Easement recorded in Volume 573, Page 307, Deed Records of Hidalgo County, Texas.

Irrigation Easement granted to Robert W. Nocar and wife, recorded in Volume 970, Page 683, Deed Records of Hidalgo County, Texas.

Right-of-Way Easement granted to North Alamo Water Supply Corp., as shown on amended plat recorded in Volume 52, Page 55, Map Records of Hidalgo

Ten foot (10') Utility Easement along the North, Northeast, and East lines of the subject land, according to the Map or Plat thereof, filed for record in Volume 52, Page 55, Map Records of Hidalgo County, Texas.

Twenty foot (20') Swale Easement along the South line of the subject land, according to the Map or Plat thereof, filed for record in Volume 52, Page 55, Map Records of Hidalgo County, Texas.

Easements and conditions as shown on amended plat recorded in Volume 52, Page 55, Map Records of Hidalgo County, Texas.

Easements, rights, rules, and regulations in favor of Donna Irrigation District Hidalgo County No. 1.

Easements, or claims of easements, which are not of public record.

No building permitted over any easement, and no fill or permanent structures allowed over or with any Swale Easement, according to the Map or Plat thereof, filed for record in Volume 52, Page 55, Map Records of Hidalgo County, Texas.

Twenty-five foot (25') Minimum Building Setback Line for the front of the subject land, according to the Map or Plat thereof, filed for record in Volume 52, Page 55, Map Records of Hidalgo County, Texas.

Six foot (6') Minimum Building Setback Lines for the sides of the subject land, according to the Map or Plat thereof, filed for record in Volume 52, Page 55, Map Records of Hidalgo County, Texas.

Thirty foot (30') Minimum Building Setback Line for the rear of the subject land, according to the Map or Plat thereof, filed for record in Volume 52, Page 55, Map Records of Hidalgo County, Texas.

Oil and Gas Lease dated April 8, 1982, from E.W. Genenwein and Mary Genenwein to Hankley Oil Company, recorded in Volume 413, Page 944, Oil and Gas Records of Hidalgo County, Texas.

Oil and Gas Lease dated April 15, 1982, recorded in Volume 413, Page 962, Oil and Gas Records of Hidalgo County, Texas.

Oil and Gas Lease dated April 14, 1982, recorded in Volume 415, Page 501, Oil and Gas Records of Hidalgo County, Texas.

Oil and Gas Lease dated March 29, 1984, recorded in Volume 2043, Page 898, Official Records of Hidalgo County, Texas.

Reservation of oil, gas, and other minerals, together with all rights relative thereto, express or implied, reserved to grantor in Deeds recorded in Volume 939, Page 223, Deed Records of Hidalgo County, Texas, and in Deed filed for record on November 22, 2005 in the Office of the County Clerk of Hidalgo County, Texas under Clerk's File No. 1547913.

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.

All ad valorem taxes for the year 2021 and all 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.

The vendor's lien against and superior title to the Property are retained until each note described is fully paid according to its terms, at which time this deed will become absolute.

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

TEXAS NATIONAL BANK, at Grantee's request, has paid in cash to Grantor that portion of the purchase price of the Property that is evidenced by the Note described. The vendor's lien and superior title to the Property are retained for the benefit of TEXAS NATIONAL BANK, and are transferred to that party without recourse on Grantor.



JUAN FERNANDO PINA



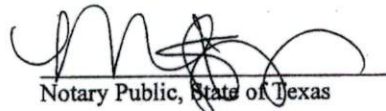
PABLO PINA, JR.

(Acknowledgment)

STATE OF TEXAS
COUNTY OF HIDALGO

This instrument was acknowledged before me on the 21 day of July, 2021, by
JUAN FERNANDO PINA.





Notary Public, State of Texas

(Acknowledgment)

STATE OF TEXAS
COUNTY OF HIDALGO

This instrument was acknowledged before me on the 21 day of July, 2021, by
PABLO PINA, JR.





Notary Public, State of Texas

AFTER RECORDING RETURN TO:
Aaron Garcia Cruz
91 Buen Gusto St.
Alamo, Texas 78516

PREPARED IN THE LAW OFFICE OF:
JOHN ROBERT KING
3409 N. 10th, Suite 100
McAllen, Texas 78501
FileNo.:GF#3190693;MC/eh



Chapter 232, Texas Local Government Code

1/10/2022 3:15:34 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 1-5444
Receipt No.: 021744
B5015-00-000-0052-00

- CRUZ AARON GARCIA
- 91 BUEN GUSTO ST
- ALAMO, TX 78516
- (956) 777-9621
- (956) 777-9621
- [1] Contractor: SELF
- [2] Water System: North Alamo WSC
- [3] Class of Work: 44 Mobile homes
- [4] Size of Structure: 600Sq.Ft.
- [5] Legal Description: BUEN GUSTO LOT 52 'AMENDED'
- [6] Location: BORDER & MOORE RD.
- [7] Sewage: N/A
- [8] Construction Type: Metal
- [9] Est. Cost of Construction: \$10000
- [10] Flood Zone: Zone B

Community Panel Number: 4803340425C
 Precinct: 1
 Certification of Elevation Required: No
 Setbacks: Front 25', Rear 30', Side 6', Side ', Corner 15'
 Special Conditions: MUST COMPLY WITH ALL COUNTY
 SETBACKS & REGULATIONS
 Description: Permit 1-5444
 Price: \$30.00

Total Amount.....\$30.00

Method of Payment: Cash
 Check/M.O.#:
 Payment: \$30.00
 Change Due: \$0.00
 Application: gilbert.mata
 Inspector: gilbert.pecina
 Receipt: gilbert.mata

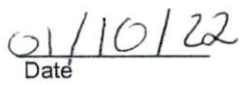

 Cashier


 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


 Date



PLANNING DEPARTMENT

Rev. 05-18-20

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.
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956-973-7850

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Mission, TX 78572
956-205-7045
956-205-7049

Precinct 1 2 3 4

T.J. Arredondo, CFM
Director of Planning

Application No: 4-5790

HIDALGO COUNTY CERTIFICATE OF PLAT AND UTILITY STATUS UNDER TEXAS LOCAL GOVT. CODE SECTION 232.028(b)

WE THE UNDERSIGNED CERTIFY AS FOLLOWS:

Upon the application of:

Name: Maria G. Coronado

Address: 22711 N. Sunflower Rd.
Edcouch Tx. 78538

Phone: 956 223 56 86

Approved by Environmental Health:	Temporary Service	Final Service
<u>[Signature]</u>	<u>[Signature]</u>	<u>[Signature]</u>
Inspection/Permit No:	Authorized Signature	Authorized Signature
Date Approved:	/ /	<u>54017</u> <u>04/14/2022</u>

Water Supplier: North Alamo wsc

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

Account/ESI No.: 10032789918503484
[] Temporary Pole [] Permanent Service

regarding the land described as:

Evergreen Valley Estates Ph 3 Lot 106

on May 3, 2022, the Hidalgo County Commissioners Court, at a meeting duly called and noticed in accordance with the Texas Open Meetings Act, made the following determinations regarding plat and utility status of the land herein described pursuant to Texas Local Government Code Section 232,028(b):

Fill in "yes" or "no" in each blank

- yes A plat has been prepared;
- yes A plat has been reviewed and approved by the Commissioners Court; (Date approved 3/16/2022);
- yes water service facilities have been constructed or installed to service the subdivision under Local Government Code Section 232.023 and are fully operable; (verified by [Signature]);
- NO an organized sewage collection and treatment system is to be used, and under sewer service facilities have been constructed or installed to service the subdivision under Section 232.023 and are fully operable; (verified by [Signature]);
- yes individual septic systems are to be used, and lots in the subdivision can be adequately and legally served by septic systems under Section 232.023; (verified by [Signature]);
- yes electrical and gas facilities, if available, have been constructed or installed to service the subdivision under Section 232.023. (verified by [Signature]);

[Signature]
Planning Department Authorized Signature

[Signature] 5/3/22
Hidalgo County Judge Date

APPROVED BY
COMMISSIONERS COURT
ON: 5-3-22 MM

ATTEST: [Signature] 5/4/22
Hidalgo County Clerk Date



PLANNING DEPARTMENT

Rev. 06-03-15

County of Hidalgo

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1304 South 25th Street
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956-318-2844

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956-973-7850

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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:

4-5790

REQUEST FOR HIDALGO COUNTY CERTIFICATE OF PLAT AND UTILITY STATUS UNDER TEXAS LOCAL GOVT. CODE SECTION 232.028(b)

In my status and for the land indicated below, which is located outside of any municipality, I request that the Hidalgo County Commissioners Court make the determinations regarding plat and utility status described in Texas Local Government Code § 232.028(b) and issue a certificate of such determinations:

PARTY MAKING REQUEST:

Name: Maria G. Coronado

Address: 22711 N. Sunflower Rd.
Edcouch Tx. 78538

Phone: (956) 223 56 86

IDENTIFICATION OF LAND (e.g., lot and block number of recorded subdivision, designation on plat, address, description in deed, etc.):

Evergreen Valley Estates Ph 3 Lot 106

STATUS OF PERSON OR ENTITY MAKING REQUEST:

- Subdivider
- Owner of lot in subdivision
- Resident of lot in a subdivision
- Entity that provides utility service

[Signature]
Requesting Party (Signature)

09/19/2022
Date

ATTACHED COPY OF VERIFICATION OF OWNERSHIP OR RESIDENCY OF LOT:

- Deed
- Executory Contract
- Lease
- Rent Receipt
- Affidavit
- Other (describe) copy of permit

.....
This part to be filled out by receiving county official:

Location of land verified and completed request accepted by Hidalgo County for processing on:

4/26/22
Date

[Signature]
County Official



Chapter 232, Texas Local Government Code

3/11/2022 2:49:04 PM

COUNTY OF HIDALGO
PLANNING DEPARTMENT

Main Office
1304 South 25th Street
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Ph: 956-318-2840
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Fax: 956-973-7850

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

Permit No.: Permit 4-5790
Receipt No.: 022688
E8250-03-000-0106-00

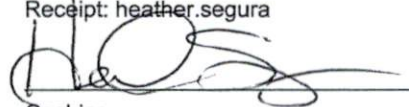
GARZA RAUL JR & CORONADO MARIA
22711 N. SUNFLOWER RD
EDCOUCH, TX 78538
(956) 223-5686
(956) 223-5686

- [1] Contractor: SELF
- [2] Water System: North Alamo WSC
- [3] Class of Work: 25 Residential, new, Single Family Dwelling
- [4] Size of Structure: 2783Sq.Ft.
- [5] Legal Description: EVERGREEN VALLEY ESTATES PH 3 LOT 106
- [6] Location: sunflower rd and mile 20
- [7] Sewage: N/A
- [8] Construction Type: Block
- [9] Est. Cost of Construction: \$80000
- [10] Flood Zone: Zone AE

Community Panel Number: 4803340350C
Precinct: 4
Certification of Elevation Required: Yes
Setbacks: Front 50', Rear 35', Side 6', Side 6', Corner '
Special Conditions: must comply with all setbacks and regulations required by the hcpd
Description: Permit 4-5790
Price: \$30.00

Total Amount.....\$30.00


Method of Payment: Cash
Check/M.O.#:
Payment: \$100.00
Change Due: \$70.00
Application: heather.segura
Inspector: danny.sanchez
Receipt: heather.segura


Cashier

3/11/22
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

03/11/2022
Date

Charge to VLTC
GF#176255/AR

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: November 29, 2021

Grantor: FRANCISCA E. RODRIGUEZ AND HUSBAND, EMMANUEL RODRIGUEZ

Grantor's Mailing Address: 5908 N. Terry Road
Edinburg, Texas 78542

Grantee: RAUL GARZA, JR. AND WIFE, MARIA G. CORONADO

Grantee's Mailing Address: 1320 W. Aencia
Alamo, Texas 78516

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

Property (including any improvements): All of Lot 106, EVERGREEN VALLEY ESTATES PHASE III, Hidalgo County, Texas, according to the map recorded in Volume 52, Pages 135-144, Map Records in the Office of the County Clerk of Hidalgo County, Texas, reference to which is here made for all purposes.

Reservations from Conveyance: NONE

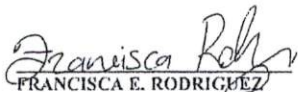
Exceptions to Conveyance and Warranty: To the extent they validly exist:

1. Restrictive covenants as set forth in instrument dated March 8, 2007, filed March 8, 2007 under Document Number 2007-1731025, Official Records and Volume 52, Pages 135-144, Map Records of Hidalgo County, Texas.
2. Easements, rules, regulations and rights in favor of Delta Lake Irrigation District.
3. Minimum floor elevations, setback lines, utility easements and restrictions as shown on the map of Evergreen Valley Estates Phase III, recorded in Volume 52, Pages 135-144, Map Records of Hidalgo County, Texas.
4. Easements for canals, laterals and drainage ditches as shown by instrument dated February 1, 1928, recorded in Volume 275, Page 510, Deed Records of Hidalgo County, Texas. (Blanket)
5. Easement in favor of Willacy County Water Control and Improvement District No. 1 as shown by instrument dated April 14, 1938, recorded in Volume 449, Page 318, Deed Records of Hidalgo County, Texas.
6. Right of way easement in favor of Willacy County Water District No.1 as shown by instrument dated June 7, 1938, recorded in Volume 443, Page 438, Deed Records of Hidalgo County, Texas.
7. Right of way in favor of Willacy County Water District No.1 as shown by instrument dated June 7, 1938, recorded in Volume 443, Page 440, Deed Records of Hidalgo County, Texas.
8. Right of way easement in favor of Willacy County Water District No. 1 as shown by instrument dated June 8, 1939, recorded in Volume 455, Page 585, Deed Records of Hidalgo County, Texas.
9. Agreement dated April 26, 1957, between Evergreen Farms and Pan American Petroleum Company, recorded in Volume 201, Page 234, Oil and Gas Records, Hidalgo County, Texas.
10. Agreement by and between Willacy County Water Control and Improvement District No. 1 and W.A. Harding, et al as shown by instrument dated June 30, 1946, recorded in Volume 616, Page 1, Deed Records of Hidalgo County, Texas. (Blanket)
11. Water rights transfer agreement in favor of Rio Farms, Inc. as shown by instrument dated May 30, 1962, recorded in Volume 1064, Page 435, Deed Records of Hidalgo County, Texas.
12. Easement and right of way in favor of AEP Texas Central Company, a Texas Corporation as shown by instrument dated June 10, 2015, filed July 7, 2015 under Document Number 2015-2626081, Official Records of Hidalgo County, Texas.
13. Easement and right of way in favor of AEP Texas Central Company, a Texas Corporation as shown by instrument dated September 13, 2018, filed November 13, 2018 under Document Number 2965092, Official Records of Hidalgo County, Texas.
14. Lease for coal, lignite, oil, gas or other minerals, together with rights incident thereto, in favor of McCollom Oil Company, a Corporation, dated March 9, 1943, recorded in Volume 49, Page 87, Oil and Gas Records of Hidalgo County, Texas.
15. Lease for coal, lignite, oil, gas or other minerals, together with rights incident thereto, in favor of La Gloria Corporation, dated July 1, 1944, recorded in Volume 65, Page 29, Oil and Gas Records of Hidalgo County, Texas.
16. Lease for coal, lignite, oil, gas or other minerals, together with rights incident thereto, executed by Margaret E. Ufford, et al to Pantano Petroleum Company, dated January 10, 1939, recorded in Volume 33, Page 570, Oil and Gas Records of Hidalgo County, Texas.

17. Lease for coal, lignite, oil, gas or other minerals, together with rights incident thereto, executed by Sarah K. Gill and husband S.L. Gill to La Gloria Corporation, dated September 19, 1945, recorded in Volume 63, Page 229, Oil and Gas Records of Hidalgo County, Texas.
18. Lease for coal, lignite, oil, gas or other minerals, together with rights incident thereto, dated October 6, 1989, recorded in Volume 2872, Page 798, Volume 2872, Page 800 and Volume 2872, Page 802, Official Records, Hidalgo County, Texas.
19. Lease for coal, lignite, oil, gas or other minerals, together with rights incident thereto, recorded in Volume 2630, Page 478, Volume 2630, Page 481, Volume 2630, Page 484, Volume 2643, Page 149, Volume 2634, Page 98, Volume 2670, Page 243, Volume 2839, Page 514, Volume 2839, Page 757, Volume 2864, Page 785, Volume 2616, Page 978, Volume 2617, Page 1, Volume 2885, Page 736, Volume 2885, Page 748, Volume 2839, Page 517 and Volume 2839, Page 529, Official Records, Hidalgo County, Texas.
20. Lease for coal, lignite, oil, gas or other minerals, together with rights incident thereto, filed September 17, 1993 under Document Number 344186, Official Records of Hidalgo County, Texas. Ratification of Oil and Gas Lease dated September 26, 1995, filed October 19, 1995 under Document Number 481571, Official Records of Hidalgo County, Texas.
21. Lease for coal, lignite, oil, gas or other minerals, together with rights incident thereto, dated March 13, 2006, by and between The Harding Foundation, as Lessor, and Samson Lone Star Limited Partnership, a Texas Limited Partnership, as Lessee, as set forth in memorandum recorded on May 11, 2006, in Document Number 2006-1614578, Official Records of Hidalgo County, Texas.
22. Lease for coal, lignite, oil, gas or other minerals, together with rights incident thereto, in favor of SouthTen Land Co., LLC, as Lessee, as set forth in memorandum filed July 17, 2006 under Document Number 2006-1639728; filed July 17, 2006 under Document Number 2006-1639729 and filed July 17, 2006 under Document Number 2006-1639730, Official Records of Hidalgo County, Texas.
23. Lease for coal, lignite, oil, gas or other minerals, together with rights incident thereto, dated January 21, 2016, by and between Robert W. Parr Family Trust, June 21, 2011, as Lessor, and Edmo Energy Company, Inc., as Lessee, filed on March 1, 2016, under Document Number 2690229, Official Records of Hidalgo County, Texas.
24. Terms, stipulations and conditions contained in Declaration of Unit as set forth in instrument, filed April 22, 1996 under Document Number 518065; filed December 30, 1996 under Document Number 569991; filed December 30, 1996 under Document Number 569992 and filed June 24, 1997 under Document Number 606329, Official Records of Hidalgo County, Texas.
25. Mineral and/or royalty interest granted in deed dated August 25, 1936, recorded in Volume 18, Page 377, Oil and Gas Records of Hidalgo County, Texas.
26. Mineral and/or royalty reservation contained in deed dated March 19, 1927, recorded in Volume 246, Page 17, dated December 5, 1927 recorded in Volume 407, Page 565, Deed Records of Hidalgo County, Texas.
27. Mineral and/or royalty reservation contained in deed dated March 3, 2014, filed March 6, 2014 under Document Number 2014-2491772, Official Records of Hidalgo County, Texas.
28. All water rights reserved as shown by instrument dated March 3, 2014, filed March 6, 2014 under Document Number 2014-2491772, Official Records of Hidalgo County, Texas.
29. Any portion of the property described herein within the limits or boundaries of any public or private roadway and/or highway.
30. 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.
31. Standby fees, taxes and assessments by any taxing authority for the year 2022, and subsequent years, 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.


FRANCISCA E. RODRIGUEZ

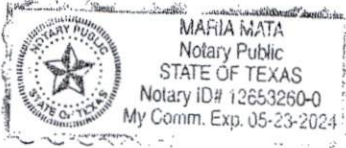

EMMANUEL RODRIGUEZ

(Acknowledgment)

STATE OF TEXAS

COUNTY OF HIDALGO

This instrument was acknowledged before me on December 2, 2021 by FRANCISCA E. RODRIGUEZ.



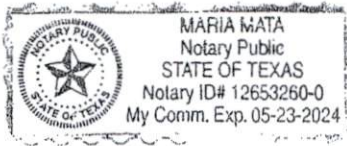
[Signature]
Notary Public, State of Texas

(Acknowledgment)

STATE OF TEXAS

COUNTY OF HIDALGO

This instrument was acknowledged before me on December 2, 2021 by EMMANUEL RODRIGUEZ.



[Signature]
Notary Public, State of Texas

AFTER RECORDING RETURN TO:
RAUL GARZA, JR. &
MARIA G. CORONADO
1320 W. Acacia
Alamo, Texas 78516

PREPARED IN THE OFFICE OF:
LAW OFFICE OF RICHARD A. CANTU, P.C.
6013 N. 10th Street
McAllen, Texas 78504
Telephone (956) 687-7763
GF#176255/File No. 12697-21



PLANNING DEPARTMENT

Rev. 05-18-20

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: 4-4071

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

Upon the application of:

Name: Anita Alcazar Espinoza

Address: 1606 Pullin Ave
San Juan, TX 78889

Phone: 956-800-2097

Approved by Environmental Health:	Temporary Service	Final Service
	Authorized Signature	<u>Mart. Ferrin</u> Authorized Signature
Inspection/Permit No:		<u>existing septic</u>
Date Approved:	<u>/ /</u>	<u>4/18/22</u>

Water Supplier: North Alamo Water

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

Account/ESI No.: 1000049395
[] Temporary Pole Permanent Service

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

Lot 19 Alberta Place Subdivision, Hidalgo County, Texas, As Per map
Dr. Plot There of Recorded In Volume 30, Page 86A, map Records
Hidalgo county, Texas
[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 May 3, 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

Ricardo F. Cuatrecasas
Hidalgo County Judge
Date 5/3/22

ATTEST: [Signature]
Hidalgo County Clerk
Date 5/4/22

APPROVED BY
COMMISSIONERS COURT
ON: 5-3-22 MM



PLANNING DEPARTMENT

Rev. 05-18-20

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956-318-2844

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956-973-7850

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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:

4-4871

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

Anita Alcazar Espinoza

Known to me [or proved to me in the oath of _____ 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:

Lot 19 Alberta Place Subdivision, Hidalgo County, Texas."

[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]

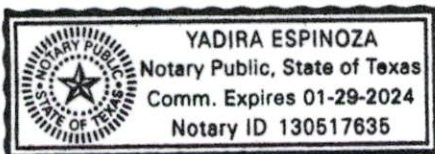
~~3A. "The land was not sold or conveyed to me by the Subdivider or the subdivider's agent after September 1, 1995."~~

-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."

Anita Alcazar Espinoza (Signature)

SUBSCRIBED AND SWORN TO before me on April 18, 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 4-4871
Receipt No.: 018738
A2456-00-000-0019-00

CAMARILLO GARBRIEL H GARZA
21646 EL RUCIO RD
EDINBURG, TX 78542
(956) 460-4367
(956) 460-4367

Anita Alcaraz Espinoza

- [1] Contractor: SELF
- [2] Water System: Military WSC
- [3] Class of Work: 44 Mobile homes
- [4] Size of Structure: 1120Sq.Ft.
- [5] Legal Description: ALBERTA PLACE LOT 19
- [6] Location: tower rd and alberta
- [7] Sewage: N/A
- [8] Construction Type: Metal
- [9] Est. Cost of Construction: \$10000
- [10] Flood Zone: Zone C

Community Panel Number: 4803340425C
Precinct: 4
Certification of Elevation Required: No
Setbacks: Front 25', Rear 25', Side 6', Side 6', Corner '
Special Conditions: must comply with all setbacks and regulations required by the hcpd
Description: Permit 4-4871
Price: \$30.00

Total Amount.....\$30.00

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

[Signature]
Cashier
06/15/21
Date

546579

[NOTICE]

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[Signature]
Signature of Owner or Applicant

6-15-21
Date

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WARRANTY DEED

Date: OCTOBER 30, 2019

Grantor: Polonio Garza (SINGLE MAN)
Estevan Garza (SINGLE MAN)

Grantor's Mailing Address (including county):
609 Calle Del Sol
San Juan Texas 78589
Hidalgo County, Texas

Grantee: Gabriel H Garza Camarillo (Married Man)
Anita Alcazar Espinoza ✓ (Married WOMEN)

Grantee's Mailing Address (including county):
1606 Pullin Ave
San Juan Texas 78589
Hidalgo County, Texas

Consideration: THIRTY FIVE THOUSAND DOLLARS AND NO/100 (\$35,000.00) 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):

Lot 19 Alberta Place Subdivision , Hidalgo County, Texas , As Per Map Or Plot There Of Recorded In Volume 30, Page 86A, map Recorde, Hidalgo County , Texas

Reservation From and Exceptions to Conveyance and Warranty:


Easements, right-of-way, and prescriptive rights, whether of record or not; all presently recorded restrictions, reservations, covenants, condition, oil and gas leases, mineral severances, and other instruments, other than liens and conveyances, that affect the property; rights of adjoining owners in all wall and fences situated on a common boundary; any discrepancies, conflicts, or shortages in area or boundary lines; any encroachments or overlapping of improvements; all rights, obligations, and other matters emanating from and existing by reason of the creation, establishment, maintenance, and operation of the water and irrigation district; taxes for the current year.

Grantor is conveying the property herein AS IS, WHERE IS, WITH ALL FAULTS as to physical condition. Grantee accepts the property under those conditions and acknowledge that Grantee is relying on their own investigation and inspection as to the physical condition of the property.

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, or assigns forever. Grantor binds Grantor and Grantor's heirs, 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 when the claim is by, through, or under Grantor but not otherwise, 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.



Polonio Garza
Grantor



Gabriel H Garza Camarillo
Grantee



Estevan Garza
Granter



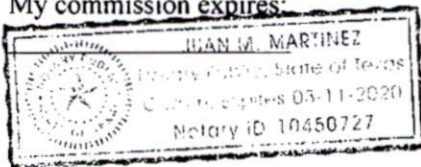
Anita Alcazar Espinoza
Grantee


ACKNOWLEDGMENT

**STATE OF TEXAS
COUNTY OF HIDALGO**

This instrument was acknowledged before me on this 30th day of October 2019 , by Polonio Garza and Estevan Garza Grantor and Gabriel H Garza Camarillo And Anita Alcazar Espinoza Grantee.

My commission expires:





Juan M. Martinez
Notary Public, State of Texas
Notary's printed name:
JUAN M. Martinez

After Recording Return To:
Gabriel H Garza Camarillo
Anita Alcazar Espinoza
1606 Pullin ave
San Juan Texas 78589