

Resolution authorizing outside city limits water contract with Matias Serrata Jr. to provide public water to his property located outside the city limits described as Lot 1, Block 1, Serrata Family Tract, also commonly known by its street address as 2447 County Road 51, under Corpus Christi Code Section 55-113

BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF CORPUS CHRISTI, TEXAS:

Section 1. The City Council authorizes the City Manager or designee to enter into outside city limits water contract with the property owner of Lot 1, Block 1, Serrata Family Tract, also commonly known by its street address as 2447 County Road 51, to provide city water to their respective property located outside the city limits pursuant to Chapter 55, Article VIII of the City Code of Ordinances.

PASSED AND APPROVED on the _____ day of _____, 2020:

Joe McComb	_____
Roland Barrera	_____
Rudy Garza	_____
Paulette M. Guajardo	_____
Gil Hernandez	_____
Michael Hunter	_____
Ben Molina	_____
Everett Roy	_____
Greg Smith	_____

ATTEST:

CITY OF CORPUS CHRISTI

Rebecca Huerta
City Secretary

Joe McComb
Mayor

**STANDARD FORM CONTRACT FOR PROVIDING WATER WHERE PROPERTY IS
SITUATED PARTLY OR WHOLLY BEYOND CITY LIMITS**

STATE OF TEXAS §

COUNTY OF NUECES §

Whereas, contracts for water service outside the city limits which include a new water connection must receive approval by the city council before the contract for such service can become effective pursuant to Corpus Christi Code 55-113; and

Whereas, the city manager or designated representative is authorized to execute water service contracts meeting all of the requirements contained in Chapter 55, Article VIII of the Corpus Christi Code when no additional service connection is involved or the contract is for temporary water service for a period of not more than one (1) year or for consumption of less than ten-acre feet of water during the entire contract term .

THIS CONTRACT AND AGREEMENT made and entered into an original by and between, Matias Serrata Jr. (Owner), whose address 2447 County Road 51, Corpus Christi, Texas 78415, and the City of Corpus Christi, Texas ("City"), a home rule city of more than 250,000 population, a municipal corporation and body politic under the laws of the State of Texas, of 1201 Leopard Street, Corpus Christi, Texas 78401, County of Nueces, State of Texas, for good and valuable consideration in hand received by the parties respectively and upon the covenants and conditions hereafter stated:

WITNESSETH:

I. Owner is owner in fee simple and of all existing rights, titles and interests therein of all the following described property located in Nueces County, Texas, which is situated partly or wholly beyond the corporate limits of the City of Corpus Christi, and further, the property is not principally used for port-related industry, as defined by Section 55-111, as amended, Code of Ordinances, City of Corpus Christi, and is generally delineated on the map attached to this contract and marked "**Exhibit A**" and being more particularly described as follows, to-wit:

Lot 1, Block 1, Serrata Family Tract, also commonly known by its street address as 2447 County Road 51, Corpus Christi, TX 78415

II. City agrees to deliver City water to such property or to waterlines on the property, under rules and regulations promulgated and authorized by Sections 55-111 as amended, of the Code of Ordinances, City of Corpus Christi.

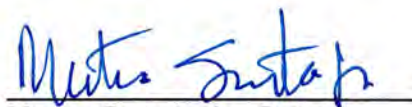
III. Owner agree to construct all improvements on such property under all City codes and regulations and to obtain all City technical construction permits as though the property were inside the City. Owner consent to inspections of all of such construction of duly authorized inspectors or representatives of City departments charged with enforcement of the codes and regulations. Owner agree that, as to any improvements, the applicable codes and regulations are those codes and regulations that are in effect at the time of commencement of the improvements.

IV. All connections to the City water system are subject to the same rules and regulations regarding standards of delivery of water service, including installation and disconnections for failure to pay charges, as consumers within the City limits.

V. **IT IS AGREED** by and between the parties hereto that all of the above conditions shall be binding upon the successors and assigns of the said Owner and each of them, if multiples, and constitutes a covenant running with the land.

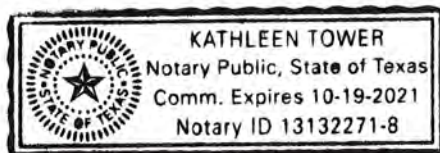
WITNESS OUR HAND this 12 day of MARCH, 2020.

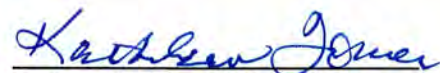
OWNER:


Matias Serrata Jr., Owner

STATE OF TEXAS §
 §
COUNTY OF NUECES §

This instrument was acknowledged before me on this the 12 day of MARCH, 2020, by Matias Serrata Jr., Owner.




Notary Public, State of Texas

City of Corpus Christi:

By: _____
Albert Raymond III, AIA, CBO
Director of Development Services

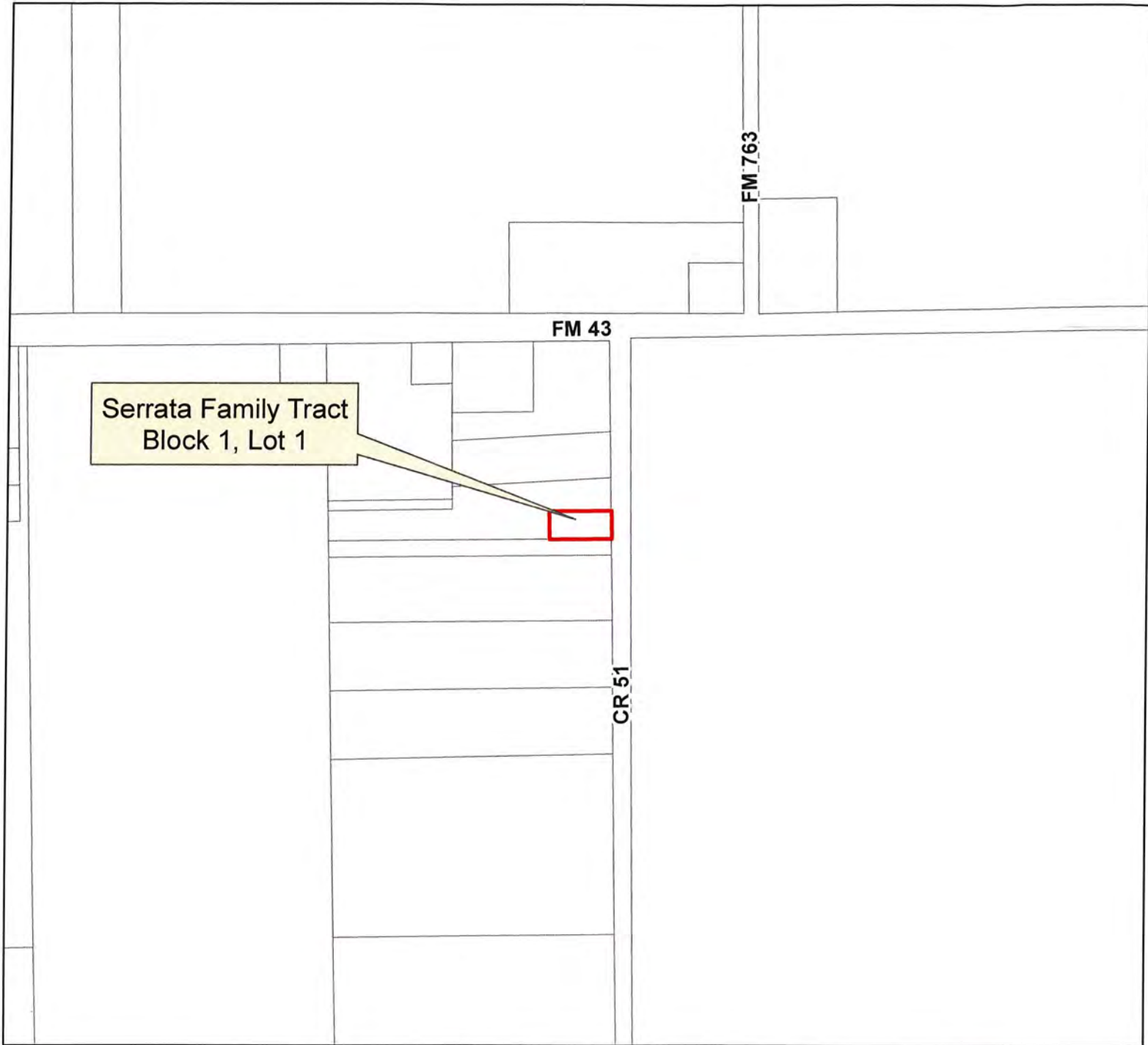
STATE OF TEXAS §
COUNTY OF NUECES §

This instrument was acknowledged before me on this ____ day of _____, 2020, by Albert Raymond III, Director of Development Services Department, of the City of Corpus Christi, a Texas home-rule municipal corporation, on behalf of said corporation.

Notary Public, State of Texas

APPROVED AS TO FORM: ____ day of _____, 2020.

Buck Brice
Assistant City Attorney
for the City Attorney



0 500 1,000 2,000 Feet

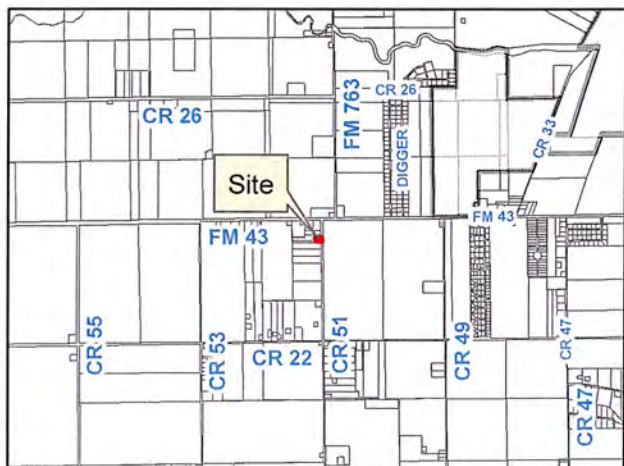




Exhibit "A"



Water Contract Location Map

-  City Limits
-  Subject Property

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.

GENERAL WARRANTY DEED

Date: Dec 8, 2011

Grantor: William Allen Walley

Grantor's Mailing Address (including county):

118 Lost Spring Road, Floresville, Wilson County, Texas 78114

Grantee: Matias Serrata, Jr.

Grantee Mailing Address (including county):

3622 Perfection Lake, Robstown, Nueces County, Texas 78380

Consideration: Ten dollars (\$10) and other valuable consideration

Property (including any improvements):

0.922 acres of land being out of Section 1, Laureles Farm Tracts. As shown on a map recorded in Volume 3, Page 15, Map Records, Nueces County, Texas. Said 0.9222 acres also being out of Tract 4 of a Partition Deed recorded in Document No. 2006066283, Deed Records Nueces County, Texas. Being more particularly described on the attached Exhibit "A".

Reservations from Conveyance: For Grantor and Grantor's heirs, successors, and assigns forever, a reservation of all the oil, gas, and other minerals in and under, and that may be produced from, the Property. If the mineral estate is subject to existing production or an existing lease, this reservation includes the production, the lease, and all benefits from it & all future royalties or leases.

Exceptions to Conveyance and Warranty:

1. Validly existing easements and rights-of-way; all presently recorded and validly existing restrictions, reservations, covenants, conditions, oil and gas leases, mineral and other interests outstanding in persons other than Grantor; and taxes for 2012 and forward, which Grantee assumes and agrees to pay in addition to any roll back taxes that are due.
2. Grantee will have surface rights for building single-family residential purposes only and water rights for drilling water well for personal use, to have and hold to Grantee, Grantee's heirs, successors, or assigns forever.

3. All warranties that might arise by common law as well as the warranties in section 5.023 of the Texas Property Code (or its successor) are excluded as to any Property conveyed by this paragraph.

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, WITHOUT WARRANTY EXPRESSED OR IMPLIED AS IS, AS WAS, AS WILL BE TOGETHER WITH ALL AND SINGULAR THE RIGHTS AND APPURTENANCE 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 CONVEYANCES AND THE EXCEPTIONS TO CONVEYANCE AND WARRANTY.

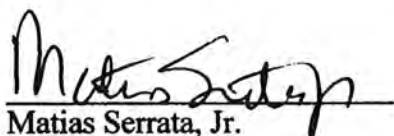
Restrictions

Grantor, as the fee simple owner of the Property, establishes the following restrictions as a part of Grantor's comprehensive plan of development for the Property owned by Grantor, in order to regulate the structural integrity, appearance, and uses of the Property and the improvements to be placed on it:

1. The Property must be fenced within 1 year from the date this deed is recorded.
2. The Property may be used only for one single-family residence and appurtenant structures.
3. The improvements to be placed upon the Property must be valued at a minimum of \$130,000.00

Grantor and Grantee stipulate that (1) the restriction touch and concern the Property; (2) privity of estate exists by reason of the ownership of the Property; (3) notice is given by filing this instrument in Nueces County real property records; and (4) the restrictions are reasonable, being for the common benefit of Grantor, Grantee and future owners of the Property. The restriction run with Property, is binding on Grantee and Grantee's successors and assigns forever, and inures to benefit of Grantor, Grantee, and future owners of the Property.

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


Matias Serrata, Jr.


William Allen Walley

Let it be known this day December 8, 2011 the General Warranty Deed dated November 21, 2011; Deed #2011042535 recorded November 23, 2011; official record of Nueces County was in error. And is being replaced by a new General Warranty Deed; dated December 8, 2011.

Grantor William Allen Walley & Grantee Matias Serrata, Jr., agrees this new deed to be true and accurate.


Grantor - William Allen Walley


Grantee - Matias Serrata, Jr.

Date: 12-8-11

Date: 12/8/11

State of Texas
County of Nueces

This instrument was acknowledged before me on the 8th day of December 2011, by
William Allen Walley.



Melanie Barrientes
Notary Public, State of Texas

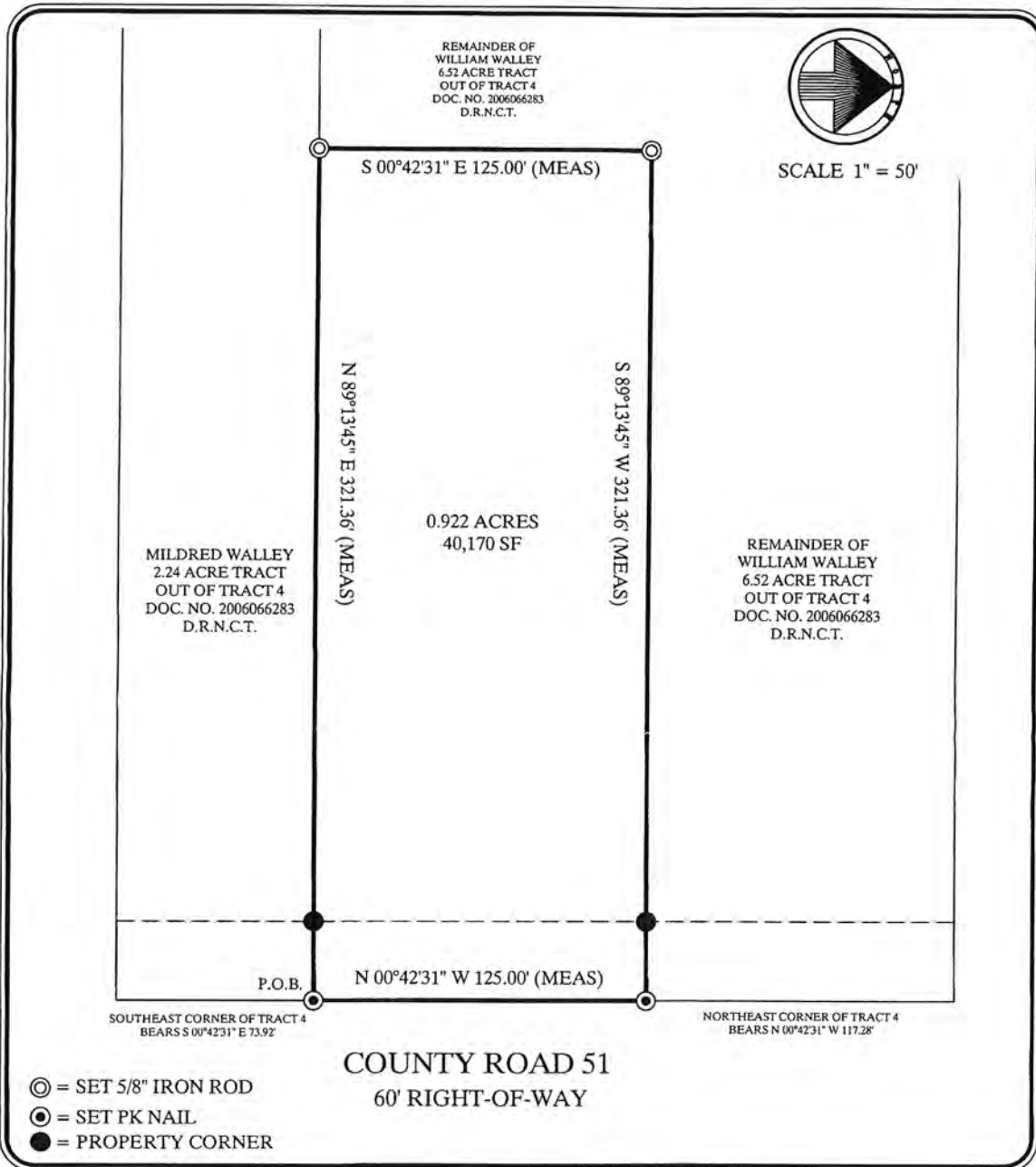
State of Texas
County of Nueces

This instrument was acknowledged before me on the 8th day of December 2011, by
Matias Serrata, Jr.



Melanie Barrientes
Notary Public, State of Texas

SURVEY OF
0.922 ACRE OUT OF SECTION 1 OF THE LAURELES FARM TRACTS AS SHOWN ON A
MAP RECORDED IN VOLUME , PAGE , MAP RECORDS NUECES COUNTY, TEXAS. SAID
3.500 ACRES ALSO BEING OUT OF TRACT 4 OF A PARTITION DEED RECORDED IN
DOCUMENT NO. 2006066283, DEED RECORDS NUECES COUNTY, TEXAS .



Brister Surveying

4659 Everhart Road Suite 100
Corpus Christi, Texas 78411
Office 361-850-1800
Fax 361-850-1802
bristersurveying@corpus.twbc.com

BY GRAPHIC PLOTTING ONLY, THIS PROPERTY
IS LOCATED WITHIN ZONE C AS DEFINED
BY THE FEDERAL EMERGENCY MANAGEMENT
MAPS. COMMUNITY PANEL 485494 0500 C
DATED MARCH 18, 1985
AND ☐ IS ☒ IS NOT LOCATED IN A DESIGNATED 100
YEAR FLOOD ZONE



NOTES:
1.) TOTAL SURVEYED AREA IS 0.922 ACRES.
2.) MEASURED BEARINGS ARE BASED ON GLOBAL
POSITIONING SYSTEM NAD 83 (93) 4205 DATUM.
3.) A METES AND BOUNDS DESCRIPTION OF EQUAL
DATE ACCOMPANIES THIS SURVEY.

THIS SURVEY DOES NOT INCLUDE THE RESEARCH,
INVESTIGATION, OR LOCATIONS OF ALL
SERVITUDES, EASEMENTS, RIGHT OF WAYS, OR
UTILITIES ON THIS PROPERTY.

I, RONALD E. BRISTER DO HEREBY CERTIFY THAT
THIS SURVEY WAS THIS DAY MADE, ON THE GROUND
OF THE PROPERTY LEGALLY DESCRIBED HEREIN,
AND IS CORRECT TO THE BEST OF MY KNOWLEDGE
AND BELIEF.

Ronald E. Brister

RONALD E. BRISTER R.P.L.S. NO. 5407

SURVEY DATE OCTOBER 27, 2011

JOB NO. R11602

Exhibit A 1 of 2

**STATE OF TEXAS
COUNTY OF NUECES**

Field notes of 0.922 acres of land being out of Section 1, Laureles Farm Tracts, as shown on a map recorded in Volume 3, Page 15, Map Records Nueces County, Texas. Said 0.922 acres also being out of Tract 4 of a Partition Deed recorded in Document No. 2006066283, Deed Records Nueces County, Texas. Said 0.922 acres being more particularly described as follows:

COMMENCING at the southeast corner of Tract 4, **THENCE** with the center of County Road 51, North 00°42'31" West, a distance of 73.92 feet to a PK Nail set in the center of FM Highway 43 for the northeast corner of the Mildred Walley 2.24 acre tract, the southeast corner of this survey and the **POINT OF BEGINNING**.

THENCE with the center of County Road 51, North 00°42'31" West, a distance of 125.00 feet to a PK Nail set in the center of County Road 51 for the northeast corner of this survey.

THENCE South 86°13'45" West, at 30.00 pass the west right of way of County Road 51, a total distance of 321.36 feet to a 5/8" iron rod set for the northwest corner of this survey.

THENCE South 00°42'31" East, a distance of 125.00 feet to a 5/8" iron rod set for the southwest corner of this survey.

THENCE North 86°13'45" East, at 231.36 pass the west right of way of County Road 51, a total distance of 321.36 feet to the **POINT OF BEGINNING** of this survey, and containing 0.922 acres of land, more or less.

Notes:

- 1.) Bearings are based on Global Positioning System NAD 83 (93) 4205 Datum.
- 2.) A Map of equal date accompanies this Metes and Bounds description.

I, Ronald E. Brister, do hereby certify that this survey was this day made, on the ground of the property legally described herein and is correct to the best of my knowledge and belief.

Ronald E. Brister

Ronald E. Brister, RPLS No. 5407

Date: October 27, 2011



Exhibit A. 2 of 2

✓ RETURN TO:
MATIAS SERRATA, JR.
3622 PERFECTION LAKE
ROBSTOWN, TEXAS 78380

Doc# 2011044346
Pages 7
12/08/2011 10:22AM
Official Records of
NUECES COUNTY
DIANA T. BARRERA
COUNTY CLERK
Fees \$39.00

Any provision herein which restricts the Sale,
Rental or use of the described
REAL PROPERTY because of Race, Color,
Religion, Sex, Handicap, Familial Status, or
National Origin is invalid and unenforceable
under FEDERAL LAW, 3/12/89.

STATE OF TEXAS
COUNTY OF NUECES

I hereby certify that this instrument was FILED
in file number sequence on the date and at the
time stamped herein by me, and was duly RECORDED
in the Official Public Records of
Nueces County, Texas
Diana T. Barrera



Diana T. Barrera