

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: September 26, 2012

Grantor: Strasburger Partnership, a Texas general partnership
P O Box 6117, Temple, Texas 76503

Grantee: 4 SK L.P., a Texas limited partnership
P O Box 6117, Temple, Texas 76503

Consideration: TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged.

Property (including any improvements): All those certain lots, tracts or parcels of land being more particularly described as:
0.67 acres of land, being part of Lots 7-12, Block 14 of Eugenia Terrace Addition, and addition in the City of Temple, Bell County, Texas, according to the plat of record in Volume 241, Page 564, Deed Records of Bell County, Texas.

Reservations from Conveyance: None

Exceptions to Conveyance and Warranty:

Validly existing easements, rights-of-way, and prescriptive rights, whether of record or not; all presently recorded and validly existing instruments, other than conveyances of the surface fee estate, that affect the Property; and taxes for 2012, which Grantee assumes and agrees to pay, but not subsequent assessments for that and prior years due to change in land usage, ownership, or both, the payment of which Grantor assumes.

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, 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 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 when the claim is by, through, or under Grantor but not otherwise, and except as to the Reservations from Conveyance and the Exceptions to Conveyance and Warranty.

GRANTEE IS TAKING THE PROPERTY IN AN ARM'S-LENGTH AGREEMENT BETWEEN THE PARTIES. THE CONSIDERATION WAS BARGAINED ON THE BASIS OF AN "AS IS, WHERE IS" TRANSACTION AND REFLECTS THE AGREEMENT OF THE PARTIES THAT THERE ARE NO REPRESENTATIONS OR EXPRESS OR IMPLIED WARRANTIES.

THE PROPERTY IS BEING CONVEYED TO GRANTEE IN AN "AS IS, WHERE IS" CONDITION, WITH ALL FAULTS. GRANTOR MAKES NO WARRANTY OF CONDITION, MERCHANTABILITY, OR SUITABILITY OR FITNESS FOR A PARTICULAR PURPOSE WITH RESPECT TO THE FIXTURES AND PERSONAL PROPERTY. ALL WARRANTIES EXCEPT THE SPECIAL WARRANTY OF TITLE ARE DISCLAIMED. ADDITIONAL PROVISIONS REGARDING WARRANTIES AND REPRESENTATIONS, AND INDEMNIFICATIONS SURVIVE THE CLOSING OF THE PROPERTY AND THE EXECUTION AND RECORDING OF THIS SPECIAL WARRANTY DEED.

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

Strasburger Partnership

H. T. Strasburger
By: H. T. Strasburger, President, Strasburger Enterprises, Inc.
It's: Managing General Partner

STATE OF TEXAS §
COUNTY OF BELL §

This instrument was acknowledged before me on September 26, 2012, by H. T. Strasburger, on behalf thereof and in said capacity.

Linda K. Southerland
Notary Public, State of Texas
Notary's Name: Linda K. Southerland
Notary's Commission expires: September 16, 2014



After recording return to:

4 SK LP
% Real Estate Dept.
PO Box 6117
Temple, TX 76503

✓ \$15
① cash



70 2012 00040978

Bell County
Shelley Coston
County Clerk
Belton, Texas 76513

Instrument Number: 2012-00040978

Recorded On: October 02, 2012

As
Recordings

Parties: STRASBURGER PARTNERSHIP

To 4 SK LP

Billable Pages: 2

Number of Pages: 3

Comment:

(Parties listed above are for Clerks reference only)

**** Examined and Charged as Follows: ****

Recordings	15.00
Total Recording:	15.00

***** DO NOT REMOVE. THIS PAGE IS PART OF THE INSTRUMENT *****

Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY
because of color or race is invalid and unenforceable under federal law.

File Information:

Document Number: 2012-00040978

Receipt Number: 149448

Recorded Date/Time: October 02, 2012 01:20:49P

User / Station: G Gomez - Cash Station 1

Record and Return To:

4 SK LP

C/O REAL ESTATE DEPT

PO BOX 6117

TEMPLE TX 76503



I hereby certify that this instrument was filed on the date and time stamped hereon and was duly recorded in the Real Property
Records in Bell County, Texas

Shelley Coston
Bell County Clerk