




BREWSTER COUNTY Sarah Vasquez Brewster County Clerk P.O. Drawer 119 Alpine, TX, 79831 Phone: 432-837-3366	DOCUMENT #: 121767 Book: 0468 Page: 0176 RECORDED DATE: 06/16/2025 02:45:59 PM 
OFFICIAL RECORDING COVER PAGE Page 1 of 3	
Document Type: DEED Transaction Reference: Document Reference:	Transaction #: 95633 - 1 Doc(s) Document Page Count: 2 Operator Id: renee
RETURN TO: ()	SUBMITTED BY: BRINVEST LLC , TX
<p>DOCUMENT # : 121767 RECORDED DATE: 06/16/2025 02:45:59 PM</p> <p>I hereby certify that this document was filed on the date and time stamped hereon by me and was duly recorded in the Official Public Records of Brewster County.</p> <div style="display: flex; align-items: center;">  <div>  Sarah Vasquez Brewster County Clerk </div> </div>	

PLEASE DO NOT DETACH

THIS PAGE IS NOW PART OF THIS LEGAL DOCUMENT

NOTE: If document data differs from cover sheet, document data always controls.
***COVER PAGE DOES NOT INCLUDE ALL DATA, PLEASE SEE INDEX AND DOCUMENT AFTER RECORDING FOR ADDITIONAL INFORMATION.**

THIS SPACE PROVIDED FOR RECORDER'S USE ONLY:

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),

- Mark Hinshaw and Eden Hinshaw,

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 Brewster, State of Texas:

Legal Description:

Tract NC-6 -5 Acres More or Less, Sec 16 Blk NC

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: 19643

Geographic ID: 810000000016000600

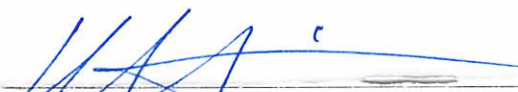
Grantor Signatures:

DATED: 6/6/2025

DATED: 6/6/2025



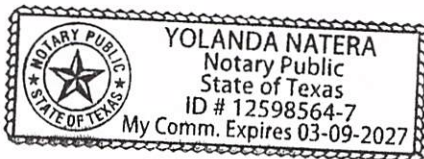
Mark Hinshaw
1008 W Sul Ross Ave
Alpine, Texas 79830



Eden Hinshaw
1008 W Sul Ross Ave
Alpine, Texas 79830

STATE OF TEXAS, COUNTY OF BREWSTER, ss:

This instrument was acknowledged before me on this 6th day of June 2025,
 by Mark Hinshaw and Eden Hinshaw.



Notary Public
Signature of person taking acknowledgment

Title (and Rank)

My commission expires 03-09-2027

Sarah Vasquez
Brewster County Clerk
P.O. Drawer 119
Alpine, TX 79831

CUSTOMER	TRANSACTION INFORMATION	
Submitted By: BRINVEST LLC	Receipt #	30651
, TX	Transaction #	95633
	Transaction Type:	Official Records
	Cashier By:	renee
	Cashier Date:	06/16/2025 02:45:59 PM
	Print Date:	06/16/2025 02:44:23 PM

DEED, DOC#: 121767 (3 pgs)	
Recording Fee - Land Recs	\$9.00
Records Mgmt Fee	\$10.00
Records Archive Fee	\$10.00
Document Sub-Total	\$29.00

Total Fees:	\$29.00
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PAYMENT	
Check 3098	\$29.00
Total Payment:	\$29.00
Change:	\$0.00

Payment Comment: WD