

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),

- Marie Patrick, formerly known as, Marie E. Velardo,

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:

Lots 18 and 19, Block 425 of Shadow Ridge Estates Unit No. 34, 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

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: 51810

Geographic ID: S33503442500180

Grantor Signatures:

DATED: 09/10/2026

Marie Patrick

Marie Patrick
2716 Briarwood Cir
Moss Point, Mississippi, 39563

STATE OF MISSISSIPPI, COUNTY OF JACKSON, ss:

On this 10th day of September, 2026, before me,
Margie Rico, personally appeared Marie Patrick, formerly known as, Marie E. Velardo, 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.

Margie Rico

Notary Public
Signature of person taking acknowledgment

Notary Public
Title (and Rank)

My commission expires Sept 2, 2029

WHEN RECORDED RETURN TO:

Billy Rogers

P.O. Box 54902

Hurst, Texas, 76054

AFFIDAVIT OF NAME IDENTITY

(Same Person Affidavit)

BEFORE ME, the undersigned authority, personally appeared **Marie Patrick**, who, being first duly sworn on oath, deposes and states as follows:

1. Identity and Residence. My current legal name is **Marie Patrick**. I currently reside in **2716 Briarwood Cir, Moss Point, Mississippi 39563**. I am personally familiar with all of the matters stated herein and make this Affidavit based upon my own personal knowledge.

2. Former Name / Name Appearing on Deed. I was formerly known as **Marie E. Velardo**. The name "**Marie E. Velardo**" appearing in the deed instrument referenced herein is one and the same individual person as **Marie Patrick**, the Affiant herein. The difference in name

is the result of a change in personal circumstances, specifically by reason of marriage or other legal process, and no other person is intended or referred to.

3. Deed and Property Reference. This Affidavit pertains to a certain deed instrument recorded in the Official Public Records of El Paso County, Texas, bearing the following recording information:

Document No.:	00079088003
Date Recorded:	August 21, 1979
Book / Volume:	Book 1017, Page 0116
Record Type:	OPR (Official Public Records of El Paso County, Texas)
Property ID:	51810
Geographic ID:	S33503442500180

The property described in the above-referenced deed instrument is situated in **El Paso County, Texas**.

4. Sworn Same-Person Statement. I solemnly swear and affirm that **Marie E. Velardo**, the name as it appears on the deed instrument referenced in Paragraph 3 above, and **Marie Patrick**, my current legal name, are one and the same individual person. I make this Affidavit for the purpose of clarifying the identity of the grantee or grantor named in said deed, and to assist in establishing a clear and unbroken chain of title to the property referenced herein. I further state that all matters set forth in this Affidavit are true and correct to the best of my knowledge and belief.

5. Purpose of Affidavit. This Affidavit is made for the purpose of recording in the Official Public Records of El Paso County, Texas, and to provide constructive notice to all persons, entities, and parties in interest that **Marie E. Velardo** and **Marie Patrick** are one and the same person. This Affidavit is not intended to convey any interest in real property, but solely to clarify the identity of the named party in the deed instrument described above.

FURTHER AFFIANT SAITH NOT.

AFFIANT:

Sign here: Marie Patrick

Marie Patrick

2716 Briarwood Cir

Moss Point, Mississippi, 39563

Formerly known as Marie E. Velardo

Date: 09/10/2026

STATE OF MISSISSIPPI, COUNTY OF JACKSON, ss:

On this 10th day of September, 2026, before me,
Margie Rico, personally appeared Marie Patrick, formerly
known as, Marie E. Velardo, 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.



Margie Rico

Notary Public

Signature of person taking acknowledgment

Notary Public

Title (and Rank)

My commission expires Sept 2, 2029