



COUNTY OF WEBB
CERTIFICATION REGARDING THE CONNECTION OF UTILITIES
Determinations required pursuant to Sections 232.029(c)(2) of the
Texas Local Government Code

Legal description of property: **an unplatted 9.91 acre tract of land, more or less, being the South One-Half (1/2) of Tract C-31 of Botines Subdivision, as further described in Vol. 703, Pgs. 310-311, Webb County Deed Records; said site is further identified by GPS coordinates of Lat 27°46'13.865"N and Long 99°27'28.676"W.**

The E-911 (physical address) associated with this request is: **158 Garza-Jones Ln**

Recorded on **07/30/1982** and filed in Volume **703**, Pages **310-311** of the Webb County Deed Records.

Requested by: **Alberto Hernandez, owner (ID 9786)**

Pursuant to the provisions of Section 232.029(c)(2), Texas Local Government Code, the following determinations have been made by the Webb County Commissioners Court:

1. The subdivided land has been determined to be a "**lot of record**" (as defined by **232.021(6-a)**, TLGC) established by a conveyance instrument from the original subdivider prior to September 1, 1989;
2. The tract of land **has not been further subdivided since September 1, 1989**;
3. The residence has adequate sewer services provided through a permitted on-site sewage facility under License No. WC00207; and
4. No residential dwellings have been approved through this certificate.

For authorization under this section, the Court relied on the following documents:

- Copy of an executed conveyance instrument evidencing that the property was conveyed by a subdivider prior to September 1, 1989. Recorded on **07/30/1982** and filed in Volume **703**, Pages **310-311** of the Webb County Deed Records;
- Notarized affidavit from the property owner stating that the lot has not been subdivided; and
- Copy of on-site sewage facility license and registration no. **WC00207**.

Subject to the above-described determinations, the following utility connection(s) are authorized:

water sewer electricity gas


LIMITATIONS: Connection limited to one meter

Reviewed and recommended for approval by:



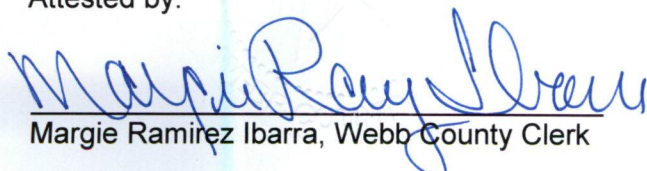
 Rhonda M. Tiffin, CFM
 Planning Director/Floodplain Administrator

Approved by the Webb County Commissioners Court on this the 23rd day of September, 2019.



 Hon. Tano E. Tijerina
 Webb County Judge

Attested by:



 Margie Ramirez Ibarra, Webb County Clerk

Compliance & Inspection Certifications Relating to Utility Application Approvals

Issue ID: 9786

Application for: **Electricity**

Legal Description: an unplatted 9.91 acre tract of land, more or less, being the South One-Half (1/2) of Tract C-31 of Botines Subdivision, as further described in Vol. 703, Pgs. 310-311, Webb County Deed Records; said site is further identified by GPS coordinates of Lat 27°46'13.865"N and Long 99°27'28.676"W

Reviewer Certifications

- Conveyances are compliant (prior, existing & subsequent).
- All Fees Paid
- ROW Acquired or Not Required as a condition of approval
- OSSF Licensed (No. WC00207): 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.

By: V. Seca Initial: VS
 By: M. Robles Initial: MR
 By: ----- Initial: _____
 By: D. Garza Initial: DG
 By: ----- Initial: _____
 By: J. Calderon Initial: JC
 By: ----- Initial: _____
 By: J. Calderon Initial: JC

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 = 3 Non-residential Structures = 5
- All mandated in-door plumbing observed & compliant
Total mandated structures: 3
- OSSF Decommissioning verified or Unable to verify
- Improvements compliant with issued Floodplain Dev. permit

By: R. Martinez Initial: RM
 By: R. Martinez Initial: RM
 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
 Jorge Calderon, CFM, Asst. Planning Director

Melany Robles
 Melany Robles, Administrative Assistant

Valeria Seca
 Valeria Seca, Senior Planner

Robert Martinez
 Robert Martinez, GIS Technician

David Garza
 David Garza, Sanitarian

NOTICE

Prepared by the State Bar of Texas for use by Lawyers only. Reviewed 1-1-76.
To select the proper form, fill in blank spaces, strike out form provisions or
insert special terms constitutes the practice of law. No "standard form" can
meet all requirements.

QUITCLAIM DEED

294845

THE STATE OF TEXAS
COUNTY OF WEBB

294845 }

KNOW ALL MEN BY THESE PRESENTS:

That I, KELLY QUINN, wife of JACK QUINN of The State of Texas, County of Webb
of the County of Webb, State of Texas, for and
in consideration of the sum of TEN AND NO/100 (\$10.00) DOLLARS
in hand paid by the grantee herein named, the receipt of which is hereby acknowledged, have QUIT-
CLAIMED, and by these presents do QUITCLAIM unto
LUCY McNALLY
1718 McClelland, Laredo, Texas 78040
County of Webb, State of Texas, all of my right,
title and interest in and to the following described real property situated in Webb County,
Texas, to-wit:

The South One-Half of Tract C-Thirty-One (S $\frac{1}{2}$ of Tract C-31), as
per the Botines Subdivision, of R.M. Adams, Survey 744, Abstract
2692, as recorded in Volume 2, page 212 of the Map Records of
Webb County, Texas. Together with all improvements thereon.

TO HAVE AND TO HOLD all of my right, title and interest in and to the above described property
and premises unto the said grantee, her heirs and assigns forever, so that neither I nor
my heirs, legal representatives or assigns shall have, claim or demand any right or title to the
aforesaid property, premises or appurtenances or any part thereof.

EXECUTED this 20 day of July, A. D. 19 82.

FILED: 7-30-82 AT 10:11 A.M. Kelly Quinn
KELLY QUINN

HENRY FLORES
COUNTY CLERK, WEBB COUNTY, TEXAS

BY _____ DEPUTY

703 PAGE 310
VOL

11-117

(Acknowledgment)

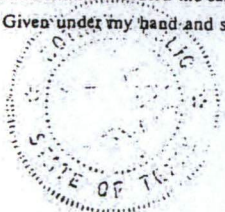
THE STATE OF TEXAS
COUNTY OF WEBB

VOL 703 PAGE 311

Before me, the undersigned authority, on this day personally appeared Kelly Quirm

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

Given under my hand and seal of office on this the 20th day of July, A.D. 19 82



Notary Public in and for Edna A. Garcia County, Texas.

My commission expires 8-3-1985

(Printed or stamped name of notary)

(Acknowledgment)

THE STATE OF TEXAS
COUNTY OF

Before me, the undersigned authority, 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 on this the day of , A.D. 19

Notary Public in and for County, Texas.

My commission expires, 19

(Printed or stamped name of notary)

294845

QUITCLAIM DEED

KELLY QUINN

TO

LUCY McNALLY

RECORDED
INDEXED
AUG 1 1982
COUNTY CLERK
WEBB COUNTY TEXAS

PREPARED IN THE LAW OFFICE OF
J. G. Hornberger, Jr.
915 Victoria
Laredo, Texas 78040

PLEASE RETURN TO:
Neel Abstract Co.
P.O. Box 969
Laredo, Texas 78040
GF#26318 Edna FF

0.5

**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 Alberto Hernandez (owner), ID 9786

SUBJECT PROPERTY: an unplatted 9.91 acre tract of land, more or less, being the South One-Half (1/2) of Tract C-31 of Botines Subdivision, as further described in Vol. 703, Pgs. 310-311, Webb County Deed Records; said site is further identified by GPS coordinates of Lat 27°46'13.865"N and Long 99°27'28.676"W.

Before me, the undersigned Notary Public, on this day personally appeared Alberto Hernandez and under oath deposed and said as follows:

"My name is Alberto Hernandez. I am of sound mind, over the age of twenty-one years, and legally competent to make this affidavit. I have personal knowledge of the facts stated herein and state that such facts are true and correct. I own the above-referenced subject property containing a 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 07/30/1982 in Vol. 703, Pgs. 310-311, 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, I am not the property's subdivider nor the agent of the subdivider.
3. The property subject to this request is served by a licensed on-site sewage facility (OSSF) under License No. WC00207 and no other sewer discharge exists on the property.
4. I understand that I must secure a development permit to construct or place any other structure on the property and may be required to modify the existing OSSF license to accommodate additional discharges.
5. I further understand that I may not subdivide through sale or lease any portion of this property until I secure a plat or replat of the property approved by the local government with jurisdiction over the property (currently the Webb County Commissioners Court)."

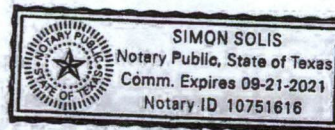
"I am making this affidavit at my own free will and without duress. I understand that these conditions are necessary for securing electrical utilities to my property and structures under the stipulations contained herein."

"I understand that I am 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 I have described above. I understand that making false statements in this affidavit is a crime."

Alberto Hernandez

SWORN TO, AFFIRMED, AND SUBSCRIBED TO before me by Alberto Hernandez on the 10 day of September, 2019

Notary Signature
NOTARY PUBLIC, STATE OF TEXAS



DOC #1371522, OPR 4661 / 0770 - 0770
Doc Type: AFFIDAVIT
Record Date: 09/11/2019 11:23:32 AM
Fees: \$26.00, Recorded By: ML
Margie Ramirez Ibarra, Webb County Clerk



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.: WC00207

**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: LOS BOTINES, TRACT C-31

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 360 Gallons per Day.
In the event that Q exceeds allowed limit, this license and registration will be invalidated.

Licensee ALBERTO HERNANDEZ

Address 2805 JONES DR, LAREDO, TX 78045

Telephone 956-645-5593

Approved by *Carli Green* # 29422 Date 3/28/2019
TCEQ Designated Representative