

**Compliance & Inspection Certifications Relating to Utility Application Approvals**

Issue ID: 11204

Application for: **Electricity**

Legal Description: unplatted 10 acre tract of land, more or less, being the South Half of Tract C-15, Botines, as further described in Vol. 4915, Pgs. 625-630 WCRPR.

**Reviewer Certifications**

- Conveyances are compliant (prior, existing & subsequent).
- All Fees Paid
- ROW Acquired or  Not Required as a condition of approval
- OSSF Licensed (No. WC1068):  New  PEST  Not Applicable
- OSSF Decommissioning certified by? -----
- Compliance w/Floodplain Regulations: Permit Issued
- All required affidavit(s) re grant service are executed.
- All required affidavit(s) re §232.029, LGC are executed.
- Garbage Collection Contract

By: C. Holguin Initial: CH

By: M. Robles Initial: MR

By: ----- Initial: \_\_\_\_\_

By: E. Cantu Initial: EC

By: ----- Initial: \_\_\_\_\_

By: J. Calderon Initial: JC

By: ----- Initial: \_\_\_\_\_

By: C. Holguin Initial: CH

By: M. Robles Initial: MR

**Inspector Certifications**

- All Inspections and re-inspections have been performed. The attached map is an accurate depiction of the existing conditions observed in the field.  
Residential Structures = 1 Non-residential Structures = 0
- All mandated in-door plumbing observed & compliant  
Total mandated structures: 1
- OSSF Decommissioning verified or  Unable to verify
- Improvements compliant with issued Floodplain Dev. permit

By: D. Rangel Initial: \_\_\_\_\_

By: D. Rangel Initial: \_\_\_\_\_

By: ----- Initial: \_\_\_\_\_

By: ----- Initial: \_\_\_\_\_


**Staff Recommendation/Determination**

Approve pursuant to: **Sec. 232.029(c)(2), LGC**

By: J. Calderon Initial: JC

**Attested:**


By my signature below, I hereby attest to the authenticity of the above certifications as shown hereon.

  
\_\_\_\_\_  
**Jorge Calderon, CFM, Asst. Planning Director**

  
\_\_\_\_\_  
**Elva Diana Cantu, Designated Representative**

  
\_\_\_\_\_  
**Cesiah Holguin, Senior Planner**

\_\_\_\_\_  
**Dorian Rangel, GIS Technician I**

  
\_\_\_\_\_  
**Melany Robles, Administrative Assistant**

\_\_\_\_\_

TEXAS STANDARD FORM

128 - WARRANTY DEED

**193151**  
**The State of Texas.** } **Know All Men by These Presents:**  
 County of **WEBB**

VOL **436** PAGE **458**

That **I, E. J. Dryden, Jr.,**  
 of the County of **Webb** State of **Texas** ---for and in consideration  
 of the sum of  
**Ten and No/100ths**----- DOLLARS  
 and other good and valuable consideration,  
 to me in hand paid by **Pedro Mata**, the receipt of which is hereby acknow-  
 ledged, 36x141000936

have Granted, Sold and Conveyed, and by these presents do Grant, Sell and Convey unto the said  
 ----- **Pedro Mata** -----

of the County of **Webb** State of **Texas** ----- all that certain  
 tract, piece or parcel of land known and designated as the South ten  
 acres of Tract C-15 as per the Botines Subdivision of R. M. Adams  
 Survey 744, Abstract 2692, Webb County, Texas, as recorded in Vol. 2  
 page 212 of the Plat Records of Webb County, Texas, said land being  
 mineral classified under the rules and regulations of the State of  
 Texas. This property is conveyed subject to taxes subsequent to the  
 year 1970.

FILED  
 May 1 9 54 AM '73  
 COUNTY CLERK  
 COUNTY

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

WITNESS my hand at **Laredo, Texas**  
 this **23rd** day of **April** 19 **73**  
 Witnesses at Request of Grantor:

*E. J. Dryden, Jr.*

SINGLE ACKNOWLEDGMENT

THE STATE OF TEXAS,  
COUNTY OF WEBB

BEFORE ME, the undersigned, a Notary Public in and for said County and State, on this day personally appeared

----- E. J. Dryden, Jr., -----  
known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE,  
this the 23rd day of April A. D. 19 73



*Esther A. Milam*  
Notary Public in and for Webb County, Texas

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SINGLE ACKNOWLEDGMENT

THE STATE OF TEXAS,  
COUNTY OF

BEFORE ME, the undersigned, a Notary Public in and for said County and State, on this day personally appeared

known to me to be the person whose name subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE,  
this the day of A. D. 19

(L. S.)

Notary Public in and for County, Texas

SINGLE ACKNOWLEDGMENT

THE STATE OF TEXAS,  
COUNTY OF

BEFORE ME, the undersigned, a Notary Public in and for said County and State, on this day personally appeared

known to me to be the person whose name subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE,  
this the day of A. D. 19

(L. S.)

Notary Public in and for County, Texas

193151

Warranty Deed

FROM

E. J. Dryden, Jr.,

TO

Pedro Mata

FILED FOR RECORD

This day of A.D. 19

at o'clock M.

County Clerk

By Deputy

RECORDED

A. D. 19

County Records

In Book on Page

County Clerk

Deputy

Retarding Fee \$

This instrument shall be filed immediately with the County Clerk for Record.

Pedro MATA

1972 SAN ANTONIO

The Office Company, Publishers, Dallas

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**OWNER'S AFFIDAVIT  
REGARDING PROPERTY DEVELOPMENT LIMITATIONS  
AND THE PROVISION OF WATER AND ELECTRICAL UTILITIES PURSUANT TO  
SECTION 232.029(C)(2) TEXAS LOCAL GOVERNMENT CODE**

STATE OF TEXAS §  
COUNTY OF WEBB §

AFFIDAVIT OF Jose Joaquin Nacher-Prieto and Camila Maria Nacher (ID 11204)

SUBJECT PROPERTY: An unplatted 10 acre tract of land, more or less, being the South Half Tract C-15, Botines Subdivision, as further described in Vol. 4915, Pgs. 625-630, Webb County Real Property Records.

Before me, the undersigned Notary Public, on this day personally appeared Jose Joaquin Nacher-Prieto and Camila Maria Nacher and under oath depose and said as follows:

"Our names are Jose Joaquin Nacher-Prieto and Camila Maria Nacher, we are of sound mind, over the age of twenty-one years, and legally competent to make this affidavit. We have personal knowledge of the facts stated herein and state that such facts are true and correct. We own the above-referenced subject property containing an existing house, as further depicted on the attached sketch as Exhibit A.

In conjunction with a request for electrical service under the provisions of Section 232.029(c)(2) of the Texas Local Government Code I hereby certify of the following:

1. The above-referenced subdivided land is a "lot of record" as defined by Section 232.021(6-a), TLGC as evidenced by the attached property conveyance instrument recorded on 05/01/1973 in Vol. 436, Pgs. 458-459, of the Webb County Deed Records and that said land has not been further subdivided.
2. Pursuant to the provisions of Section 232.029(d)(1), TLGC, We are not the property's subdivider nor the agent of the subdivider.
3. The property subject to this request is served by an On-Site Sewage Facility (OSSF) under License # WC1068 and no other sewer discharge exists on the property.
4. We understand that we must secure a development permit to construct or place any other structure on the property and may be required to accommodate additional discharges.
5. We further understand that we may not subdivide through sale or lease any portion of this property until we secure a plat or replat of the property approved by the local government with jurisdiction over the property (currently the Webb County Commissioners Court)."

"We are making this affidavit at my own free will and without duress. We understand that these conditions are necessary for securing water utilities to my property and structures under the stipulations contained herein."

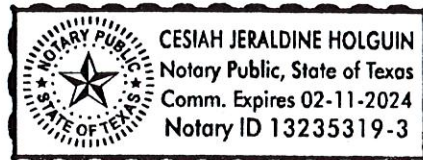
"We understand that we are making this statement and submitting this affidavit as a government record and that it is being relied upon by government agencies for the purpose of confirming that the law allows for the use and connection of the property as we have described above. We understand that making false statements in this affidavit is a crime."

  
\_\_\_\_\_  
Jose Joaquin Nacher-Prieto

  
\_\_\_\_\_  
Camila Maria Nacher

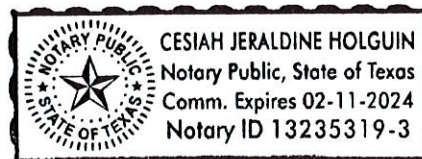
SWORN TO, AFFIRMED, AND SUBSCRIBED TO before me by Jose Joaquin Nacher-Prieto on the 18 day of June, 2021.

  
\_\_\_\_\_  
NOTARY PUBLIC, STATE OF TEXAS



SWORN TO, AFFIRMED, AND SUBSCRIBED TO before me by Camila Maria Nacher on the 18 day of June, 2021.

  
\_\_\_\_\_  
NOTARY PUBLIC, STATE OF TEXAS





RHONDA M. TIFFIN  
Planning Director

DEPARTMENT OF WEBB COUNTY, TEXAS

• 1110 Washington St., Suite 302 • Laredo, TX 78040 • Phone: (956) 523-4100 • Fax: (956) 523-5008 •

License No.: WC-1068

**PRIVATE SEWAGE FACILITY  
LICENSE AND REGISTRATION**

This License is issued to permit operation of a private sewage facility on the property described below:

**Legal Description:** Botines, South Half of Tract C-15 (10 acs)  
402 Pearson-Moss Ln  
ID# 10833

The private sewage facility installed in accordance with plans and specifications submitted in the application for this license shall be operated in compliance with the Regulations for On-Site Sewage Facilities Title 30 TAC Chapter 285, for Webb County, Texas.

Subject to the following conditions for operation of private sewage facility:

Q (waste water flow rate) limited to 100 Gallons per Day.  
In the event that Q exceeds allowed limit, this license and registration will be invalidated.

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

**Licensee** Jose Joaquin Nacher-Prieto & Camila Maria Nacher

**Address** 7815 Sonoma Ct., Laredo, TX 78045

**Telephone** (830) 275-3539

**Approved by**  #35048 **Date** May 26, 2021  
CEO Designated Representative