

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),

- Robert Jay McCoskey, Independent Executor of the Estate of Wendell Payne McCoskey, Deceased,

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 Culberson, State of Texas:

Legal Description:

Parcel 30 & 31, Unit 210 in SOUTHWEST SUNSITES SUBDIVISION, Culberson County, Texas, as shown by the Plats of record in the County Clerk's office of Culberson County, Texas, containing TEN (10) acres. More or less.

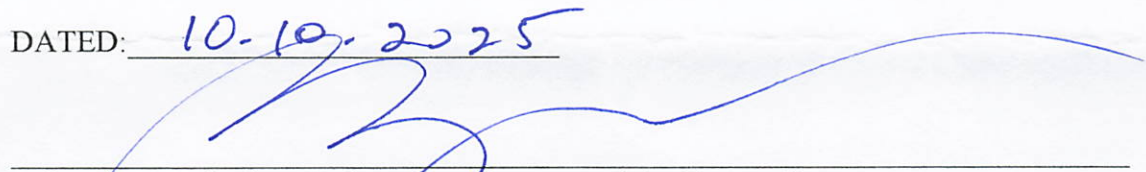
Subject to existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way and easements of record the grantor hereby covenants with the Grantee(s) that Grantor is lawfully seized in fee simple of the above granted premises and has good right to sell and convey the 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.

Parcel ID: 9383

Geographic ID: 01480-01948-00030-000000

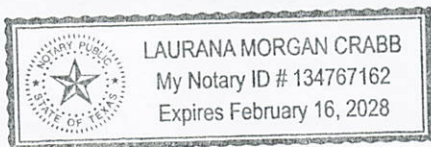
Grantor Signatures:

DATED: 10-19-2025


Robert Jay McCoskey, Independent Executor of the Estate of
Wendell Payne McCoskey, Deceased
6006 Daven Oaks Dr
Dallas, Texas, 75248

STATE OF TEXAS, COUNTY OF DALLAS, ss:

This instrument was acknowledged before me on this 10th day of October, 2025 by Robert Jay McCoskey, Independent Executor of the Estate of Wendell Payne McCoskey, Deceased.





Notary Public
Signature of person taking acknowledgment

Notary
Title (and Rank)

My commission expires 02/16/2028

00000015513

FILED FOR RECORD

AT 10:44 O'CLOCK A. M.
ON THE 15th DAY OF October
A.D., 20 25

STATE OF TEXAS

COUNTY OF CULBERSON

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 Official Public
Records of CULBERSON County, Texas

TINA URIAS

COUNTY AND DISTRICT CLERK CULBERSON
COUNTY, TEXAS



COUNTY AND DISTRICT
CLERK CULBERSON
COUNTY, TEXAS

BY

Jacklyn Balcar
DEPUTY

Tina Urias
Culberson County Clerk
PO BOX 158
Van Horn, TX 79855



PAYMENT RECEIPT

Receipt Number:29131

Status: Active

Date Entered: 10/15/2025

Name: Brinvest, LLC

Notes: OPR#15513

Check Number(s): 9027

Category	Product	Quantity	Pages	NF Pages	Document Number
Recording	Property Records	1	2	0	00000015513
	Fee		Sub Amount		Subtotal
	Recording Fee			\$ 9.00	
	RPF			\$ 10.00	
	Archive Fee			\$ 10.00	
					\$ 29.00
			Total Transactions:		\$ 29.00
				Cash:	\$0.00
				Checks:	\$ 29.00
				Credit:	\$0.00
				Charges:	\$0.00
				Direct Deposit:	\$0.00
				Refund Check:	\$ 0.00
				Total Paid:	\$ 29.00
				Change Due:	\$ 0.00