

**City of Peñitas  
Special Called Meeting  
Thursday  
November 30, 2017  
5:30 p.m.**

*A Special Called Meeting of the City of Peñitas, Texas will be held at the Peñitas Public Library Building located at 1111 S. Main St.*

**THE CITY OF PENITAS CITY COUNCIL MEETINGS ARE AVAILABLE TO ALL PERSONS REGARDLESS OF DISABILITY. IF YOU REQUIRE SPECIAL ASSISTANCE, PLEASE CONTACT THE CITY SECRETARY AT (956)581-3345 AT LEAST 48 HOURS IN ADVANCE OF THE MEETING. THANK YOU.**

*is hereby given in accordance with S.B. 270 Chapter 277, Page Acts of the 61<sup>st</sup> Legislature of the State of Texas, 1969 that the following matters will be considered by the City Council of the City of Peñitas during the meeting. The Commissioners of the City of Peñitas reserve the right to adjourn into Executive(Closed) Session at any time during the course of the meeting to discuss any of the items listed on the agenda as provided by the Texas Open Meetings Act. No final action will be taken in Executive Session*

**Agenda**

- 1. Open Meeting & Determination of Quorum**
- 2. Pledge of Allegiance/Invocation**
- 3. Certification of Posting**
- 4. Discussion, consideration, and action on the following items:**
  - A) Discussion and possible action providing for Annexation of Exhibit A: Tract 1, Attached.
  - B) Discussion and possible action providing for Annexation of Exhibit A: Tract 2, Attached.
- 5. Adjournment**

\*Note: If during the course of the meeting, the City Council should determine that a closed or executive session is required, then such closed or executive session is authorized by Article 6252-17 Revised Civil Statute of Texas, Section 2(e), 2(g). Notice of the closed or executive session will be given after the commencement of the meeting covered by this notice. Should any final action, final decision, or final vote be required in the opinion of the Commission regarding any item during the meeting then such final action, final decision, or final vote shall be made during the open meeting covered by this notice upon reconvening of the public meeting.

**Posted on this 27<sup>th</sup> day of November 2017 at 5:30 p.m. at the Peñitas City Hall. All agendas are also posted at [www.cityofpenitas.com](http://www.cityofpenitas.com).**

**"CERTIFICATION ON POSTING"**

**I, ANA M. VALDEZ, CERTIFY THAT I POSTED A TRUE AND CORRECT COPY OF THE FOREGOING NOTICE OF THIS AGENDA AT A PLACE ACCESSIBLE TO THE PUBLIC AT LEAST 72 HOURS PRIOR TO THE MEETING.**



**CITY SECRETARY**

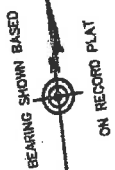
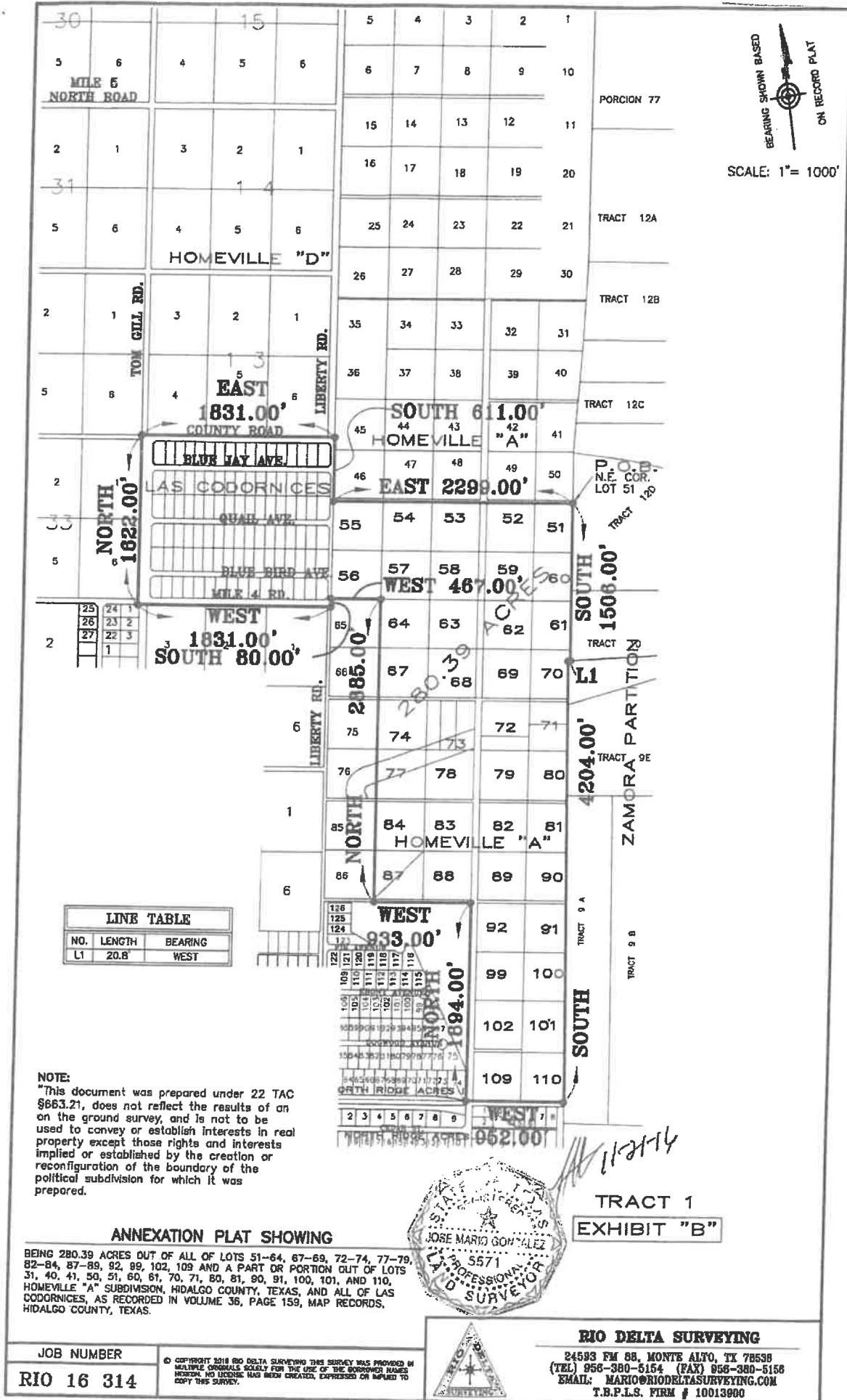
**POSTED THIS 27<sup>th</sup> DAY OF NOVEMBER 2017**

**NOTICE IS HEREBY GIVEN TO ALL INTERESTED PERSONS, THAT:**

The City of Penitas, Texas proposes to institute annexation proceedings to enlarge and extend the boundary limits of said city to include the following described territory, to-wit:

**PROPERTY DESCRIPTION**

Homeville A 2/3 INT-LTS 51,55,57,64,67,68 LTS 79-82& C89 -90	LOS EJIDOS DE REYNOSA 6.70AC EXC 4.97AC IN RIO GRANDE RIVER
Homeville A 1/3 INT-LTS 51,55,57,64,68,LTS 79,82,&89,90	LOS EJIDOS DE REYNOSA LT 181 LOS EJIDOS DE REYNOSA LT 184
Homeville A 1/3INT – LTS 56& 65-66	LOS EJIDOS DE REYNOSA LT 185
Homeville A 1/3 INT-LTS 56 & 65-66	LOS EJIDOS DE REYNOSA LT 186
Homeville A LT 69	LOS EJIDOS DE REYNOSA LT 187
Homeville A LT 70 & AN IRR TR – N217.76 LOT 71	LOS EJIDOS DE REYNOSA LT LOS EJIDOS DE REYNOSA LT 200 1.27 AC
Homeville A S 2.50 AC LT 71	LOS EJIDOS DE REYNOSA LT 200 1.26 AC
Homeville A S 1.53 AC LT 72 1.53 AC	LOS EJIDOS DE REYNOSA LT 200 BLK 1 1.27 AC
Homeville A AN IRR TR W151.6' -E334.2'- N382.2' LOT 73	LOS EJIDOS DE REYNOSA LT 200
Homeville A N429.7' -W132.53'BEING AN IRR TR LOT 73	LOS EJIDOS DE REYNOSA LT 200 1.28 AC
Homeville A AN IRR TR – E182.6' - N 327.8' LOT 73	LOS EJIDOS DE REYNOSA LT 201 9.75 AC
Homeville A LOT 74 & NW 2.50 AC LOT 77 7.50 AC NET	LOS EJIDOS DE REYNOSA 2.69AC-LOT 209; 2.0AC-LOT 211C;5.0AC-LT 212A;0.91AC LT 212 & 15.86AC-LT 213 26.46AC
Homeville A 2.10 AC-S OF CANAL – LT 77& 0.30 AC SE COR LOT 76 2.40 AC NET	LOS EJIDOS DE REYNOSA LT 210
Homeville A SE 2.50 AC LT 78	LOS EJIDOS DE REYNOSA LOT 211
Homeville A LOT 83	LOS EJIDOS DE REYNOSA E 4.97 AC LT 211A
Homeville A LOT 84	LOS EJIDOS DE REYNOSA LT 211A
Homeville A SE 2.50 ACRES LOT 87	LOS EJIDOS DE REYNOSA W 2.485 AC LT 211A
Homeville A LOT 88	LOS EJIDOS DE REYNOSA LOT 211-B
Homeville A LOT 91& 92	LOS EJIDOS DE REYNOSA LOT 213 AC 10.97 AC
Homeville A LOT 99 & 100	LOS EJIDOS DE REYNOSA LT 214
Homeville A LOT 101 & 102	LOS EJIDOS DE REYNOSA LT 214
Homeville A LOT 109	LOS EJIDOS DE REYNOSA 1.0 AC OUT OF S 138.23 AC LOT 323
Homeville 'A' LOT 110 EXC E88' 5AC GR 4.06 AC NET	LOS EJIDOS DE REYNOSA LOT 375 EXC NW 10.00AC BNG AN IRR TR & EXC AN IRR TR S707.06'-W983.68' TR 375
Homeville A – E88' LOT 110	LOS EJIDOS DE REYNOSA BNG AN IRR TR S707.06 W983.68' TR 375
LAS CODORNICES SUBDIVISION LOTS 1- 101	LOS EJIDOS DE REYNOSA BNG AN IRR TR NW PART OF LOT 375
LOS EJIDOS DE REYNOSA LT 176 RIVER INCREASE	LOS EJIDOS DE REYNOSA LOT 376
LOS EJIDOS DE REYNOSA LT 177 RIVER INCREASE	
LOS EJIDOS DE REYNOSA LT 178	
LOS EJIDOS DE REYNOSA LT 179	



SCALE: 1" = 1000'

LINE TABLE		
NO.	LENGTH	BEARING
L1	20.8'	WEST

**NOTE:**  
 This document was prepared under 22 TAC §663.21, does not reflect the results of an on the ground survey, and is not to be used to convey or establish interests in real property except those rights and interests implied or established by the creation or reconfiguration of the boundary of the political subdivision for which it was prepared.

**ANNEXATION PLAT SHOWING**

BEING 280.39 ACRES OUT OF ALL OF LOTS 51-64, 67-69, 72-74, 77-79, 82-84, 87-89, 92, 99, 102, 109 AND A PART OR PORTION OUT OF LOTS 31, 40, 41, 50, 51, 60, 61, 70, 71, 80, 81, 90, 91, 100, 101, AND 110, HOMEVILLE "A" SUBDIVISION, HIDALGO COUNTY, TEXAS, AND ALL OF LAS CODORNICES, AS RECORDED IN VOLUME 36, PAGE 159, MAP RECORDS, HIDALGO COUNTY, TEXAS.



**TRACT 1  
 EXHIBIT "B"**

JOB NUMBER  
**RIO 16 314**

© COPYRIGHT 2018 RIO DELTA SURVEYING THIS SURVEY WAS PROVIDED BY MULTIPLE ORIGINALS SOLELY FOR THE USE OF THE BORROWER NAMED HEREON. NO LICENSE HAS BEEN CREATED, EXPRESSED OR IMPLIED TO COPY THIS SURVEY.



**RIO DELTA SURVEYING**  
 24593 FM 88, MONTE ALTO, TX 78538  
 (TEL) 956-380-5154 (FAX) 956-380-5158  
 EMAIL: MARIO@RIODELTASURVEYING.COM  
 T.B.P.L.S. FIRM # 10013800

**RIO-DELTA SURVEYING**

24593 FM 88

Monte Alto, Texas 78538

956-380-5154 956-380-5156 fax

T.B.P.L.S. FIRM # 10013900

Metes and Bounds Description

"EXHIBIT A"

TRACT 1

BEING 280.39 ACRES OUT OF ALL OF LOTS 51-64, 67-69, 72-74, 77-79, 82-84, 87-89, 92, 99, 102, 109 AND A PART OR PORTION OUT OF LOTS 31, 40, 41, 50, 51, 60, 61, 70, 71, 80, 81, 90, 91, 100, 101, AND 110, HOMEVILLE "A" SUBDIVISION, HIDALGO COUNTY, TEXAS, AND ALL OF LAS CODORNICES, AS RECORDED IN VOLUME 36, PAGE 159, MAP RECORDS, HIDALGO COUNTY, TEXAS, AND SAID 521.88 ACRE TRACT IS BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING ON THE NORTHEAST CORNER OF SAID LOT 51, FOR THE NORTHEAST CORNER OF THIS TRACT OF LAND AND THE POINT OF BEGINNING;

THENCE SOUTH, A DISTANCE OF 1506.00', FOR AN OUTSIDE CORNER OF THIS TRACT OF LAND;

THENCE WEST, A DISTANCE OF 20.8', FOR AN INSIDE CORNER OF THIS TRACT OF LAND;

THENCE SOUTH, A DISTANCE OF 4204.00' TO THE SOUTH LINE OF SAID LOT 110, FOR THE SOUTHEAST CORNER OF THIS TRACT OF LAND;

THENCE WEST, WITH THE SOUTH LINE OF SAID LOTS 109 AND 110, A DISTANCE OF 952.00' TO THE WEST RIGHT OF WAY LINE OF GILES ROAD, FOR AN INSIDE CORNER OF THIS TRACT OF LAND;

THENCE NORTH, WITH THE WEST RIGHT OF WAY LINE OF SAID GILES ROAD, A DISTANCE OF 1894.00' TO THE SOUTH LINE OF SAID LOT 88, FOR AN INSIDE CORNER OF THIS TRACT OF LAND;

THENCE WEST, WITH THE SOUTH LINE OF SAID LOTS 87 AND 88, A DISTANCE OF 933.00' TO THE SOUTHWEST CORNER OF SAID LOT 87, FOR AN OUTSIDE CORNER OF THIS TRACT OF LAND;

THENCE NORTH, WITH SAID WEST LINE OF SAID LOTS 64, 67, 74, 77, 84 AND 87, A DISTANCE OF 2885.00' ON THE COMMON CORNER OF SAID LOTS 56, 57, 64 AND 65, FOR AN INSIDE CORNER OF THIS TRACT OF LAND;

THENCE WEST, WITH THE SOUTH LINE OF SAID LOT 56, A DISTANCE OF 467.00' TO THE EAST RIGHT OF WAY LINE OF LIBERTY ROAD, FOR AN INSIDE CORNER OF THIS TRACT OF LAND;

THENCE SOUTH, WITH THE EAST RIGHT OF WAY LINE OF SAID LIBERTY ROAD, A DISTANCE OF 80.00' TO THE SOUTH RIGHT OF WAY LINE OF MILE 4 ROAD, FOR AN OUTSIDE CORNER OF THIS TRACT OF LAND;

THENCE WEST, WITH THE SOUTH RIGHT OF WAY LINE OF SAID MILE 4 ROAD, A DISTANCE OF 1831.00' TO THE SOUTHWEST CORNER OF SAID LAS CODORNICES SUBDIVISION AND THE WEST RIGHT OF WAY LINE OF TIM GIL ROAD, FOR THE NORTHERN MOST SOUTHWEST CORNER OF THIS TRACT OF LAND;

THENCE NORTH, WITH THE WEST RIGHT OF WAY LINE OF SAID TIM GIL ROAD, A DISTANCE OF 1622.00' TO THE NORTH LINE OF A COUNTY ROAD, FOR THE NORTHWEST CORNER OF THIS TRACT OF LAND;

THENCE EAST, WITH THE NORTH LINE OF SAID COUNTY ROAD, A DISTANCE OF 1831.00' TO THE EAST RIGHT OF WAY OF LINE OF SAID LIBERTY ROAD SAME BEING THE WEST LINE OF SAID LOT 45, FOR AN OUTSIDE CORNER OF THIS TRACT OF LAND;

THENCE SOUTH, WITH THE EAST RIGHT OF WAY LINE OF SAID LIBERTY ROAD, A DISTANCE OF 611.00' TO THE NORTHWEST CORNER OF SAID LOT 55, FOR AN INSIDE CORNER OF THIS TRACT OF LAND;

THENCE EAST, WITH THE NORTH LINE OF SAID LOTS 51-55, A DISTANCE OF 2299.00' TO THE POINT OF BEGINNING CONTAINING 280.39 ACRES MORE OR LESS.

A plat of even survey date herewith accompanies this metes and bounds description.

Basis of Bearing: T.S.P.C. South Zone NAD 1983

"This document was prepared under 22 TAC §663.21, does not reflect the results of an on the ground survey, and is not to be used to convey or establish interests in real property except those rights and interests implied or established by the creation or reconfiguration of the boundary of the political subdivision for which it was prepared.

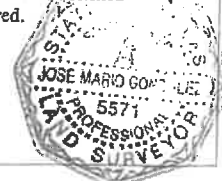
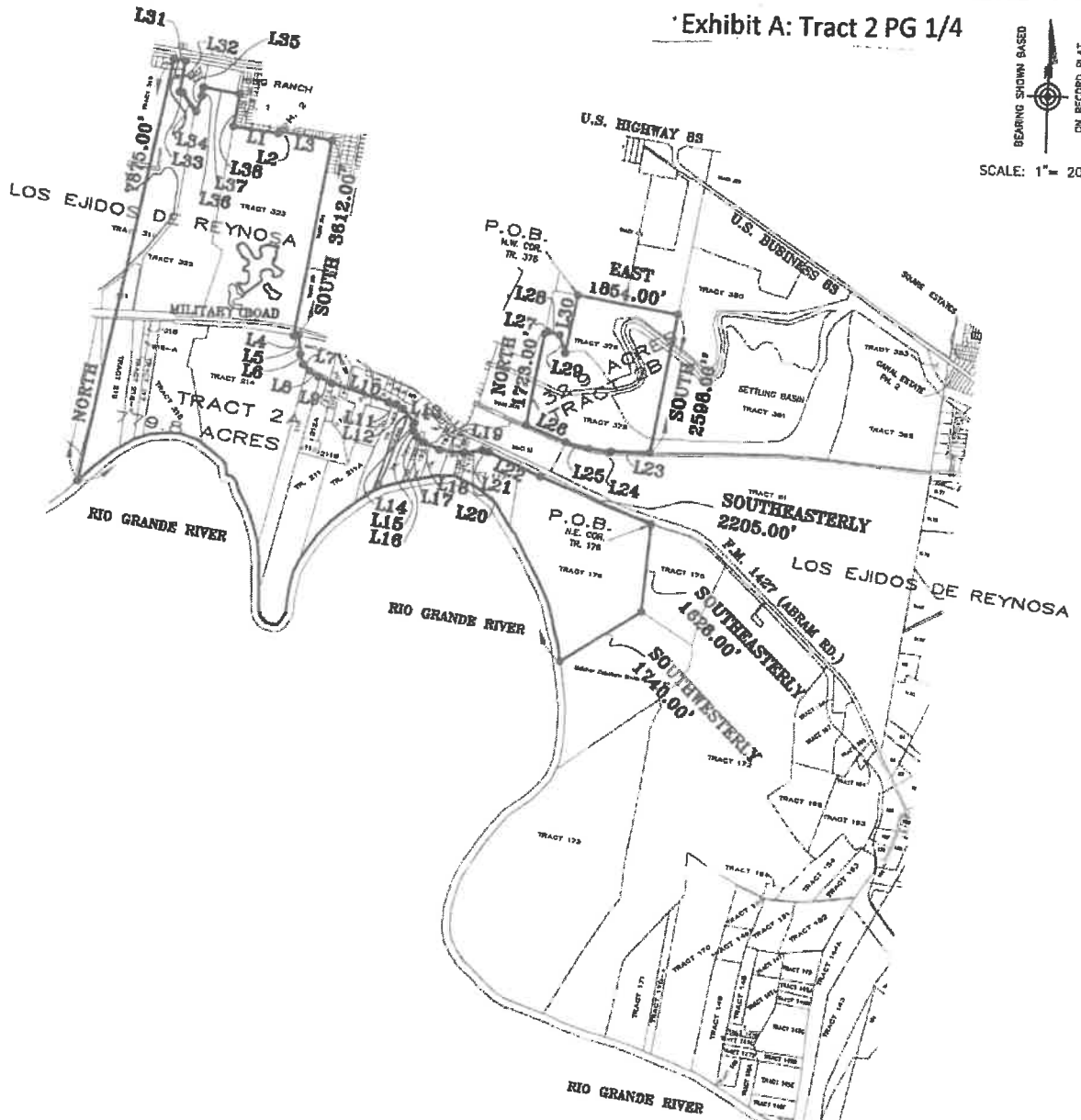


Exhibit A: Tract 2 PG 1/4

BEARING SHOWN BASED  
ON RECORD PLAT  
SCALE: 1" = 2000'



LINE TABLE		
NO.	LENGTH	BEARING
L1	818.00'	SOUTHEASTERLY
L2	40.00'	NORTHEASTERLY
L3	967.00'	SOUTHEASTERLY
L4	93.00'	NORTHEASTERLY
L5	357.00'	SOUTHEASTERLY
L6	193.00'	SOUTHEASTERLY
L7	166.00'	SOUTHEASTERLY
L8	184.00'	SOUTHEASTERLY
L9	289.00'	SOUTHEASTERLY
L10	1057.00'	SOUTHEASTERLY
L11	155.00'	SOUTHEASTERLY
L12	143.00'	SOUTHEASTERLY
L13	332.00'	SOUTHEASTERLY
L14	56.00'	SOUTHWESTERLY
L15	111.00'	SOUTHEASTERLY
L16	123.00'	SOUTHEASTERLY
L17	169.00'	SOUTHEASTERLY
L18	314.00'	SOUTHEASTERLY
L19	443.00'	NORTHEASTERLY
L20	335.00'	NORTHEASTERLY
L21	125.00'	SOUTHEASTERLY
L22	1039.00'	SOUTHEASTERLY
L23	714.50'	SOUTHWESTERLY
L24	404.00'	SOUTHWESTERLY
L25	441.00'	SOUTHWESTERLY
L26	765.00'	NORTHEASTERLY
L27	75.00'	NORTHEASTERLY
L28	215.00'	SOUTHEASTERLY
L29	354.00'	SOUTHEASTERLY
L30	1066.00'	NORTHEASTERLY
L31	201.00'	SOUTHEASTERLY
L32	565.00'	SOUTHEASTERLY
L33	57.00'	SOUTHEASTERLY
L34	428.00'	SOUTHEASTERLY
L35	305.00'	NORTHEASTERLY
L36	153.00'	NORTHEASTERLY
L37	651.00'	SOUTHEASTERLY
L38	600.00'	SOUTHEASTERLY

NOTE:  
This document was prepared under 22 TAC §863.21, does not reflect the results of an on the ground survey, and is not to be used to convey or establish interests in real property except those rights and interests implied or established by the creation or reconfiguration of the boundary of the political subdivision for which it was prepared.



ANNEXATION PLAT SHOWING

BEING 912.7 ACRES OUT OF A PART OR PORTION OUT OF TRACTS 178, 179-A, 184, 185, 186, 187, 189, 201, 207, 219, 319, 321, 322 AND 323 AND ALL OF LOTS 176, 177, 179, 180, 200, 209, 210, 211, 211A-211C, 212, 212A, 213, 214, 215, 217, 218, 218A, 218B, 375, 376, LOS EJIDOS DE REYNOSA GRANT, HIDALGO COUNTY, TEXAS.

TRACT 2  
EXHIBIT "B"

JOB NUMBER  
RIO 16 314

© COPYRIGHT 2018 RIO DELTA SURVEYING THIS SURVEY WAS PREPARED IN MULTIPLE ORIGINALS READY FOR THE USE OF THE APPLICABLE MAJOR GENERAL. NO FEEBEE HAS BEEN CREATED, REPRODUCED OR REPLIED TO COPY THIS SURVEY.



**RIO DELTA SURVEYING**  
24503 FM 88, MONTE ALTO, TX 78588  
(TEL) 958-380-5154 (FAX) 958-380-5168  
EMAIL: MARIO@RIODELTASURVEYING.COM  
T.R.P.L.S. FIRM # 16013900

RIO-DELTA SURVEYING  
24593 FM 88

Monte Alto, Texas 78538  
956-380-5154 956-380-5156 fax  
T.B.P.L.S. FIRM # 10013900

Metes and Bounds Description  
"EXHIBIT A"  
TRACT 2A

Exhibit A: Tract 2 PG 2/4

BEING 779.8 ACRES OUT OF A PART OR PORTION OUT OF TRACTS 178, 179-A, 184, 185, 186, 187, 199, 201, 207, 219, 319, 321, 322 AND 323 AND ALL OF LOTS 176, 177, 179, 180, 200, 209, 210, 211, 211A-211C, 212, 212A, 213, 214, 215, 217, 218, 218A AND 218B LOS EJIDOS DE REYNOSA GRANT, HIDALGO COUNTY, TEXAS, AND SAID 779.8 ACRE TRACT IS BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING ON THE NORTHEAST CORNER OF SAID TRACT 176 ON THE SOUTH RIGHT OF WAY LINE OF F.M. 1427 ABRAM ROAD, FOR THE NORTHEAST CORNER OF THIS TRACT OF LAND AND THE POINT OF BEGINNING;

THENCE SOUTHEASTERLY, WITH THE EAST LINE OF SAID TRACT 176, A DISTANCE OF 1628.00' ON A OUTSIDE CORNER OF SAID TRACT 176, FOR AN OUTSIDE CORNER OF THIS TRACT OF LAND;

THENCE SOUTHWESTERLY, CONTINUING WITH THE EAST LINE OF SAID TRACT 176, A DISTANCE OF 1740.00' TO THE SOUTHEAST CORNER OF SAID TRACT 176 AND THE NORTH LINE OF THE RIO GRANDE RIVER, FOR THE SOUTHEAST CORNER OF THIS TRACT OF LAND;

THENCE NORTHWESTERLY, WITH THE MEANDERS OF THE RIO GRANDE RIVER TO A POINT ON THE SOUTH LINE OF SAID TRACT 219, FOR THE SOUTHWEST CORNER OF THIS TRACT OF LAND;

THENCE NORTH, A DISTANCE OF 7875.00' TO THE SOUTH RIGHT OF WAY LINE OF U.S. HIGHWAY 83 ON THE PENITAS CITY LIMITS, FOR THE NORTHWEST CORNER OF THIS TRACT OF LAND;

THENCE SOUTHEASTERLY, WITH THE SOUTH RIGHT OF WAY LINE OF SAID U.S. HIGHWAY 83, A DISTANCE OF 201.00' TO THE WEST LINE OF SAENZ MEDICAL PLAZA, FOR AN OUTSIDE CORNER OF THIS TRACT OF LAND;

THENCE SOUTHEASTERLY, WITH THE PENITAS CITY LIMITS LINE, A DISTANCE OF 565.00', FOR AN INSIDE CORNER OF THIS TRACT OF LAND;

THENCE SOUTHEASTERLY, CONTINUING WITH THE PENITAS CITY LIMITS LINE, A DISTANCE OF 57.00', FOR AN OUTSIDE CORNER OF THIS TRACT OF LAND;

THENCE SOUTHEASTERLY, CONTINUING WITH THE PENITAS CITY LIMITS LINE, A DISTANCE OF 428.00', FOR AN INSIDE CORNER OF THIS TRACT OF LAND;

THENCE NORTHEASTERLY, CONTINUING WITH THE PENITAS CITY LIMITS LINE, A DISTANCE OF 305.00', FOR AN INSIDE CORNER OF THIS TRACT OF LAND;

THENCE NORTHEASTERLY, CONTINUING WITH THE PENITAS CITY LIMITS LINE, A DISTANCE OF 153.00', FOR AN OUTSIDE CORNER OF THIS TRACT OF LAND;

THENCE SOUTHEASTERLY, CONTINUING WITH THE PENITAS CITY LIMITS LINE, A DISTANCE OF 651.00' TO THE WEST LINE OF KING RANCH PHASE 1 SUBDIVISION, FOR AN OUTSIDE CORNER OF THIS TRACT OF LAND;

THENCE SOUTHEASTERLY, WITH SAID WEST LINE OF SAID KING RANCH PHASE 1, A DISTANCE OF 600.00' TO THE SOUTHWEST CORNER OF SAID KING RANCH PHASE 1 SUBDIVISION, FOR AN INSIDE CORNER OF THIS TRACT OF LAND;

THENCE SOUTHEASTERLY, WITH THE SOUTH LINE OF SAID KING RANCH SUBDIVISION, A DISTANCE OF 818.00', FOR AN INSIDE CORNER OF THIS TRACT OF LAND;



RIO-DELTA SURVEYING  
24593 FM 88

Monte Alto, Texas 78538  
956-380-5154 956-380-5156 fax  
T.B.P.L.S. FIRM # 10013900  
Metes and Bounds Description

Exhibit A: Tract 2 PG 3/4

"EXHIBIT A"  
TRACT 2A

THENCE NORTHEASTERLY, CONTINUING WITH THE SOUTH LINE OF SAID KING RANCH SUBDIVISION, A DISTANCE OF 40.00', FOR AN OUTSIDE CORNER OF THIS TRACT OF LAND;

THENCE SOUTHEASTERLY, CONTINUING WITH THE SOUTH LINE OF SAID KING RANCH SUBDIVISION, A DISTANCE OF 967.00' TO THE PENITAS CITY LIMITS LINE, FOR AN OUTSIDE CORNER OF THIS TRACT OF LAND;

THENCE SOUTH, WITH THE PENITAS CITY LIMITS LINE, A DISTANCE OF 3612.00' TO THE SOUTH RIGHT OF WAY LINE OF MILITARY ROAD, FOR AN INSIDE CORNER OF THIS TRACT OF LAND;

THENCE CONTINUING WITH THE PENITAS CITY LIMITS LINE THE FOLOWING COURSES:  
NORTHEASTERLY, A DISTANCE OF 93.00', FOR AN OUTSIDE CORNER OF THIS TRACT OF LAND;  
SOUTHEASTERLY, A DISTANCE OF 357.00', FOR AN INSIDE CORNER OF THIS TRACT OF LAND;  
SOUTHEASTERLY, A DISTANCE OF 193.00', FOR AN INSIDE CORNER OF THIS TRACT OF LAND;  
SOUTHEASTERLY, A DISTANCE OF 166.00', FOR AN INSIDE CORNER OF THIS TRACT OF LAND;  
SOUTHEASTERLY, A DISTANCE OF 194.00', FOR AN INSIDE CORNER OF THIS TRACT OF LAND;  
SOUTHEASTERLY, A DISTANCE OF 269.00', FOR AN INSIDE CORNER OF THIS TRACT OF LAND;  
SOUTHEASTERLY, A DISTANCE OF 1057.00', FOR AN INSIDE CORNER OF THIS TRACT OF LAND;  
SOUTHEASTERLY, A DISTANCE OF 155.00', FOR AN INSIDE CORNER OF THIS TRACT OF LAND;  
SOUTHEASTERLY, A DISTANCE OF 143.00', FOR AN INSIDE CORNER OF THIS TRACT OF LAND;  
SOUTHEASTERLY, A DISTANCE OF 332.00', FOR AN OUTSIDE CORNER OF THIS TRACT OF LAND;  
SOUTHEASTERLY, A DISTANCE OF 56.00', FOR AN INSIDE CORNER OF THIS TRACT OF LAND;  
SOUTHEASTERLY, A DISTANCE OF 111.00', FOR AN INSIDE CORNER OF THIS TRACT OF LAND;  
SOUTHEASTERLY, A DISTANCE OF 123.00', FOR AN INSIDE CORNER OF THIS TRACT OF LAND;  
SOUTHEASTERLY, A DISTANCE OF 169.00', FOR AN INSIDE CORNER OF THIS TRACT OF LAND;  
SOUTHEASTERLY, A DISTANCE OF 314.00', FOR AN INSIDE CORNER OF THIS TRACT OF LAND;  
SOUTHEASTERLY, A DISTANCE OF 443.00', FOR AN INSIDE CORNER OF THIS TRACT OF LAND;  
NORTHEASTERLY, A DISTANCE OF 335.00', FOR AN OUTSIDE CORNER OF THIS TRACT OF LAND;  
SOUTHEASTERLY, A DISTANCE OF 125.00', FOR AN OUTSIDE CORNER OF THIS TRACT OF LAND;  
SOUTHEASTERLY, A DISTANCE OF 1039.00', FOR AN INSIDE CORNER OF THIS TRACT OF LAND;  
SOUTHEASTERLY, A DISTANCE OF 2205.00' TO THE POINT OF BEGINNING CONTAINING 779.8 ACRES MORE OR LESS.

A plat of even survey date herewith accompanies this metes and bounds description.

Basis of Bearing: T.S.P.C. South Zone NAD 1983

"This document was prepared under 22 TAC §663.21, does not reflect the results of an on the ground survey, and is not to be used to convey or establish interests in real property except those rights and interests implied or established by the creation or reconfiguration of the boundary of the political subdivision for which it was prepared.



RIO-DELTA SURVEYING  
24593 FM 88  
Monte Alto, Texas 78538  
956-380-5154 956-380-5156 fax  
T.B.P.L.S. FIRM # 10013900  
Metes and Bounds Description  
"EXHIBIT A"  
TRACT 2B

Exhibit A: Tract 2 PG 4/4

BEING 132.9 ACRES OUT OF ALL OF LOTS 375 AND 376 LOS EJIDOS DE REYNOSA GRANT, HIDALGO COUNTY, TEXAS, AND SAID 132.9 ACRE TRACT IS BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING ON THE NORTHWEST CORNER OF SAID TRACT 376, FOR THE NORTHWEST CORNER OF THIS TRACT OF LAND AND THE POINT OF BEGINNING;

THENCE EAST, WITH THE NORTH LINE OF SAID TRACT 376, A DISTANCE OF 1854.00' TO THE NORTHEAST CORNER OF SAID TRACT 376, FOR THE NORTHEAST CORNER OF THIS TRACT OF LAND;

THENCE SOUTH, WITH THE EAST LINE OF SAID TRACT 375 AND 376, A DISTANCE OF 2598.00' TO THE SOUTHEAST CORNER OF SAID TRACT 375 AND THE NORTH RIGHT OF WAY LINE OF MILITARY ROAD, FOR THE SOUTHEAST CORNER OF THIS TRACT OF LAND;

THENCE SOUTHWESTERLY, WITH THE SOUTH LINE OF SAID TRACT 375, A DISTANCE OF 714.00', FOR THE SOUTHWEST CORNER OF THIS TRACT OF LAND;

THENCE SOUTHWESTERLY, CONTINUING WITH THE SOUTH LINE OF SAID TRACT 375, A DISTANCE OF 404.00', FOR AN OUTSIDE CORNER OF THIS TRACT OF LAND;

THENCE SOUTHWESTERLY, CONTINUING WITH THE SOUTH LINE OF SAID TRACT 375, A DISTANCE OF 441.00' TO THE PENITAS CITY LIMITS LINE, FOR AN OUTSIDE CORNER OF THIS TRACT OF LAND;

THENCE CONTINUING WITH THE PENITAS CITY LIMITS LINE THE FOLLOWING COURSES:  
NORTHWESTERLY, A DISTANCE OF 795.00', FOR AN OUTSIDE CORNER OF THIS TRACT OF LAND;  
NORTH, A DISTANCE OF 1723.00', FOR AN OUTSIDE CORNER OF THIS TRACT OF LAND;  
NORTHEASTERLY, A DISTANCE OF 75.00', FOR AN OUTSIDE CORNER OF THIS TRACT OF LAND;  
SOUTHEASTERLY, A DISTANCE OF 215.00', FOR AN OUTSIDE CORNER OF THIS TRACT OF LAND;  
SOUTHEASTERLY, A DISTANCE OF 354.00', FOR AN INSIDE CORNER OF THIS TRACT OF LAND;  
NORTHEASTERLY, A DISTANCE OF 1086.00' TO THE POINT OF BEGINNING CONTAINING 132.9 ACRES MORE OR LESS.

A plat of even survey date herewith accompanies this metes and bounds description.

Basis of Bearing: T.S.P.C. South Zone NAD 1983

"This document was prepared under 22 TAC §663.21, does not reflect the results of an on the ground survey, and is not to be used to convey or establish interests in real property except those rights and interests implied or established by the creation or reconfiguration of the boundary of the political subdivision for which it was prepared.

