

A-26-WARRANTY DEED-With Single, Joint and Wife's Separate Acknowledgments

MARTIN Stationery Co., Dallas

696

THE STATE OF TEXAS,  
COUNTY OF DENTON

Know All Men By These Presents:

That we, Ray Rawlings and wife, Ada Pearl Rawlings,

of the County of Denton, State of Texas for and in consideration of the sum of

Ten and no/100 -----DOLLARS and other good and valuable consideration,

to us in hand paid by A. A. Mobley, a bachelor, ca the full receipt of which is hereby fully acknowledged,

have Granted, Sold and Conveyed, and by these presents do Grant, Sell and Convey unto the said

----- A. A. Mobley, a bachelor -----  
of the County of Denton, State of Texas all that certain lot, tract, or parcel of land lying and being situated in Denton County, Texas, and being more particularly described as Lot Number Three (3) in Block Six (6), of the Owsley Park Addition, an addition to the City of Denton, as shown by map or plat of said addition of record in the office of the County Clerk of Denton County, Texas.

TO HAVE AND TO HOLD the above described premises, together with all and singular, the rights and appurtenances thereto in anywise belonging unto the said

----- A. A. Mobley, a bachelor, his -----  
heirs and assigns forever; and we do hereby bind ourselves, our

heirs, executors and administrators, to Warrant and Forever Defend all and singular the said premises unto the said

----- A. A. Mobley, a bachelor, his -----  
heirs and assigns, against every person whomsoever lawfully claiming, or to claim the same, or any part thereof.

Witness our hands at Denton, Texas, this 7th day of February, A.D. 19 58.

Witness at Request of



*Ray Rawlings*  
(Ray Rawlings)

*Ada Pearl Rawlings*  
(Ada Pearl Rawlings)

THE STATE OF TEXAS,  
COUNTY OF DENTON

BEFORE ME

the undersigned authority, a Notary Public, in and for Denton County, Texas, on this day personally appeared

Ray Rawlings and Ada Pearl Rawlings his wife, both known to me to be

the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they each executed the same for the purposes and consideration therein expressed, and the said

Ada Pearl Rawlings wife of the said Ray Rawlings having been examined by me privily and apart from her

husband, and having the same fully explained to her, she declared that she had willingly signed the same for the purposes and

consideration therein expressed, and that she did not wish to retract it.

C-10-4

43

435/201  
2-7-58



George C. Hopkins  
Notary Public in and for Denton  
County, Texas

FILED FOR RECORD: 7 day of February  
RECORDED: 14 day of February

A.D. 1958 at 2:30 o'clock P.M.  
A.D. 1958 at 9:55 o'clock A.M.  
A.J. Barnett, Clerk County Court,  
Denton County, Texas.

By

Deputy.

TEXAS STANDARD FORM  
697

The State of Texas,  
County of DENTON

Know All Men by These Presents:

That we, V. N. Harpool and wife, Jessie Harpool,

of the County of Denton State of Texas for and in consideration  
of the sum of ----- (\$10.00) ----- DOLLARS

TEN AND NO/100 and other good and valuable consideration  
to us and secured to be paid, by Charles Gartner

The sum of TEN AND NO/100 (\$10.00) DOLLARS and other good and valuable  
consideration, cash in hand paid, the full receipt of which is hereby  
acknowledged, and the balance of said consideration is evidenced by the  
execution and delivery by the Grantee, Charles Gartner, of his one  
certain vendor's lien note of even date herewith, payable to the order  
of the Grantors in the principal sum of FIVE THOUSAND AND NO/100 (\$5,000.00)  
DOLLARS, plus interest at the rate of five (5%) per cent per annum, the  
principal payable in monthly installments of ONE HUNDRED AND NO/100  
(\$100.00) DOLLARS each, beginning on or before the 1st day of May, 1958,  
and a like sum being due and payable on or before the 1st day of each  
succeeding month thereafter until the whole principal sum is paid, and  
the interest on said note is payable annually and the first payment  
of the interest shall be due and payable on or before the 31st day of  
December, 1959, and such first payment shall be based upon the principal  
balance in the sum of \$4200.00, and the interest thereafter shall become  
due and payable on or before the 31st day of December of each succeeding  
year thereafter until all of such interest shall have been paid in full,  
and such interest payment (after the first payment of interest) shall  
be based upon the principal amount due on the 1st day of January of  
the year in which the interest is due and payable, said note containing  
the usual default and attorney's fees clauses, and in addition to the  
vendor's lien herein retained to secure the payment of said note,  
a Deed of Trust is this day given to R. M. Barnes, Trustee, for the  
benefit of the holder of said note,

have Granted, Sold and Conveyed, and by these presents do Grant, Sell and Convey, unto the said

Charles Gartner  
of the County of Dallas State of Texas all that certain  
lot, tract or parcel of land lying and being situated in Denton County,  
Texas, and being a 15.3 acre tract of land out of the G. Syms Survey,  
Abstract No. 1200, and being more particularly described as follows:  
BEGINNING at a point in the East line of the said G. Syms Survey,  
262.8 feet North from the Southwest corner of said survey;  
THENCE North along the east line of said Syms Survey, 252.7 feet  
to a corner;  
THENCE North 89 degrees East, along an old fence line 2676.5 feet  
to a corner;  
THENCE South 0 degrees, 15 feet West, along an old fence line,  
252.7 feet to a corner;  
THENCE South 89 degrees West, 2672.2 feet to the place of beginning.

TO HAVE AND TO HOLD the above described premises, together with all and singular the rights  
and appurtenances thereto in anywise belonging unto the said

Charles Gartner and his heirs and assigns forever and we do hereby bind ourselves, our  
heirs, executors and administrators, to Warrant and Forever Defend, all and singular the said premises  
unto the said

Charles Gartner and his heirs and assigns, against every person whomsoever lawfully claiming, or to claim the same, or any part  
thereof.

But it is expressly agreed and stipulated that the Vendor's Lien is retained against the above  
described property, premises and improvements, until the above described note, and all interest thereon  
are fully paid according to its face and tenor, effect and reading, when this deed shall become

All that certain lot, tract or parcel of land situated in the City and County of Denton, State of Texas, and being known and described as all of Lot No. 4 in Block No. 6, of the Owsley Park Addition to the City of Denton, Texas, as shown by the map or plat of said Addition, of record in the County Clerk's office of Denton County, Texas.

This quit claim deed is executed in order to perfect the title to the above mentioned lot, which was formerly conveyed to Ball Furniture Company, and grantor herein did not join in the deed by which said property was conveyed to W. H. McDaniel, by deed dated April 1, 1946, recorded in Volume 325, page 68, of the Deed Records of Denton County, Texas.

TO HAVE AND TO HOLD the said premises, together with all and singular the rights, privileges and appurtenances thereto in any manner belonging unto the said W. H. McDaniel, his heirs and assigns, forever, so that neither I the said Essie Ball nor my heirs, nor any person or persons claiming under me shall, at any time hereafter, have, claim or demand any right or title to the aforesaid premises or appurtenances, or any part thereof.

Witness my hand at Denton, Texas, this 28th day of November A. D. 1952.

Essie Ball

THE STATE OF TEXAS |

COUNTY OF DENTON | BEFORE ME, the undersigned, a Notary Public, in and for said County, Texas, on this day personally appeared Essie Ball, a feme sole, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that she executed the same for the purposes and consideration therein expressed.

Given under my hand and seal of office, this 29th day of November, A. D. 1952.

Fred H. Minor, Notary Public,  
Denton County, Texas

Seal

FILED FOR RECORD: Nov. 29th 1952 at 11:30 A M

RECORDED: Jan. 6th 1953 at 3:10 P M

A. J. Barnett, Clerk County Court  
Denton County Texas

44

X

#5771-WARRANTY DEED

THE STATE OF TEXAS |

COUNTY OF DENTON | KNOW ALL MEN BY THESE PRESENTS:

That we, W. H. McDaniel and wife, Dorothy McDaniel, of the County of Denton, State of Texas, for and in consideration of the sum of Ten and no/100 Dollars and other good and valuable considerations to us in hand paid by A. A. Mobley the receipt of which is hereby fully acknowledged, have Granted, Sold and Conveyed, and by these presents do Grant, Sell and Convey unto the said A. A. Mobley of the County of Denton, State of Texas,

All that certain lot, tract or parcel of land located in the City and County of Denton, State of Texas, and being better described as being Lot No. 4 in Block No. 6 of the Owsley Park Addition to the City of Denton, Texas, as shown by the map or plat of said Addition, of record in the office of the County Clerk of Denton County, Texas.

TO HAVE AND TO HOLD the above described premises, together with all and singular, the rights and appurtenances thereto in anywise belonging unto the said A. A. Mobley, his heirs and assigns forever; and we do hereby bind ourselves, heirs, executors and administrators, to Warrant and Forever Defend all and singular the said premises unto the said A. A. Mobley, his heirs and assigns, against every person whomsoever lawfully claiming, or to claim the same, or any part thereof.

384/53  
11-29-

Witness our hands at Denton, Texas, this 30th day of October, A. D. 1952.

W. H. McDaniel  
Dorothy McDaniel

§.55 Fed. Rev. Attach. and Cons.

THE STATE OF TEXAS

COUNTY OF DENTON

BEFORE ME, the undersigned authority, a Notary Public, in and for Denton County, Texas, on this day personally appeared W. H. McDaniel and Dorothy McDaniel, his wife, both known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they each executed the same for the purposes and consideration therein expressed, and the said Dorothy McDaniel, wife of the said W. H. McDaniel having been examined by me privily and apart from her husband, and having the same fully explained to her, the said Dorothy McDaniel acknowledged such instrument to be her act and deed, and she declared that she had willingly signed the same for the purposes and consideration therein expressed, and that she did not wish to retract it.

Given under my hand and seal of office, this 29th day of November, A. D. 1952.

Nevada Boyd, Notary Public,  
Denton County Texas

Seal

FILED FOR RECORD: Nov. 29th 1952 at 11:55 A M

RECORDED: Jan. 6th 1953 at 3:20 P M

A. J. Barnett, Clerk County Court  
Denton County Texas

< #5772-RATIFICATION OF OIL AND GAS LEASE

T-3670

WHEREAS, heretofore, on the 20th day of March, 1951, Catherine Martin Baldrige and husband, W.K. Baldrige, and Estate of U. W. Martin, Deceased, W. K. Baldrige, Independent Executor and Betty Barbara Baldrige as Lessor (whether one or more) did execute and deliver to W. F. Houser as Lessee, an oil, gas and mineral lease, which was recorded in Volume-----, Page----- of the-----records of Denton County, Texas, covering certain lands situated in Denton County, and described as follows:

All that certain lot, tract and parcel of land lying in and situated in Denton County, Texas, and being a part of the Samuel McCracken Survey, A-817, and described by metes and bounds as follows:

BEGINNING on the North boundary line of the said McCracken Survey 295 varas East of its Northwest corner;

THENCE South 420 varas; THENCE East 1104 varas to the Southwest corner of a 2.73 acre tract reserved and described in a deed from G. W. Martin to Catherine Martin Baldrige dated the 27th day of April 1935, and recorded in Volume 250, Page 460, Deed Records of Denton County, Texas;

THENCE South 220 varas, more or less, to the center of the Denton-Sherman Highway;

THENCE South 28 degrees West and along center line of said Denton-Sherman highway 200 varas to the Southeast corner of 100 acre tract of land conveyed by G. J. Wilkison, Jr. to G. W. Martin by deed dated February 5, 1930, and recorded in Vol. 229, page 144 of the Deed Records of Denton County, Texas;

THENCE West 1307 varas, its Southwest corner in West line of McCracken survey in center of a road;

THENCE North with center of road 608 varas, more or less, to an angle in said road;

THENCE North 41-3/4 degrees East 290 varas, more or less, to the North boundary line of the

expressed, and the said Winifred Terrell, wife of the said Monroe Terrell having been examined by me privily and apart from her husband, and having the same fully explained to her, she, the said Winifred Terrell acknowledged such instrument to be her act and deed, and she declared that she had willingly signed the same for the purposes and consideration therein expressed, and that she did not wish to retract it.

Given under my hand and seal of office, this the 1st day of November A. D. 1950.

Brent C. Jackson  
Notary Public in and for  
Denton County, Texas

Seal

FILED FOR RECORD: Nov. 1st 1950 at 11:10 A M

RECORDED: Jan. 24th 1951, at 3:45 P M

Cletus E. Knight, Clerk County Court,  
Denton County Texas  
By Ellen Henrich, Deputy

x 25708-WARRANTY DEED

THE STATE OF TEXAS |

COUNTY OF DENTON | KNOW ALL MEN BY THESE PRESENTS:

THAT We, C. C. Looney and wife, Trulah A. Looney, of the County of Contra Costa State of California for and in consideration of the sum of Two Hundred Fifty & 00/100 (\$250.00) Dollars to us cash in hand paid by A. A. Mobley, receipt of which is hereby fully acknowledged have Granted, Sold and Conveyed, and by these presents do Grant, Sell and Convey, unto the said A. A. Mobley of the County of Denton, State of Texas,

All that certain tract and parcel of land, being situated in Denton County, Texas, and in the City of Denton, Texas, being Lot Number Five (5) in Block Number Six (6) of the Owsley Park Addition to the City of Denton, Texas, as shown by the map or plat of said Owsley Park Addition to the City of Denton, Texas, of record in the Deed Records of Denton County, Texas, and being the same tract conveyed by R. V. Jennings and wife, Walene Jennings, to the grantors herein, dated February 8, 1941, and shown of record in Volume 289, page 531, Deed Records of Denton County, Texas.

TO HAVE AND TO HOLD the above described premises, together with all and singular the rights and appurtenances thereto in anywise belonging unto the said A. A. Mobley, his heirs and assigns forever and we do hereby bind ourselves, our heirs, executors and administrators, to Warrant and Forever Defend, all and singular the said premises unto the said A. A. Mobley, his heirs and assigns, against every person whomsoever lawfully claiming, or to claim the same, or any part thereof.

Witness our hands at Richmond, Calif. this 28th day of October 1950.

C. C. Looney

Trulah A. Looney

§.55 Fed. Rev. Attech. and Cons.

THE STATE OF CALIFORNIA |

COUNTY OF CONTRA COSTA | BEFORE ME, the undersigned, a Notary Public in and for said County and State, on this day personally appeared C. C. Looney and Trulah A. Looney, his wife, both known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they had executed the same for the purposes and consideration therein expressed, and the said Trulah A. Looney, wife of the said C. C. Looney having been

366/42  
11-1-50

examined by me privily and apart from her husband, and having the same fully explained to her, she, the said Trulah A. Looney acknowledged such instrument to be her act and deed, and she declared that she had willingly signed the same for the purposes and consideration therein expressed, and that she did not wish to retract it.

Given under my hand and seal of office this the 28th. day of October A. D. 1950.

Eleanor Fay Carter  
Notary Public in and for the County of  
Contra Costa, State of California

Jeal

My commission expires Jan. 27, 1951

FILED FOR RECORD: Nov. 1st 1950 at 11:40 A M

RECORDED: Jan. 24th 1951, at 4:30 P M

Cletus E. Knight, Clerk County Court,  
Denton County Texas  
By Ellen Henrich, Deputy

X  
#5772-WARRANTY DEED

THE STATE OF TEXAS |  
COUNTY OF DENTON | KNOW ALL MEN BY THESE PRESENTS:

That we, Carl E. McCurley and wife, Margaret G. McCurley, of the County of Denton, State of Texas, for and in consideration of the sum of Four Hundred and No/100(\$400.00) dollars, to us cash in hand paid by Harlan C. Cody, the full receipt of which is hereby acknowledged, have Granted, Sold and Conveyed, and by these presents do Grant, Sell and Convey unto the said Harlan C. Cody of the County of Denton, State of Texas,

All that certain lot, tract or parcel of land out of the J. W. King Survey, Abstract No. 696, Denton County, Texas, and being all of Lot No. Seven (7) in Block "A" of the Carl McCurley Subdivision to the City of Lewisville, Texas, as shown by plat of record in Denton County Deed Records.

TO HAVE AND TO HOLD the above described premises, together with all and singular, the rights and appurtenances thereto in anywise belonging unto the said Harlan C. Cody, his heirs and assigns forever; and we do hereby bind ourselves, our heirs, executors and administrators, to Warrant and Forever Defend all and singular the said premises unto the said Harlan C. Cody, his heirs and assigns, against every person whomsoever lawfully claiming, or to claim the same, or any part thereof.

Witness our hands at Denton, Texas, this 1st day of November, A. D. 1950.

Carl E. McCurley  
Margaret G. McCurley

§.55 Fed. Rev. Attach. and Canc.

THE STATE OF TEXAS |  
COUNTY OF DENTON | BEFORE ME, the undersigned Notary Public, in and for Denton County, Texas, on this day personally appeared Carl E. McCurley and Margaret G. McCurley, his wife, both known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they each executed the same for the purposes and consideration therein expressed, and the said Margaret G. McCurley wife of the said Carl E. McCurley having been examined by me privily and apart from her husband, and having the same fully explained to her, she, the said Margaret G. McCurley acknowledged such instrument to be her act and deed, and she declared that she had willingly signed the same for the purposes and consideration therein expressed, and that she did not wish to retract it.

Given under my hand and seal of office, This 1st day of November, A. D. 1950

THE STATE OF TEXAS,

COUNTY OF DENTON

BEFORE ME, the undersigned authority

J. C. Johnston

in and for said County, Texas, on this day personally appeared

and Martha Johnston

his wife, both known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they each executed the same for the purposes and consideration therein expressed, and the said

Martha Johnston wife of the said J. C. Johnston, having been

examined by me privily and apart from her husband, and having the same fully explained to her, she, the said Martha Johnston acknowledged such instrument to be her act and deed, that she declared that she had willingly signed the same for the purposes and consideration therein expressed, and that she did not wish to retract it.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, This 23<sup>rd</sup> day of August A.D. 1966.

(L. S.)

Notary Public, Denton County, Texas

My Commission Expires June 1, 1967

Filed for Record: 1 day of Sept. A.D. 1966 at 10:00 o'clock A.M.  
Recorded: 8 day of Sept. A.D. 1966 at 10:00 o'clock A.M.  
By, Florence M. Leod Deputy THETA PARKER, Clerk County Court  
Denton County, Texas

FILED FOR RECORD  
AT 10:20 O'CLOCK  
SEP 1 1966  
Theta Parker  
Clerk County Court, Denton Co., Texas

NOTICE OF ASSESSMENT

STATE OF TEXAS I  
COUNTY OF DENTON I KNOW ALL MEN BY THESE PRESENTS:  
CITY OF DENTON I

That the duly elected and constituted City Council of the City of Denton, Texas, adopted an Ordinance on the 23 day of August, 1966 A.D., declaring a necessity for and ordering the permanent improvement of those certain portions of streets in the City of Denton hereinafter listed. All of such improvements shall be constructed in accordance with the plans and specifications therefor, which are now on file with the City Council of the City of Denton and to which plans and specifications reference is hereby made for a more particular description of such improvements. The portions of streets to be so improved are to be designated and defined as street units as set forth in Exhibit A, which is attached hereto and made a part hereof.

Said ordinance further provides that a portion of the cost of said improvements is to be specially assessed as a lien upon property abutting the street improved and as a personal liability against the owners of such abutting property, such assessments to be payable to the City of Denton.

Wherefore, the City of Denton, Texas, acting by and through its City Council has caused this Notice to be signed by the City Secretary in the name of the City of Denton and to have the official seal of the City of Denton hereto affixed this the 27 day of August, A.D. 1966.

THE CITY OF DENTON, TEXAS

Brooks Holt, City Secretary

STATE OF TEXAS I

- COUNTY OF DENTON I

BEFORE ME, the undersigned authority, on this day personally appeared Brooks Holt, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same as the act and deed of the City of Denton, for the purposes and considerations therein expressed and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE on the 23 day of

August, A.D. 1966.

[Signature]  
Notary Public in and for Denton  
County, Texas

## EXHIBIT "A"

ESTIMATED FRONT FOOT COST TO PROPERTY OWNERS -	\$4.40
ESTIMATED TOTAL COST TO ABUTTING PROPERTY OWNERS -	\$180,000.00

## EXHIBIT "A" - /

Norman Street - (From Greenlee St. to Collins St.)  
 East Hickory - (From South Wood to Exposition St.)  
 Avenue H - (From West Hickory to West Prairie)  
 Louise St. - (From Avenue G to Bonnie Brae)  
 Stuart Road - (From 85' South of Kings Row to 120' North of Driftwood Trail)  
 East Oak - (From Bradshaw St. to Wood St.)  
 Wood St. - (From McKinney to East Sycamore St.)  
 Lakey Street - (From E. Prairie to Morse St.)  
 Panhandle St. - (From Alice to Colt)  
 Margie St. - (From Avenue B to Avenue A)  
 Myrtle - (From Eagle Dr. to Fort Worth Dr.)  
 Charlotte St. - (From Avenue G to Bonnie Brae)  
 Stella St. - (From Bonnie Brae to Ave. F.)  
 Avenue F. - (From Stella St. to Hickory St.)  
 Ruth St. - (From Hill St. to Cook St.)  
 Johnson - (From Daugherty to Dallas Drive)



EXHIBIT A  
1965-1966 ASSESSMENT PROGRAM  
PROPERTY OWNERS

AVENUE C - (From Underwood to Kendolph)

<u>BLOCK - 398 -</u>	<u>Footage</u>	<u>Lot No.</u>	<u>Property Owner</u>	<u>Address</u>	<u>City</u>
	83'	Lot 8	Lloyd Willingham	926 Collier St.	Denton, Texas
	90'	Lot 9	Lloyd Willingham		Denton, Texas
	90'	Lot 10	H. T. Riney	1213 Kendolph	Denton, Texas
	90'	Lot 11	K. B. Borah	1128 Bellemead	Denton, Texas
	90'	Lot 12	Same as above		
	90'	Lot 13	Same as above		
	78'	lot 13.1	Weldon D. McBride	1301 Ave C	Denton, Texas
	94'	Lot 14	John Ray Jeans	1300 Ave C.	Denton, Texas
	373'	Lot 27	George M. Hopkins	323 First State Bank Building	Denton, Texas
	642'	Lot 28	George M. Hopkins		Denton, Texas
	93'	Lot 33	James H. Brown	1007 Hopkins Dr.	Denton, Texas
<u>BLOCK 377-A</u>	467'	Lot 3	Joe B. Akers & Nickelbuilt Motel		Denton, Texas

EXHIBIT A  
1965-1966 ASSESSMENT PROGRAM  
PROPERTY OWNERS

STELLA STREET - (From Avenue G to Avenue H)

<u>BLOCK 3023 -</u>	<u>Footage</u>	<u>Lot No.</u>	<u>Property Owner</u>	<u>Address</u>	<u>City</u>
	50'	Lot 1	Wallace Sparkman	2810 Nottingham	Denton, Texas
	50'	Lot 2	Wallace Sparkman	2810 Nottingham	Denton, Texas
	50'	Lot 3	A. A. Mobley	2415 Stella	Denton, Texas
	50'	Lot 4	A. A. Mobley		
	50'	Lot 5	A. A. Mobley		
	50'	Lot 6	Wallace Sparkman	2810 Nottingham	Denton, Texas
	50'	Lot 7	Wallace Sparkman		
	50'	Lot 8	Wallace Sparkman		
	50'	Lot 9	Wallace Sparkman		
	50'	Lot 10	Wallace Sparkman		

EXHIBIT A

1965-1966 ASSESSMENT PROGRAM

PROPERTY OWNERS

EMERY STREET - (From Ector to 344' East of Ector)

<u>BLOCK 4038 - Footage</u>	<u>Lot No.</u>	<u>Property Owner</u>	<u>Address</u>	<u>City</u>
295'	Lot 4	Herbert W. Ferrill	1300 Ector	Denton, Texas
<u>BLOCK 4037 -</u>				
295'	Lot 1	Fern Lynch	324 E. McKinney	Denton, Texas

EXHIBIT A

1965-1966 ASSESSMENT PROGRAM

PROPERTY OWNERS

BEATTY STREET

<u>BLOCK 343 - Footage</u>	<u>Lot No.</u>	<u>Property Owner</u>	<u>Address</u>	<u>City</u>
150'	Lot 14	W. A. Enlow		Sanger, Texas
100'	Lot 15	W. D. Gaston	919 Eagle	Denton, Texas
150'	Lot 1	Harlan C. Giles	923 Eagle Drive	Denton, Texas
<u>BLOCK 344</u>				
150'	Lot 4	H. M. Pitner	Box 477	Denton, Texas
50'	Lot 9	Same as above		
50'	Lot 3	Same as above		

Filed for Record:  
Recorded:

8 day of *Sept.*  
8 day of *Sept.*  
By \_\_\_\_\_ Deputy

A.D. 1966 at 10:20 o'clock *a* M.  
A.D. 1966 at 10:05 o'clock *a* M.

THETA PARKER, Clerk County Court  
Denton County, Texas

The State of Texas, } Know All Men by These Presents:  
County of \_\_\_\_\_

That Texas Western Development Co.

of the County of Dallas State of Texas for and in consideration

of the sum of Ten-----\$10.00-----DOLLARS

to us in hand paid by O. L. Owen as follows:

have Granted, Sold and Conveyed, and by these presents do Grant, Sell and Convey unto the said O. L. Owen

of the County of Denton State of Texas all that certain

and being all of Lot 11-Block N of the Northwood Addition, 7th  
Installation, an addition to the City of Denton, Texas

WARRANTY DEED

TEXAS STANDARD FORM

It is therefore Ordered, Adjudged and Decreed by the Court that the said Plaintiffs, Anne Wick and her husband, Allen Wick, do have and recover of and from the said Defendants, John Trett and Russell Trett, jointly and severally, the sum of \$16,500.<sup>00</sup>, with interest thereon from this date at the rate of six percent (6%) per annum, together with their cost and this behalf expended, and that they have their execution.

Rendered and signed this 26th day of September, 1972

*Bob Seafield*  
DISTRICT JUDGE

NO. 71-362-B

THE CITY OF DENTON, TEXAS	X	IN THE DISTRICT COURT OF
V.	X	DENTON COUNTY, TEXAS
MRS. H. F. (ALICE) HANCOCK, ET AL	X	158TH JUDICIAL DISTRICT

JUDGMENT

This the 26 day of Sept., A. D. 1972, the above entitled and numbered cause, wherein the City of Denton, Texas, is plaintiff and Mrs. H. F. (Alice) Hancock, Vesta Velma Ellason Boswell, Mrs. Emma Shore and unknown heirs of Albert A. Mobley, Deceased, are defendants, came the parties by their attorneys and announced ready for trial, and no jury having been demanded, and the cause having been submitted to the Court through Plaintiff's Motion for Summary Judgment, and the Court having heard the pleadings, the affidavits on file herein, and argument of counsel, and being of the opinion that the plaintiff should have the relief for which it prays, and is therefore ORDERED, ADJUDGED and DECREED that the Plaintiff the City of Denton, Texas do have and recover of and from the defendants jointly and severally as and for their debt the sum of \$1,129.50, together with six (6%) per cent per annum interest thereon from this date until paid, and all costs of suit and that plaintiff have foreclosure of his paving assessment lien and tax lien on the following described property as such land existed on the 10th day of January, 1967, to-wit:

TRACT ONE.

All that certain lot, tract or parcel of land lying and being situated in Denton County, Texas, and being more particularly described as Lot Number Three (3) in Block Six (6) of the Owsley Park Addition to the City of Denton, Texas, as shown by map or plat of said addition of record in the office of the County Clerk of Denton County, Texas.

80/44  
#71-362-B

TRACT TWO.

All that certain lot, tract or parcel of land located in the City and County of Denton, State of Texas, and being better described as being Lot Number 4 in Block No. 6 of the Owsley Park Addition to the City of Denton, Texas, as shown by the map or plat of said addition, of record in the office of the County Clerk of Denton County, Texas.

TRACT THREE.

All that certain lot, tract or parcel of land, being situated in Denton County, Texas, and in the City of Denton, Texas, being Lot Numbered Five (5) in Block Numbered Six (6) of the Owsley Park Addition to the City of Denton, Texas, as shown by the map or plat of said Owsley Park Addition to the City of Denton, Texas, of record in the Deed Records of Denton County, Texas, and being the same tract conveyed by R. V. Jennings and wife, Walene Jennings, to C. C. Looney and wife, Trulah A. Looney dated February 8, 1941, and shown of record in Volume 289, Page 531, Deed Records of Denton County, Texas.

Being the same lien described in a instrument now of record in the office of the County Clerk of Denton County, Texas in Volume 541, Page 490, of the Deed Records of such County, to which record reference is here made, and further that an order of sale shall issue to the Sheriff or any Constable of the State of Texas, directing him to seize and sell the same as under execution and satisfaction of this judgment, and if the proceeds of such sale be insufficient to satisfy this judgment, then to make the money or any balance thereof remaining unpaid out of any other property of the defendants as in case of ordinary executions and further that such order of sale shall have all the force and effect of a writ of possession as between the parties to this suit and any person claiming under the said defendants by any right acquired pending this suit; and the Sheriff or other officer executing such order of sale shall proceed by virtue thereof to place the purchaser of the property sold by the same in possession thereof within thirty days after the date of sale.

  
DISTRICT JUDGE

APPROVED:

  
W. RALPH MANN, ATTORNEY FOR  
CITY OF DENTON, TEXAS  
BY: PAUL C. ISHAM, ASST. CITY ATTORNEY  
  
WELDON KNIGHT, ATTORNEY FOR  
MRS. H. P. (ALICE) HANCOCK, ET AL

NO. 72-290 B

IN THE MATTER OF THE MARRIAGE    §  IN THE DISTRICT COURT  
OF JOHN BENNER STOCKTON AND       §  DENTON COUNTY, TEXAS  
ALMA STOCKTON                       §  158TH JUDICIAL DISTRICT

DECREE OF DIVORCE

ON THIS the 29<sup>th</sup> day of Sept, 1972, came on  
to be heard the above styled and numbered cause, and came the Petitioner

THE STATE OF TEXAS,  
COUNTY OF DENTON

KNOW ALL MEN BY THESE PRESENTS:

4403

That I, Mrs. Emma Shore

of the County of Bexar and State of Texas for and in consideration of  
the sum of Ten and No/100 - - - - -

and other good and valuable considerations - - - - - DOLLARS,  
to me in hand paid by R. H. Caldwell, Jr.

of the County of Denton and State of Texas, the receipt of which  
is hereby acknowledged, do, by these presents, BARGAIN, SELL, RELEASE, AND FOREVER  
QUIT CLAIM unto the said R. H. Caldwell, Jr.

his heirs and assigns, all my right title and interest in and to that certain tract or par-  
cel of land lying in the County of Denton and State of Texas, described as follows:

to-wit: All those certain lots, tracts or parcels of land lying and being  
situated in the County of Denton, State of Texas, and being more partic-  
ularly described as Lots Nos. Three (3), Four (4) and Five (5) in Block  
Numbered Six (6) of the Owsley Park Addition to the City of Denton,  
Texas, as shown by the map or plat of said addition of record in the  
office of the County Clerk of Denton County, Texas.

TO HAVE AND TO HOLD the said premises, together with all and singular the rights, privi-  
leges and appurtenances thereto in any manner belonging unto the said R. H. Caldwell, Jr.

his heirs and assigns, forever, so that neither I the said  
Mrs. Emma Shore  
nor my heirs, nor any person or persons claiming under me shall, at any time hereafter,  
have, claim or demand any right or title to the aforesaid premises or appurtenances, or any part there-  
of.

WITNESS my hand at San Antonio, Texas this  
26<sup>th</sup> day of February A. D. 1973.

Witnesses at Request of Grantor:

Mrs. Emma Shore

SINGLE ACKNOWLEDGMENT

THE STATE OF TEXAS,

COUNTY OF BEXAR

BEFORE ME, the undersigned, a Notary Public in and for said County, Texas, on this day personally appeared

Mrs. Emma Shore

known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that  
she executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, This 26<sup>th</sup> day of February A. D. 1973,

(L.S.)

GLORIA COKER

Notary Public, Bexar County, Texas

Gloria Coker  
Notary Public, Bexar

My Commission Expires June 1, 1973.

FILED FOR RECORD: 8th DAY OF March A.D. 1973 at 12:54 o'clock P.M.  
RECORDED: 14th DAY OF March A.D. 1973 at 9:20 o'clock AM  
BY F. McLead DEPUTY THETA PARKER, COUNTY CLERK  
DENTON COUNTY, TEXAS

THE STATE OF TEXAS,  
COUNTY OF DENTON

KNOW ALL MEN BY THESE PRESENTS:  
4404

That I, Mrs. H. F. (Alice) Hancock, a widow,  
of the County of Denton and State of Texas, for and in consideration of  
the sum of Ten and No/100 - - - - - DOLLARS,  
and other good and valuable considerations  
to me in hand paid by R. H. Caldwell, Jr.  
of the County of Denton and State of Texas, the receipt of which  
is hereby acknowledged, do, by these presents, BARGAIN, SELL, RELEASE, AND FOREVER  
QUIT CLAIM unto the said R. H. Caldwell, Jr. his

3.4.5

heirs and assigns, all my right title and interest in and to that certain tract or par-  
cel of land lying in the County of Denton and State of Texas, described as follows.

to-wit: All those certainlot, tracts or parcels of land lying and being  
situated in the County of Denton, State of Texas, and being more  
particularly described as Lots Nos. Three (3), Four (4) and Five (5) in  
Block Numbered Six (6) of the Owsley Park Addition to the City of Denton,  
Texas, as shown by the map or plat of said addition of record in the  
Office of the County Clerk of Denton County, Texas.

TO HAVE AND TO HOLD the said premises, together with all and singular the rights, privi-  
leges and appurtenances thereto in any manner belonging unto the said R. H. Caldwell, Jr.

his heirs and assigns, forever, so that neither I the said  
Mrs. H. F. (Alice) Hancock  
nor my heirs, nor any person or persons claiming under me shall, at any time hereafter,  
have, claim or demand any right or title to the aforesaid premises or appurtenances, or any part there-  
of.

WITNESS my hand at Denton, Texas this  
day of 5<sup>th</sup> March A. D. 1973.

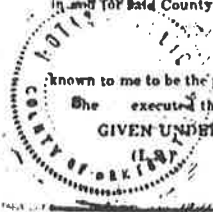
Witnesses at Request of Grantor: Mrs. H.F. (Alice) Hancock  
Mrs. H.F. (Alice) Hancock

SINGLE ACKNOWLEDGMENT

THE STATE OF TEXAS,  
COUNTY OF DENTON

BEFORE ME, the undersigned authority,

in and for said County, Texas, on this day personally appeared Mrs. H. F. (Alice) Hancock



known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that  
she executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, This 5<sup>th</sup> day of March, A. D. 19 73

Notary Public, Denton County, Texas  
My Commission Expires June 1, 1973

8th March 12:54  
14th March 9:22  
F. McLeod

THE STATE OF TEXAS,  
COUNTY OF DENTON

KNOW ALL MEN BY THESE PRESENTS:

That I, Vesta Velma Ellason Boswell 3057

of the County of Denton and State of Texas, for and in consideration of the sum of Ten and No/100 - - - - -

and other good and valuable considerations - - - - - DOLLARS, to me in hand paid by R. H. Caldwell, Jr.

of the County of Denton and State of Texas, the receipt of which is hereby acknowledged, do, by these presents, BARGAIN, SELL, RELEASE, AND FOREVER QUIT CLAIM unto the said R. H. Caldwell, Jr.

his heirs and assigns, all my right title and interest in and to that certain tract or parcel of land lying in the County of Denton and State of Texas, described as follows,

to-wit: All those certain lots, tracts or parcels of land lying and being situated in Denton County, Texas, and being more particularly described as Lots Nos. Three (3), Four (4) and Five (5) in Block Numbered Six (6) of the Owsley Park Addition to the City of Denton, Texas, as shown by the map or plat of said addition of record in the Office of the County Clerk of Denton County, Texas.

(The interest hereby being conveyed constitutes no part of my business or residence homestead and is my separate property and estate.)

TO HAVE AND TO HOLD the said premises, together with all and singular the rights, privileges and appurtenances thereto in any manner belonging unto the said R. H. Caldwell, Jr.

his heirs and assigns, forever, so that neither I the said Vesta Velma Ellason Boswell nor my heirs, nor any person or persons claiming under me shall, at any time hereafter, have, claim or demand any right or title to the aforesaid premises or appurtenances, or any part thereof.

WITNESS my hand ~~in~~ in Denton County, Texas this 12<sup>th</sup> day of March A. D. 1973.

Witnesses at Request of Grantor:

Vesta Velma Ellason Boswell  
Vesta Velma Ellason Boswell

668/409  
3-16-73

SINGLE ACKNOWLEDGMENT

THE STATE OF TEXAS,

COUNTY OF DENTON

BEFORE ME the undersigned authority,

in and for said County, Texas, on this day personally appeared Vesta Velma Ellason Boswell



known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE This 18th day of March A.D. 1973.

Notary Public, Denton County, Texas

FILED FOR RECORD: 16th DAY OF March A.D. 1973 at 2:15 o'clock P.M.
RECORDED: 20th DAY OF March A.D. 1973 at 12:30 o'clock P.M.
BY E. Dennis DEPUTY THETA PARKER, COUNTY CLERK DENTON COUNTY, TEXAS

BUILDING AND USE RESTRICTIONS ON 232.2 ACRES OF LAND OUT OF THE JOHN RUELLEL SURVEY ABST. 1061, TO BE DEDICATED AS:

VISTA ACRES INSTALLMENT II

5058

WHEREAS, B. R. McAFEE and GERALD E. STOCKARD are the owners of a 232.2 acre tract of land out of the John Ruddell Survey, Abst. No. 1061, Denton County, Texas, and being the same identical tract of land fully set out and described in a deed from Ray Bishop and wife, Hazel Bishop to B. R. McAfee and Gerald E. Stockard by deed dated June 7, 1972, and recorded in Vol. 642, Page 535 of the Denton County Deed Records to which reference is made for a more complete description of said land;

WHEREAS, B. R. McAFEE and GERALD E. STOCKARD intend to convey tracts of land for residential purposes out of the above said tract of land except the East 500 feet of the above tract lying immediately West of and adjacent to the West boundary line of F.M. 2450, and the West 200 feet of the above tract lying immediately adjacent to the West end of the above described tract of property which are specifically reserved for commercial uses by the present owners or to any persons to whom the present owners may convey the said tracts;

NOW, THEREFORE, for the benefits to arrive therefrom WE, the undersigned being the owners in fee simple of said tract hereby name and designate the property as VISTA ACRES and restrict the same as is hereinafter more specifically set out:

(1) With the exception of the East 500 feet of the above described tract lying immediately adjacent to and parallel with the West boundary line of F. M. Road 2450, and the West 200 feet of the above described 232.2 acre tract being along and adjacent to the West end thereof, which are reserved for commercial purposes as is hereinabove set out. No tract shall be used except for residential purposes.

(2) No tract shall be subdivided into tracts of less than one (1) acre, inclusive and no exclusive of any portions thereof within the boundaries of a public road, and not more than one (1) residence may be placed on any such one acre tract.

(3) No structure of a temporary nature, trailer, basement, tent, shack, garage, barn or any type of building moved onto said tract shall be used as a residence, either temporarily or permanently.

(4) No residence shall be constructed on the said property unless the same is wholly constructed upon the ground where it is built of new material, and no mobile home, pre-fabricated home or building of any type may ever be moved onto a tract of the above described land.

(5) Any residence constructed on said property shall consist of at least sixty (60) per cent brick, masonry or stone exterior construction.



THE STATE OF TEXAS,  
COUNTY OF DENTON

KNOW ALL MEN BY THESE PRESENTS:  
DEED RECORDS

That I, Alma Chastain, not joined herein by my husband, for the reason no part of the hereinafter described property constitutes any part of my business or residence homestead,

22836

of the County of Nueces State of Texas, for and in consideration of the sum of

Ten and No/100----- DOLLARS, and other good and valuable considerations to me in hand paid by Robert H. Caldwell, Jr., the receipt of which is hereby acknowledged;

have Granted, Sold and Conveyed, and by these presents do Grant, Sell and Convey unto the said R. H. Caldwell, Jr.

of the County of Denton, State of Texas, all that certain lots, tracts or parcels of land lying and being situated in the County of Denton, State of Texas, and being more particularly described as Lots Nos. Three (3), Four (4), and Five (5) in Block Numbered Six (6) of the Owsley Park Addition to the City of Denton, Texas, as shown by the map or plat of said addition of record in the office of the County Clerk of Denton County, Texas.

TO HAVE AND TO HOLD the above described premises, together with all and singular, the rights and appurtenances thereto in anywise belonging unto the said R. H. Caldwell, Jr., his

heirs and assigns forever; and I do hereby bind myself, my heirs, executors and administrators, to Warrant and Forever Defend all and singular the said premises unto the said R. H. Caldwell, Jr., his heirs and assigns, against every person whomsoever lawfully claiming, or to claim the same or any part thereof.

Witness my hand at Corpus Christi, Texas this 12th day of July, A. D. 1973.

Witnesses at Request of Grantor:

*Alma Chastain*  
ALMA CHASTAIN

9/23/77

855/484  
9-23-77

SINGLE ACKNOWLEDGMENT

THE STATE OF TEXAS,  
COUNTY OF NUECES

in and for said County, Texas, on this day personally appeared

Alma Chastain

BEFORE ME, the undersigned authority,

known to me to be the person whose name subscribed to the foregoing instrument, and acknowledged to me that she executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, This 12th day of July, A.D. 1973.

(L.S.) DONNA DRAUDT Notary Public in and for Nueces County, Texas My Commission Expires June 1, 1975  
Notary Public, Nueces County, Texas My Commission Expires June 1, 1975

JOINT ACKNOWLEDGMENT

THE STATE OF TEXAS,  
COUNTY OF

in and for said County, Texas, on this day personally appeared

BEFORE ME, the undersigned authority,

and his wife, both known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they each executed the same for the purposes and consideration therein expressed, and the said

, wife of the said having been examined by me privily and apart from her husband, and having the same fully explained to her, she, the said

acknowledged such instrument to be her act and deed and not wish to retract it.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, This day of , A.D. 19

(L.S.)

Notary Public, County, Texas My Commission Expires June 1, 19

WIFE'S SEPARATE ACKNOWLEDGMENT

THE STATE OF TEXAS,  
COUNTY OF

in and for said County, Texas, on this day personally appeared

BEFORE ME, the undersigned authority,

wife of known to me to be the person whose name is subscribed to the foregoing instrument, and having been examined by me privily and apart from her husband, and having the same fully explained to her, she, the said

acknowledged such instrument to be her act and deed, and she declared that she had willingly signed the same for the purposes and consideration therein expressed, and that she did not wish to retract it.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, This day of , A.D. 19

(L.S.)

Notary Public, County, Texas My Commission Expires June 1, 19

CLERK'S CERTIFICATE

THE STATE OF TEXAS,  
COUNTY OF

I,

, County

Clerk of the County Court of said County, do hereby certify that the foregoing instrument of writing dated on the day of , A. D. 19 , with its Certificate of Authentication, was filed for record in my office on the day of , A. D. 19 , at o'clock M., and duly recorded this day of , A. D. 19 , at o'clock M., in the

Records of said County, in Volume , on pages

WITNESS MY HAND AND SEAL OF THE COUNTY COURT of said County, at office in

, the day and year last above written.

(L.S.)

County Clerk County, Texas. By Deputy.

7-16 5 Cash  
No. 92836  
WARRANTY DEED  
With Single, Joint and Wife's Separate Acknowledgments  
FROM ALMA CHASTAIN  
TO ROBERT H. CALDWELL, JR.  
FILED FOR RECORD this day of A.D. 19 at o'clock M.  
COUNTY CLERK OF NUECES COUNTY, TEXAS  
By [Signature] Deputy.  
RECORDED 101-073  
A.D. 19  
in Book 855 Page 485  
Recording Fee \$  
FILED  
This instrument should be filed immediately with the County Clerk for record.  
MARTIN Stationery Co., Dallas  
P.O. Box 354 Denton, Texas 76204  
9/23/77