

## WARRANTY DEED

Date July 16, 2001

TRV 2001116860  
3 pgs

Grantor SOUTHWESTERN TEXAS SYNOD OF THE EVANGELICAL LUTHERAN CHURCH IN AMERICA,  
a Texas non-profit corporation

Grantor's Mailing Address (including county) P. O. Box 171270, San Antonio (Bexar  
County) Texas 78217-8270

Grantee DESSAU LUTHERAN CEMETERY ASSOCIATION

Grantee's Mailing Address (including county) c/o Mr. Charles Mueller, 8006 Stillwood Lane  
Austin (Travis County) Texas 78757

Consideration Ten Dollars (\$10.00) cash

Property (including any improvements) 0.9334 acres, more or less, out of the Mamucan Hunt  
Survey No. 88 Abstract No. 397 in Travis County, Texas, being a portion of a  
8.234 acre tract described in Volume 12304, Page 925, Real Property Records  
of Texas, said tract more particularly described by metes and bounds on the  
attached Exhibit "A".

An ingress and egress easement both to this property and to the adjoining cemetery  
property, to and from Dessau Road, of a size and location approved by the City  
of Austin, Texas

A 50 foot wide work and repair easement along the east side of said existing  
cemetery, described in Vol. 5867, Page 778, of the Deed Records of Travis County, Texas.

An easement to use the existing fellowship hall facilities, or if replaced by a  
similar facility, for the cemetery Association annual meetings and/or called  
meetings (not to exceed three per year) at a cost not to exceed actual out-of-pocket  
costs for utilities and janitorial expenses, on the remaining property of Grantor.

### Reservations from and Exceptions to Conveyance and Warranty

Minerals previously reserved and easements of record in Travis County, Texas

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

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

Ray Tiemann  
Bishop Ray Tiemann  
Southwestern Texas Synod, ELCA

Mark Helmke  
Mark Helmke, Vice-President  
Southwestern Texas Synod, ELCA

(Acknowledgment)

STATE OF TEXAS  
COUNTY OF

This instrument was acknowledged before me on the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_,  
by \_\_\_\_\_

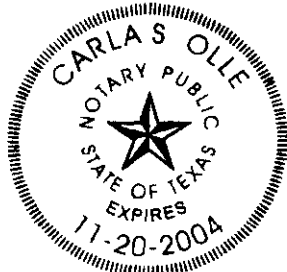
\_\_\_\_\_  
Notary Public, State of Texas  
Notary's name (printed)

Notary's commission expires \_\_\_\_\_

(Corporate Acknowledgment)

STATE OF TEXAS  
COUNTY OF BEXAR

This instrument was acknowledged before me on the 11<sup>th</sup> day of July, 2001,  
by Bishop Ray Tiemann and Mark Helmke, Bishop and Vice-President  
of SOUTHWESTERN TEXAS SYNOD OF THE EVANGELICAL LUTHERAN CHURCH IN AMERICA,  
a Texas corporation, on behalf of said corporation.



Carla S. Olle  
Notary Public, State of Texas  
Notary's name (printed) Carla S Olle  
Notary's commission expires 11-20-04

AFTER RECORDING RETURN TO

Mr. Walter Wendlandt  
Box 160003  
Austin, Texas 78716

PREPARED IN THE LAW OFFICE OF

**CRICHTON AND ASSOCIATES  
LAND SURVEYORS  
107 NORTH LAMPASAS  
ROUND ROCK, TEXAS 78664  
512-244-3395**

**FIELD NOTES**

**FIELD NOTES FOR A 0.9334 ACRE TRACT OUT OF THE MEMUCAN  
HUNT SURVEY NO. 88 ABSTRACT NO. 397 IN TRAVIS COUNTY,  
TEXAS. BEING A PORTION OF A 8.234 ACRE TRACT DESCRIBED IN  
VOLUME 12304 PAGE 925 REAL PROPERTY RECORDS OF TRAVIS  
COUNTY, TEXAS. SAID TRACT MORE PARTICULARLY  
DESCRIBED BY METES AND BOUNDS AS FOLLOWS.**

Beginning at a fence post found on the North line of a 8 549 acre tract conveyed to Schmidt in Volume 3108 Page 961 Deed Records of Travis County, Texas also being the most Westerly corner of said 8 234 acre tract and a corner in common with a 61 674 acre tract described in Volume 12038 Page 1581 Real Property Records of Travis County, Texas for the Southwest corner of this tract and the **POINT OF BEGINNING**

THENCE N 29° 30' 00" E with the fenced West line of said 8 234 acre tract and this tract also being a line in common with said 61 674 acre tract 140 34 feet to a 1/2" rebar set for the Northwest corner of this tract and from which a 1/2" rebar found at the Northwest corner of said 8 234 acre tract bears N 29° 30' 00" E, 384 59'

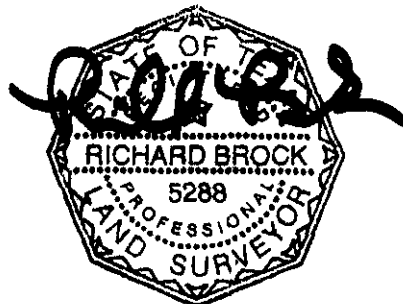
THENCE S 80° 01' 57" E through the interior of said 8 234 acre tract 206 32 feet to a fence post found at the Northwest corner of a tract conveyed to Dessau Lutheran Cemetary in Volume 5857 Page 778 Deed Records of Travis County, Texas for the Northeast corner of this tract and from which a 1/2" rebar found at the Northeast corner of said Cemetary Tract bears S 68° 19' 35" E, 251 77'

THENCE S 13° 24' 18" W with the fenced West line of said Cemetary Tract also being the East line of this tract 220 66 feet to a fence post found on the North line of said 8 549 acre tract also being the Southwest corner of said Cemetary Tract and the Southeast corner of this tract.

THENCE N 59° 53' 48" W with the fenced North line of said 8 549 acre tract also being the South line of this tract 255 63 feet to the **POINT OF BEGINNING** and containing 0 9334 acres more or less

I hereby certify that the foregoing field notes were prepared from a survey on the ground, under my supervision and are true and correct, to the best of my knowledge and belief

Witness my hand and seal this the 14th day of August, 2000  
Richard Brock R P L S # 5288



**Recorders Memorandum**-At the time of recordation this instrument was found to be inadequate for the best reproduction because of illegibility carbon or photocopy discolored paper etc All blockouts, additions and changes were present at the time the instrument was filed and recorded

**FILED AND RECORDED**  
OFFICIAL PUBLIC RECORDS

*Dana Debeauvoir*  
07-17-2001 11 44 AM 2001116860  
BAZANJ \$13 00  
DANA DEBEAUVOIR, COUNTY CLERK  
TRAVIS COUNTY, TEXAS