ELECTRONICALLY RECORDED 2015146098

TRV 3 PGS

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: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

General Warranty Deed with Vendor's Lien

Loan # 351-2007962

AFTER RECORDING RETURN TO:
ALI M. AL KHAYYAT
13204 CLARA MARTIN ROAD
MANOR, TX 78653

Date: Executed on the date set forth in the acknowledgement herein, but to be effective the **Eighth** day of **September, 2015.**

Grantor: **LGI HOMES - TEXAS, LLC**

Grantor's Mailing Address: 1450 LAKE ROBBINS DRIVE, SUITE 430, THE WOODLANDS, TX 77380

Grantee: **ALI M. AL KHAYYAT and NIHAL I. AL SAAGE, husband and wife**

Grantee's Mailing Address: **13204 CLARA MARTIN ROAD**
MANOR, TX 78653

Consideration:

Ten Dollars ($10.00) and other good and valuable consideration paid to Grantor by Grantee and a note of even date in the principal amount of One Hundred Eighty Five Thousand Four Hundred Seventy Eight and 00/100 Dollars -- ($185,478.00) made by Grantee payable to the order of Guild Mortgage Company , "Lender" herein, as consideration for the amount paid to Grantor. The note is secured by a vendor's lien retained in favor of Lender in this deed and by a deed of trust of even date from Grantee to Chris Peirson , Trustee.

Property (including any improvements):

7695-15-3278

©PeirsonPatterson, LLP.-Arlington, Texas 2015

LOT 84, BLOCK C, PRESIDENTIAL GLEN, PHASE 3, A SUBDIVISION IN TRAVIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN DOCUMENT NO. 201400248, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS.

The above described property also includes any and all of Grantor's right, title, and/or interest in any and all system memberships and/or ownership certificates in any non-municipal water and/or sewer systems now or in the future serving said property.

Reservations from and Exceptions to Conveyance and Warranty:

This conveyance is given and accepted subject to any and all restrictions, reservations, covenants, conditions, rights of way, easements, municipal or other governmental zoning laws, regulations and ordinances, if any, affecting the herein described property.

Grantee herein assumes the taxes for the current year.

Grantor, for the consideration and subject to the reservations from and exceptions to conveyance and warranty, grants, sells, and conveys to Grantee the property, together with all and singular the rights and appurtenances thereto in any wise belonging, to have and hold it to Grantee, Grantee's heirs, executors, administrators, successors, or assigns forever. Grantor binds Grantor and Grantor's heirs, executors, administrators, and successors to warrant and forever defend all and singular the property to Grantee and Grantee's heirs, executors, administrators, successors, and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof, except as to the reservations from and exceptions to conveyance and warranty. The vendor's lien (to the extent of the consideration paid by Grantee to Grantor) against and superior title to the property are retained until each note described is fully paid according to its terms, at which time this deed shall become absolute. The vendor's lien and superior title retained in this deed are transferred to Lender, without recourse on Grantor. When the context requires, singular nouns and pronouns include the plural. When executed by a corporation the words "heirs and assigns" shall be construed to mean "Successors and assigns".

WITNESS THE HAND(S) AND SEAL(S) OF THE UNDERSIGNED.

LGI HOMES - TEXAS, LLC

Marta Cazares

By: MARTA CAZARES, AUTHORIZED AGENT

©PeirsonPatterson, LLP.-Arlington, Texas 2015

STATE OF TEXAS
COUNTY OF MONTGOMERY

The foregoing instrument was acknowledged before me this 8 day of SEPTEMBER 2015 by MARTA CAZARES, AUTHORIZED AGENT of LGI HOMES - TEXAS, LLC, on behalf of said entity.

Notary Public
Printed Name: SUSAN KLOPP
My commission expires: 1/30/2016

SUSAN E. KLOPP
Notary Public
State of Texas
Comm. Expires 01/30/2016

©PeirsonPatterson, LLP.-Arlington, Texas 2015

1208080915 [Doc Id 3479 M06232014]

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS

DANA DEBEAUVOIR, COUNTY CLERK
TRAVIS COUNTY, TEXAS
September 11 2015 09:02 AM
FEE: $ 34.00 **2015146098**