



20150821001061930

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SPECIAL WARRANTY DEED

Date: July 27, 2015

Grantor: MCKINNEY INDEPENDENT SCHOOL DISTRICT, COLLIN COUNTY, COLLIN COUNTY COMMUNITY COLLEGE DISTRICT, and CITY OF MCKINNEY

Grantor's Mailing Address (including county):

P.O. Box 517
McKinney, Texas 75070
Collin County

Grantee: Gene Grimes

Grantee's Mailing Address (including county):

911 Lindsey St.
McKinney, TX 75069
Collin County

Consideration: TEN AND NO/100 DOLLARS (\$10.00) and other good and valuable consideration.

Property (including any improvements):

Property described in Exhibit "A" attached hereto and made a part hereof for all purposes.

Reservations from and Exceptions to Conveyance and Warranty:

1. Rights of the public to any portion of the above described property lying within the boundaries of dedicated or existing roadways or which may be used for road or street purposes.
2. Visible and apparent easements over or across subject property.
3. Rights of parties in possession.
4. Any and all easements, restrictions, covenants, conditions and reservations of record, if any, applicable to the herein conveyed property or any part hereof.
5. Any right of redemption as specified in Chapter 34, Subchapter B, Texas Property Tax Code.

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 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, by, through or under Grantor, but not otherwise, except as to the reservations from and exceptions to conveyance and warranty.

The intent of this Special Warranty Deed is to transfer the property foreclosed on by the Grantor taxing jurisdictions in Cause No. 416-00674-08 in the 416TH Judicial District Court, Collin County, Texas, and no more.

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

McKINNEY INDEPENDENT SCHOOL DISTRICT

By: *Amy Dankel*

Title: Board President

ATTEST:

Lynn Sperry

(Acknowledgment)

THE STATE OF TEXAS §

COUNTY OF COLLIN §

This instrument was acknowledged before me on the 28th day of

April, 2015, by *Amy Dankel*,

Board President of the McKinney Independent School District as

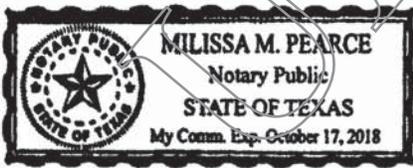
the act and deed of said McKinney Independent School District.

Milissa M. Pearce

Notary Public, State of Texas

Notary's name, (printed): Milissa M. Pearce

Notary's commission expires: 10/17/18



COLLIN COUNTY, TEXAS

By: *Keith Self*

Title: County Judge

ATTEST:

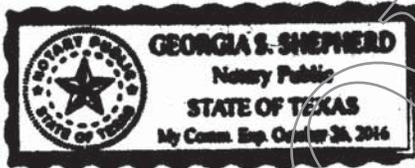
Hilary Mole

(Acknowledgment)

THE STATE OF TEXAS §

COUNTY OF COLLIN §

This instrument was acknowledged before me on the 28th day of April, 2015, by Keith Self, County Judge of Collin County, Texas as the act and deed of said Collin County, Texas.



Georgia S. Shepherd
Notary Public, State of Texas
Notary's name, (printed): Georgia's Shepherd
Notary's commission expires: 10/26/16

COLLIN COUNTY COMMUNITY COLLEGE DISTRICT

By: Joseph B. Jole

Title: V.P. Admin. and CFO

ATTEST:

Ann Kruby Thompson

(Acknowledgment)

THE STATE OF TEXAS §

COUNTY OF COLLIN §

This instrument was acknowledged before me on the 29th day of

April, 2015, by Ralph G. Hall

VP of Admin / CFO of the Collin County Community College District
as the act and deed of said Collin County Community College District.



Jennifer Gilchrist

Notary Public, State of Texas

Notary's name, (printed):

Jennifer Gilchrist

Notary's commission expires: 6-30-16

CITY OF MCKINNEY

By: *Tom Muehlenbeck*

Title: Tom Muehlenbeck, Interim City
Manager and authorized signatory

ATTEST:

Judy Hart 7/28/15

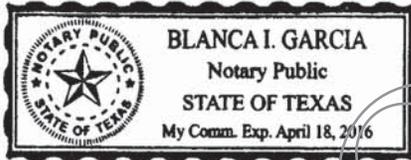
(Acknowledgment)



THE STATE OF TEXAS §

COUNTY OF COLLIN §

This instrument was acknowledged before me on the 27th day of July, 2015, by Tom Muehlenbeck, Interim City Manager of the City of McKinney as the act and deed of said City of McKinney.



Blanca I. Garcia

Notary Public, State of Texas

Notary's name, (printed):

Notary's commission expires: 4/18/16

EXHIBIT A

BEING .115 ACRES OF LAND IN ABSTRACT 811 IN THE MARY STANDIFER SURVEY,
AS DESCRIBED IN A WARRANTY DEED IN VOLUME 324, PAGE 216, FILED IN
COLLIN COUNTY, TEXAS

UNOFFICIAL

Filed and Recorded
Official Public Records
Stacey Kemp, County Clerk
Collin County, TEXAS
08/21/2015 03:09:36 PM
\$42.00 DFOSTER
20150821001061930



A handwritten signature in cursive script that reads "Stacey Kemp".