

780 GARCIA, J. B.

QUITCLAIM DEED

065

FRANKLIN DRAIN

San El. 26-5

0023-0082-0029-00

~~16 (29) TEXAS~~

280

**QUIT-CLAIM DEED**

**SINGLE AND WIFE'S SEPARATE  
ACKNOWLEDGMENTS**

TO

Filed for record, this

day of 19, at

o'clock and minutes M.

Clerk.

Deputy.

ELLIS BROS. PRINTING CO., EL PASO.

THE STATE OF TEXAS. }

COUNTY OF EL PASO. }

Before me, Geo. W. Hoadley, a notary public in and for  
El Paso County, Texas, on this day personally appeared  
J. B. Garcia

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 3rd day of May, A. D. 1919

My com. expires June 1st, 1919.

GEO. W. HOADLEY,  
Notary Public

(SEAL)

THE STATE OF TEXAS. }

COUNTY OF EL PASO. }

Before me, in and for  
El Paso County, Texas on this day personally appeared wife of

known to me to be the person whose name is subscribed  
to the foregoing instrument, and having been examined by me privily and apart from her husband, and having  
the same fully explained to her, she, the said acknowledged such instru-  
ment to be her act and deed, and declared that she had willingly signed the same for the purposes and consid-  
eration therein expressed, and that she did not wish to reraet it.

Given under my hand and seal of office, this day of A. D. 19

THE STATE OF TEXAS. }

COUNTY OF EL PASO. }

I, Clerk of the County

Court of said County, do hereby certify that the above instrument of writing, dated on the  
day of, A. D. 19 with its certificate of authentication, was filed for record in my  
office this 12 day of May, A. D. 1919, at 8:55 o'clock A. M.  
and duly recorded the 14 day of May, A. D. 1919, at 1:25 o'clock P. M.  
in the records of said County, in Volume 209 on Page 399.

Witness my hand and the seal of the County Court of said County, at office El Paso, Texas, the day and  
year last above written.

W. D. Green

Clerk County Court, El Paso County, Texas.

By, Deputy.

THE STATE OF TEXAS }  
COUNTY OF EL PASO. }

KNOW ALL MEN BY THESE PRESENTS: THAT

I, J.B. Garcia,

of the County of El Paso, State of Texas, for and in consideration of the sum of One and no/100 (\$1.00) DOLLARS,

to me in hand paid by The United States of America, pursuant to the Act of Congress dated June 17, 1902 (32 Stat., 388), and acts amendatory thereof and supplemental thereto, of the County of \_\_\_\_\_, and \_\_\_\_\_, the receipt whereof is hereby acknowledged, do by these presents Bargain, Sell, Release and Forever Quit-Claim, unto the said The United States of America, its

hereby assigns all my right, title and interest in and unto that tract or parcel of land lying in the County of El Paso, and State of Texas, described as follows, to-wit: A tract of land approximately one mile northeast of the town of San Elizario Texas, in the northwest quarter of the southwest quarter of section thirty-three (33), township thirty-two (32) south, range seven (7) east, United States Reclamation Service Survey, being more particularly described as follows: Beginning at the northwest corner of the tract of land herein described, which is a point on the property line between grantor herein and Jesus Montes, from which point the southwest corner of said section 33 bears south 6°32' west, 2672.7 feet; running thence along property line between grantor herein and Jesus Montes north 32°33' east, 47.9 feet; thence south 35°51' east, 718.0 feet along the property line between grantor herein and G. N. Garcia; thence south 42°45' east, 205.6 feet along said property line to a point common to the grantor herein and a private road owned jointly by grantor herein, G.N.Garcia and Homer Wells, Jr; thence south 35°40' west 28.0 feet along said private road to the southwest corner of the tract of land herein described which bears north 38°31' west, 20.8 feet from a point from which the southwest corner of said section 33 bears south 24°44' west, 2118.1 feet; thence north 38°31' west, 935.1 feet to the point of beginning. Said tract of land containing fifty-five hundredths (0.55) acre, more or less.

TO HAVE AND TO HOLD all my right, title, interest, estate and claim in and to the said premises, together with all and singular, the rights, privileges and appurtenances to the same in any manner belonging, unto the said The United States of America, its

heirs and assigns forever.  
WITNESS my hand this the 3rd day of May, A. D. 1919

Witnesses at Request of Grantor: } J.B.Garcia.  
\_\_\_\_\_  
\_\_\_\_\_

Correct as to Engineering Data

CERTIFICATE.

I HEREBY CERTIFY, With reference to the following described land:

A tract of land in the NW $\frac{1}{4}$  SW $\frac{1}{4}$  sec. 33, T. 32 S., R. 7 E., United States Reclamation Service survey, containing approximately 0.55 acres, El Paso County, Texas, and more particularly described in quitclaim deed dated May 3, 1919, running from J. B. Garcia and G. N. Garcia:

That the land is taxed in the name of G. N. Garcia, but that J. B. Garcia is the reputed owner and is in possession of the land, although the record title is in G. N. Garcia, who asserts no beneficial interest; that the land is not homestead property; that there are no unsatisfied mortgages or other liens existing against said land; and that the land is not occupied adversely to the two parties mentioned above.

C F HARVEY

Asst. District Counsel.

El Paso, Texas,  
May 3, 1919.

El Paso, Tex.  
Jan. 21, 1920.

Mr. G. N. Garcia,  
Clint, Tex.

Dear Sir:

We addressed two letters to you last summer in regard to the deed which had been signed by J. B. Garcia conveying land for Franklin Drain right of way. We wished your signature to this deed in addition to that of Mr. J. B. Garcia, as the records did not show any conveyance running from him to yourself.

We trust you will find time to attend to this matter and return the deed to us duly executed at an early date.

Yours very truly,

C. F. Harvey

Asst. District Counsel.

El Paso, Texas,  
July 28, 1919.

Mr. G. H. Garcia,  
Clint, Texas.

Dear Sir:-

We wrote you a letter under date of July 14th  
sending quitclaim deed that had been signed by J.B. Garcia,  
which we wished you also to execute.

We trust you have not overlooked this matter  
and that we may soon be in receipt of the deed duly exe-  
cuted by yourself.

Very truly yours,

C. F. Harvey,

Asst. District Counsel.

El Paso, Texas, July 14, 1919.

Mr. G. N. Garcia,

Clint, Texas.

Dear Sir:

The inclosed quitclaim deed has been signed by J. B. Garcia and is intended to convey land for Franklin drain right of way in the San Elizario Grant about one mile north-east of the town of San Elizario. We understood that you had conveyed this land to J. B. Garcia, but do not find any conveyance of record and find that the land is still taxed in your name. On this account we are asking that you also sign this deed and return it to this office. The notary here is acquainted with your signature and can take your acknowledgment without expense to you.

Thanking you for your trouble in this matter,

Very truly yours,

C F HARVEY

Assistant District Counsel.

incl.

CFH:T

El Paso, Texas,  
May 8, 1919.

County Clerk,

El Paso, Texas.

Dear Sir:

Transmitted herewith for official record is quit-  
claim deed dated May 3, 1919, running from J. B. Garcia to  
the United States of America.

Yours very truly,

Per Dent by CFH  
District Counsel.

Enc 1.

Franklin Drain



CERTIFICATE

I HEREBY CERTIFY, With reference to the following described land:

A tract of land in the NW $\frac{1}{4}$  SW $\frac{1}{4}$  Section 33, Township 32 South, Range 7 East, U.S.R.S. Survey, containing 0.55 acre, more or less, El Paso County, Texas, more particularly described in quitclaim deed dated May 3, 1919, running from J. B. Garcia to the United States of America:

That the tax records of said county indicate J. B. Garcia, the reputed owner, to be the actual owner; that the land is not homestead property; that there are no unsatisfied mortgages or other liens existing against said land; and that the land is not occupied adversely to the reputed owner.

El Paso, Texas,  
May 8, 1919.

CFHarvey  
Asst. District Counsel.

DEPARTMENT OF THE INTERIOR  
UNITED STATES RECLAMATION SERVICE

El Paso, Texas, \_\_\_\_\_, 19

Project Manager to the Director and Chief Engineer (~~through Chief of Construction~~).

Subject: Forwarding quitclaim deed for acceptance and filing ~~contract for approval~~.

Deed Agreement dated May 3, 1919. Rio Grande Project

Executed ~~on behalf of U. S.~~ by J. B. Garcia

With To United States of America Authority No.  
Estimated amount involved, \$ 0 or clearing acct. 63 Ga

~~Accompanied by bond and two copies.~~  
(Strike out if no bond transmitted.)

Purpose:  
(See instructions on back.)

Donation of right of way for Franklin Drain

Inclosures listed on reverse. (See Par. 5.)

Advise Chief of Construction, Denver, Colo., and Project Manager  
at El Paso, Texas and District Counsel  
at El Paso, Texas. of the approval of the above

Encls: Original deed,  
Certificate as to title,  
1 blueprint. \_\_\_\_\_  
Project Manager.

Denver, Colo., \_\_\_\_\_, 19

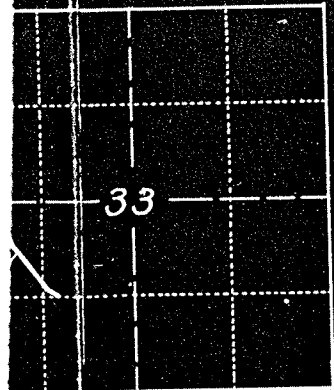
It is recommended that the above-described contract be approved.

Inclosures:

\_\_\_\_\_  
Chief of Construction.

6-1533

Washington, D. C.,  
accepted by  
Contract (and bond, if any,) was approved by  
on



Location Plat  
SEC. 33, T32S, R7E.

To N.W. Cor. Sec. 33  
N 22° 55' W  
4303.0

GARCIA.  
3.54A.

E 1782.6

PI-37+09.5  
A=52° 24' 5  
D=10°  
L=524.0  
T=292.0  
R=573.7

PC-34+27.2

PI-18.0  
S 38° 15' W

S 89° 05' W

S 54° 14' E  
273.0

N 29° 04' W 228.2  
133.9  
155.6

ROAD

N 42° 45' W 737.3  
ROAD  
542° 45' E 710.4  
N 38° 31' W 632.9  
N 46° 37' W 301.4

S 38° 31' W  
N 42° 45' W 203.6

S 35° 40' W  
N 35° 40' E 296.7

TOMAS GARCIA.  
R.O.F.W. 1.07A.

To S.W. Cor. Sec. 33  
S 50° 50' W  
1934.7

TO SAN ELIZARIO

R.O.F.W. IN PRIVATE ROAD.  
G.N. GARCIA, JUAN GARCIA, & HOMER WELLS, JR.  
0.46A.

To S.W. Cor. Sec. 33  
S 24° 41' W  
524.8

SCALE 1"=200'

DEPARTMENT OF THE INTERIOR  
UNITED STATES RECLAMATION SERVICE  
RIO GRANDE PROJECT, N.M. TEX.  
EL PASO VALLEY DRAINAGE  
FRANKLIN DRAIN  
RIGHT OF WAY.

FIELD WORK FCS  
DRAWN C.E.I.  
1253 L-53 EL PASO OCT. 1918

#2

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