THIS SPACE PROVIDED FOR RECORDER'S USE ONLY:

FILED FOR RECORD

STATE OF TEXAS COUNTY OF HUDSPETH

AT 3:47 O'CLOCK P. M.

ON THE 24th DAY OF May

A.D., 20 24\_\_.

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 00000159171 of the

Records of Hudspeth County, Texas

Hon, Brenda Sanchez

COUNTY CLERK HUDSPETH COUNTY, TEXAS

DEPUTY

COUNTY CLERK HUDSPETH 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),

Marsha A. Kershner,

for and in consideration of: \$6,000.00 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:

All that certain Tract 7, Section 36, Block 75, T & P Survey, Twp. 5, Hudspeth County, A total of 20.239 Acres.

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.

defend the title unto the Grantee, his heirs and assigns against all lawful claims whatsoever. Property ID: 61902 Geographic ID: S950-102-7536-0070 **Grantor Signatures:** DATED: May 15, 2029

Marsha A. Kershner Mailor 225 W Locust St Enola, Pennsylvania, 17025 STATE OF PENNSYLVANIA, COUNTY OF CUMBERLAND, ss: On this 15 day of 14 MAY, 2024, before me, 1655ica C 5014 personally appeared Marsha A. Kershner, known to me (or satisfactorily proven) to be the persons whose names are subscribed to the within instrument and acknowledged that they executed the same as for the purposes therein contained. In witness whereof I hereunto set my hand and official seal. Signature of person taking acknowledgment Wotary Public
Title (and Rank) Commonwealth of Pennsylvania - Notary Seal Jessica C. Smith, Notary Public **Cumberland County** My commission expires 09/27/2025My commission expires September 27, 2025 Commission number 1320698 Notary Address: AAA Central Penn 4680 E Trindle Rd CAMP Hill PA 17011

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

Receipt Number:

0000027018

Status: Active

Date Entered: 5/24/24 3:47 pm

Name: BRINVEST LLC

Payment No: 2675

Notes:

Category **Product** Quantity Pages NF Pages Document Number Official Public Records **OPR** Recording 0 00000159171

