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OFFICIAL PUBLIC RECORDS



Dyana Limon-Mercado

Dyana Limon-Mercado, County Clerk
Travis County, Texas

May 24, 2024 01:20 PM Fee: \$37.00

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PL 24-36583

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

STATE OF TEXAS

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COUNTY OF TRAVIS

§

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DATE:

May 22, 2024

GRANTOR:

Tyler Daniel Goldberg

GRANTOR'S ADDRESS:

2913 Cherry Lane, Unit A, Austin, TX 78703

GRANTEE:

Spence Property Management Group, LLC, a Texas limited liability company

GRANTEE'S ADDRESS:

2209 E. Windsor Rd., Austin, TX 78703

CONSIDERATION:

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

REAL PROPERTY

(INCLUDING ANY IMPROVEMENTS)

[THE "PROPERTY" HEREIN]:

Unit 2913A, Building 1, and an undivided interest in and to the general and limited common elements of CHERRY LANE CITY HOMES CONDOMINIUMS, a Condominium Regime situated in Travis County, Texas, according to the Declaration, recorded under Clerk's File No. 2006234262, Condominium Records, Travis County, Texas.

RESERVATIONS FROM CONVEYANCE & WARRANTY:

None.

EXCEPTIONS TO CONVEYANCE & WARRANTY:

Those matters permitted by the purchase and sale agreement between Grantor (as seller) and Grantee

After Recording, Please Return to:

Benchmark Title

1111 West 6th Street Bldg. A Suite 210

Austin, TX 78703

Attention: Julie Pierro

GF# PL24-36583