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.

Special Warranty Deed

Date: April 7, 2015

Grantor: PECAN CREEK MOBILE HOME PARK PROPERTY OWNERS ASSOCIATION, INC.

Grantor's Mailing Address:

202 West Twohig, Suite 200
San Angelo, Texas 76903

Grantee: TOM GREEN COUNTY, a political subdivision of the State of Texas

Grantee's Mailing Address:

122 West Harris Avenue
San Angelo, Texas 76903

Consideration: Conveyance to the Grantee for road purposes as set out herein

Property (including any improvements):

The surface estate only in and to 1.395 acre of land out of and being that certain Pecan Creek Lane of Revised Pecan Creek Subdivision Mobile Home Park, Tom Green County, Texas, more fully described in Exhibit "A" attached hereto and incorporated herein by reference.

Reservations from Conveyance: None.

Exceptions to Conveyance and Warranty:

This deed is subject to all validly existing easements and restrictions of record.

Grantor, for the Consideration and subject to the Reservations from Conveyance and the Exceptions to Conveyance and Warranty, grants, transfers, and conveys to Grantee the Property, together with all and singular the rights and appurtenances thereto in any way belonging, to have and to hold it to Grantee and Grantee's successors and assigns forever. Grantor binds Grantor and

Grantor's successors and assigns to warrant and forever defend all and singular the Property to Grantee and Grantee's successors and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof when the claim is by, through, or under Grantors but not otherwise, except as to the Reservations from Conveyance and the Exceptions to Conveyance and Warranty.

Grantor waives the right of ingress and egress to and from the surface of the Property relating to the portion of the mineral estate owned by Grantor, and Grantor waives the right to explore for or produce oil, gas and other minerals from the Property. Nothing herein, however, restricts or prohibits the pooling or unitization of the portion of the mineral estate owned by Grantor with land other than the Property; or the exploration or production of the oil, gas, and other minerals by means of wells that are drilled or mines that open on land other than the Property but enter or bottom under the Property, provided that these operations in no manner interfere with the surface or subsurface support of any roads, utilities or improvements constructed or to be constructed on the Property.

The Property is conveyed to Grantee for road purposes and utility purposes. If the Grantee ever abandons the Property and ceases to use the Property for road purposes or utility purposes, which abandonment must be approved in writing by resolution of the Commissioners' Court of Tom Green County, Texas, then the rights and privileges hereunder will cease and title to the Property will revert to Grantor, its heirs, successors and assigns.

This instrument was prepared based on information furnished by the parties, and no independent title search has been made.

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

PECAN CREEK MOBILE HOME PARK PROPERTY OWNERS ASSOCIATION, INC.

By: Harley Murrell, president
HARLEY MURRELL, President

STATE OF TEXAS §

COUNTY OF TOM GREEN §

This instrument was acknowledged before me on the 7th day of April, 2015, by HARLEY MURRELL, President of Pecan Creek Mobile Home Park Property Owners Association, Inc., a Texas nonprofit corporation, on behalf of said corporation.

KAYCI R. WALLER
Notary Public
STATE OF TEXAS
My Comm. Exp. February 25, 2018

Kayci R. Waller
Notary Public, State of Texas

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EXHIBIT "A"

1.395 Acre (Pecan Creek Lane)

September 29, 2014
14-S-1440

Being an area of 1.395 acre of land out of and being that certain Pecan Creek Lane of Revised Pecan Creek Subdivision Mobile Home Park, Tom Green County, Texas as per plat recorded in Cabinet E, Slide 89, Plat Records of Tom Green County, Texas and said 1.395 acre tract being more particularly described by metes and bounds as follows:

Beginning at the southwest corner of this tract and said Pecan Creek Lane in the north line of Reece Road and said beginning corner also being the intersection of the north line of said Reece Road and the west line of said Pecan Creek Lane;

Thence with the west line of this tract and said Pecan Creek Lane, N. 03° 11' 39" W. 1208.49 feet to the northwest corner of this tract;

Thence with the north line of this tract, N. 75° 07' 40" E. at 30.63 feet pass the southwest corner of certain Lot 1, Block 9 of said Revised Pecan Creek Subdivision Mobile Home Park, in all a total distance of 51.05 feet to the northeast corner of this tract and the northwest corner of certain Block 10 of said Revised Pecan Creek Subdivision Mobile Home Park;

Thence with the east line of this tract and said Pecan Creek Lane and the west line of said Block 10, S. 03° 11' 39" E. at 672.15 feet pass the southwest corner of said Block 10, in all a total distance of 1221.71 feet to the southeast corner of this tract in the north line of said Reece Road and being the intersection of the east line of said Pecan Creek Lane and the north line of said Reece Road;

Thence with the south line of this tract and the north line of said Reece Road, N. 89° 53' 32" W. 50.08 feet to the place of beginning and containing an area of 1.395 acre of land.

Above described 1.395 acre tract is based on the plat of Revised Pecan Creek Subdivision Mobile Home Park recorded in Cabinet E, Slide 89, Plat Records of Tom Green County, Texas.