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OFFICIAL PUBLIC RECORDS



Dana DeBeauvoir

Dana DeBeauvoir, County Clerk
Travis County, Texas

Nov 12, 2021 04:04 PM Fee: \$34.00

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AUSTIN TITLE - AUTZ1011846-684/BF
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.

WARRANTY DEED

DATE: November 11, 2021

GRANTOR (whether one or more): JACLYN SOOLE, Trustee of The Jaclyn M. Gerchenson 2009 GST Trust UAD 12/21/09

GRANTOR'S MAILING ADDRESS:
2002 E. 8th Street
Austin, Texas 78702

GRANTEE (whether one or more): 8TH AND LINCOLN LLC, a Texas limited liability company

GRANTEE'S MAILING ADDRESS:
2002 E. 8th Street
Austin, Texas 78702

CONSIDERATION:

TEN DOLLARS (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged.

PROPERTY (including any improvements):

Lot 16, Block 21, GRANDVIEW PLACE, a subdivision of Outlot No. 10 and parts of Outlots No. 8, 9, 11 and 62 in Division "B", in the City of Austin, Travis County, Texas, according to the map or plat of record in Volume 3, Page 17, Plat Records of Travis County, Texas.


RESERVATIONS FROM AND EXCEPTIONS TO CONVEYANCE AND WARRANTY:

Easements and rights-of-way of record; ad valorem taxes for 2021; all presently recorded restrictions, reservations, covenants, conditions, and mineral severances, that affect the property.

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 successors or assigns forever. Grantor binds Grantor and Grantor's successors and assigns to WARRANT AND FOREVER DEFEND all and singular the property to Grantee and Grantee's 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.

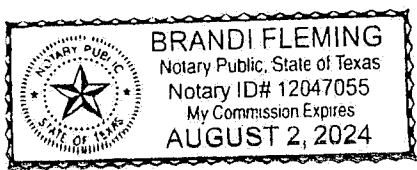
When the context requires, singular nouns and pronouns include the plural.

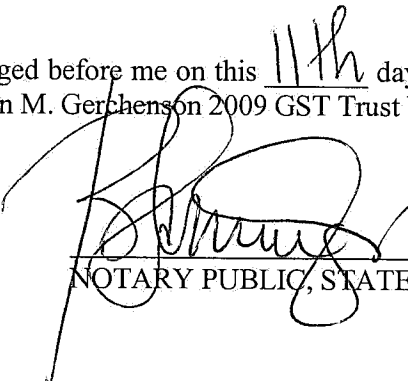


JACLYN SOOLE, Trustee of The Jaclyn M. Gerchenson 2009 GST Trust UAD 12/21/09

STATE OF TEXAS)
)
COUNTY OF TRAVIS)

This instrument was acknowledged before me on this 11th day of November, 2021, by JACLYN SOOLE, Trustee of The Jaclyn M. Gerchenson 2009 GST Trust UAD 12/21/09, on behalf of the trust.





NOTARY PUBLIC, STATE OF TEXAS

AFTER RECORDING, RETURN TO:
8TH AND LINCOLN LLC
2002 E. 8th Street
Austin, Texas 78702