

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),

- John M. Conley and K. June Conley,

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 El Paso, State of Texas:

Legal Description:

All of Lots 38 in Block 236 of MOUNTAIN SHADOW ESTATES Unit No. 31, according to the map thereof recorded in the Office of the Clerk of El Paso County, Texas, including any gas, oil or mineral rights now owned by Grantor.

Property Id: 235457

Geographic Id: M83103123600380

All of Lots 50 in Block 39 of MOUNTAIN SHADOW ESTATES Unit No. 6, according to the map thereof recorded in the Office of the Clerk of El Paso County, Texas, including any gas, oil or mineral rights now owned by Grantor.

Property Id: 149306 Geographic Id: M83100603900500

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.

Grantor Signatures:

DATED: 07/24/2025

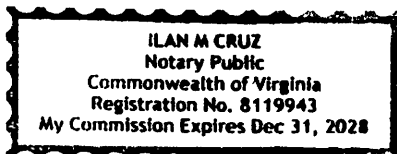
DATED: 07/24/2025

John M. Conley
John M. Conley
P.O. Box 218
Stephenson, Virginia 22656

K. June Conley
K. June Conley
P.O. Box 218
Stephenson, Virginia 22656

STATE OF VIRGINIA, COUNTY OF FREDERICK, ss:

This instrument was acknowledged before me on this 24th day of July, 2025 by John M. Conley and K. June Conley.



[Signature]

Notary Public

Signature of person taking acknowledgment

Banker / Notary Public
Title (and Rank)

My commission expires 12/31/2028

SCANNED

Doc# 20250060900
#Pages 2 #NPages 1
8/1/2025 3:27:03 PM
Filed & Recorded in
Official Records of
El Paso County
Delia Briones
County Clerk
Fees \$29.00

I hereby certify that this instrument was filed on the date and time stamped
hereon by me and was duly recorded by document number in the Recording
Division of Real Property in El Paso County.



EL PASO COUNTY, TEXAS

Delia Briones

NOT COMMISSIONED EXHIBIT ONE 11' 5058
RECORDED IN THE PUBLIC RECORDS OF EL PASO COUNTY TEXAS
ON 8/1/2025 AT 3:27:03 PM
BY COUNTY CLERK DELIA BRIONES

Receipt# 0001892622

County Clerk
Delia Briones
500 E. San Antonio Rm.105
El Paso, Texas 79901-4859

Opr - Mail

Official Public Records

qty: 1 pgs: 2 nf: 1

doc#: 20250060900

Archive Fee 10.00

Rec Mgmt & Preservation Fee 10.00

Recording Fee 9.00

29.00

Total Transactions: 29.00

Total Cash: 0.00

Total Check: 29.00

Total Credit/Debit: 0.00

Total Charge Account: 0.00

Total Paid: 29.00

Change Due: 0.00

Cashier: H.Amador

Name: BRINVEST LLC

Notes: 214-566-7711

Check#: 3116

Date Entered: 8/1/2025 3:27 PM

Date Printed: 8/1/2025 3:27 PM