

THIS SPACE PROVIDED FOR RECORDER'S USE ONLY:

FILED FOR RECORD

AT 9:24 O'CLOCK A. M.
ON THE 3rd DAY OF April
A.D., 20 23.

STATE OF TEXAS

COUNTY OF HUfspeth

I hereby certify that this instrument
was FILED on the date and at the time
stamped hereon by me and was duly
RECORDED in the Volume and Page
of the 00000156782.
Records of Hudspeth County, Texas

Hon. Brenda Sanchez
COUNTY CLERK HUfspeth COUNTY, TEXAS

BY Jerry C. Courtney
DEPUTY



COUNTY CLERK
HUfspeth COUNTY, TEXAS

WHEN RECORDED RETURN TO:

Billy Rogers
P.O. Box 54902
Hurst, Texas, 76054

WARRANTY DEED

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 office: your Social Security number or your driver's license number. Texas Public Records Code Section 11.008.

THE GRANTOR(S),

- Claudette M. Richardson also known as Claudette Mable Richardson,

for and in consideration of: \$10.00 grants, bargains, sells, conveys and warranties to the
GRANTEE(S):

- BRINVEST LLC, Billy Rogers, Member, P.O. Box 54902, Hurst, Tarrant County, Texas,
76054,

the following described real estate, situated in the County of Hudspeth, State of Texas:

Legal Description:

Township 10; Block 67, T. and P. Ry. Survey, Hudspeth County, Texas; the N1/2 of the SE1/4
of the SE 1/4 of Section 12. 20 acres more or less. Less a 15-foot easement for public use for
ingress, egress and utilities around property and on any existing roads or pipelines.

Subject to existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way and easements of record the grantor hereby covenants with the Grantee(s) that Grantor is lawfully seized in fee simple of the above granted premises and has good right to sell and convey the same; and that Grantor, his heirs, executors and administrators shall warrant and defend the title unto the Grantee, his heirs and assigns against all lawful claims whatsoever.

Property ID: 25763

Geographic ID: X567-010-0012-0040

Grantor Signatures:

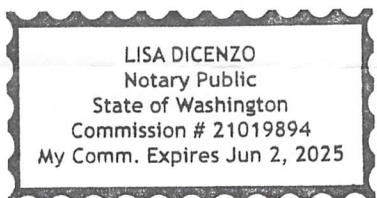
DATED: 2-16-23

Claudette M. Richardson

Claudette M. Richardson also known as Claudette Mable Richardson
8421 240th SW
Edmonds, Washington, 98020

STATE OF WASHINGTON, COUNTY OF SNOHOMISH, ss:

On this 16 day of FEBRUARY, 2023, before me personally appeared Claudette M. Richardson also known as Claudette Mable Richardson, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that they executed same as their free act and deed.





Notary Public

Signature of person taking acknowledgment

WA STATE NOTARY

Title (and Rank)

My commission expires 6/2/2025

Notary Address:

11527 16 AVE NE
SEATTLE, WA 98125

County & District Clerk
Hon. Brenda Sanchez
109 Millican St.
Sierra Blanca, TX 79851-0000

Original

Receipt Number: 0000025123
Status: Active
Date Entered: 4/3/23 9:24 am

Name: BRINVEST LLC
Payment No: 2423
Notes: PAYMENT FOR OPR RECORDING

Category	Product	Quantity	Pages	NF Pages	Document Number
Official Public Records	OPR Recording	1	2	0	00000156782

Fee	Sub Amount	Sub Total
Archive	\$10.00	
CHS Fee	\$1.00	
Clk RMF	\$10.00	
ClkRecording Fee	\$9.00	
		\$30.00
Total Transactions:	\$30.00	
Cash:	\$0.00	
Checks:	\$30.00	
Credit:	\$0.00	
Charges:	\$0.00	
Direct Deposit:	\$0.00	
Refund Check:	\$0.00	
Total Paid:	\$30.00	
Change Due:	\$0.00	



March 27, 2023

Hudspeth County Clerk

P. O. Box 58

Sierra Blanca, TX 79851

Please find the enclosed check for \$30 to record the enclosed deed for property **Id 25763** transferring property from Claudette Richardson to BRINVEST LLC.

Thank you,

Heidi Goode

info@billybuysland.com

972-741-5167

P.O. Box 54902

Hurst, TX 76054

POSTED
4/11/23
JC