

FEB-3-66 17721

WD-LS
DEED RECORD

8.10

The State of Texas,

County of DALLAS

Know All Men by These Presents:

AND ENNIS E. WADDEN, BOTH
That I, CLARENCE BENTLEY, married man not joined herein by our wives as the property hereby conveyed constitutes no part of my business or residence homestead;

of the County of Dallas State of Texas for and in consideration
of the sum of TEN AND NO/100 - (\$10.00) - - - - -

and other good and valuable considerations,
to me in hand paid by THOMAS W. BOWDEN, hereinafter called Grantee, the receipt of which is hereby fully acknowledged and confessed, and as follows:
FOR AND IN CONSIDERATION OF THE ASSUMPTION AND AGREEMENT by said Grantee herein to pay off and discharge, as the same shall become due and payable, the unpaid principal balance now due and owing on the following described Notes:

I. In the original principal sum of \$3,500.00, dated March 28, 1962, executed by Clarence Bentley, payable to the order of SOUTHERN PROVIDENT LIFE INSURANCE COMPANY, secured by a Deed of Trust, of even date therewith, to Kenneth C. Stephenson, Trustee, recorded in Vol. 3556, Page 281, Deed of Trust Records of Dallas County, Texas, said Note and lien duly assigned to TRINITY SAVINGS AND LOAN ASSOCIATION by Assignment of Lien dated February 4, 1964, and affects Lot 15, in Block A/4707, only of the hereinafter described property;

II. In the original principal sum of \$3,500.00, dated March 28, 1962, executed by Clarence Bentley, payable to the order of SOUTHERN PROVIDENT LIFE INSURANCE COMPANY, secured by a Deed of Trust, of even date therewith, to Kenneth C. Stephenson, Trustee, recorded in Vol. 3556, Page 285, Deed of Trust Records of Dallas County, Texas, said Note and lien duly assigned to TRINITY SAVINGS AND LOAN ASSOCIATION by Assignment of Lien dated February 4, 1964, and affects Lot 16, in Block A/4707, only of the hereinafter described property;

III. In the original principal sum of \$3,500.00, dated April 2, 1962, executed by Clarence Bentley, payable to the order of SOUTHERN PROVIDENT LIFE INSURANCE COMPANY, secured by a Deed of Trust, of even date therewith, to Kenneth C. Stephenson, Trustee, recorded in Vol. 3560, Page 132, Deed of Trust Records of Dallas County, Texas, said Note and lien duly assigned to TRINITY SAVINGS AND LOAN ASSOCIATION by Assignment of Lien dated February 4, 1964, and affects Lot 3, and the Southwest one-half of Lot 4, in Block C/2365, only of the hereinafter described property.

have Granted, Sold and Conveyed, and by these presents do Grant, Sell and Convey, unto the said

THOMAS W. BOWDEN

of the County of Dallas State of Texas all that certain
lot, tract or parcel of land lying and being situated in Dallas County, Texas, described as follows, to-wit:

Being LOT 3, and the Southwest one-half of LOT 4, in BLOCK C/2365, and LOTS 15 and 16, in BLOCK A/4707, of the J. T. HOOD'S ADDITION to the City of Dallas, Texas, according to the Map thereof, recorded in Volume 6, Page 184 of the Map Records of Dallas County, Texas;

AND

The middle Fifty (50) feet of LOT 31, City Block 5823, of URBANDALE, FIRST INSTALLMENT, an Addition to the City of Dallas, Texas, according to the Map thereof, recorded in Volume 3, Page 403, of the Map Records of Dallas County, Texas.

The above described middle Fifty (50) feet of LOT 31, City Block 5823 of URBANDALE, FIRST INSTALLMENT, being the same property conveyed to the Grantor herein by Maggie Lee Bosley, Benny L. Hearn and wife, Mildred V. Hearn, by Deed dated December 29, 1965, recorded in Vol. 727, Page 2741, Deed Records of Dallas County, Texas.

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It is expressly understood and agreed that the liens as set out above affect only property as recited and that it is expressly understood that this Deed is not intended to spread the liens against any other property conveyed herein, and it is further expressly understood that the middle Fifty (50) feet of Lot 31, City Block 5823 of URBANDALE, FIRST INSTALLMENT, is conveyed FREE AND CLEAR of any liens.

The conveyance evidenced by this Deed is made subject to any and all easements, restrictions, covenants, conditions and reservations of record, if any, applicable to the herein conveyed property, or any part thereof, and also subject to zoning laws, regulations and orders of municipal and other governmental authorities, if any, affecting this property.



TO HAVE AND TO HOLD the above described premises, together with all and singular the rights and appurtenances thereto in anywise belonging unto the said

THOMAS W. BOWDEN, his

heirs and assigns forever and I do hereby bind myself, my heirs, executors and administrators, to Warrant and Forever Defend, all and singular the said premises unto the said THOMAS W. BOWDEN, his

heirs and assigns, against every person whosoever lawfully claiming, or to claim the same, or any part thereof. Grantee assumes payment of all taxes for the current year.

WITNESS my hand at Dallas, Texas
this 26th day of January, 1966.

Witness at request of Grantor:

Clarence Bentley
(Clarence Bentley)

Ennis E. Walden
(Ennis E. Walden)

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SINGLE ACKNOWLEDGMENT

THE STATE OF TEXAS,
COUNTY OF DALLAS }

BEFORE ME, the undersigned, a Notary Public in and for said County and State, on this day personally appeared
CLARENCE BENTLEY and ENNIS E. WALDEN
known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that they executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 1st day of January, A. D. 19 66.

(L. S.)

Notary Public in and for

Dallas

County, Texas

WIFE'S SEPARATE ACKNOWLEDGMENT

THE STATE OF TEXAS,
COUNTY OF }

BEFORE ME, the undersigned, a Notary Public in and for said County and State, on this day personally appeared
_____, wife of _____, known
to me to be the person whose name is subscribed to the foregoing instrument, and having been examined by me privily and
apart from her husband, and having the same fully explained to her, she the said
acknowledged such instrument to be her act and deed, and she declared that she had willingly signed the same for the
purposes and consideration therein expressed and that she did not wish to retract it.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the _____ day of _____, A. D. 19 _____

(L. S.)

Notary Public in and for

County, Texas

JOINT ACKNOWLEDGMENT

THE STATE OF TEXAS,
COUNTY OF }

BEFORE ME, the undersigned, a Notary Public in and for said County and State, on this day personally appeared
_____, and _____, his wife, both
known to me to be the persons whose names are subscribed to the foregoing instrument, and acknowledged to me that
they each executed the same for the purposes and consideration therein expressed, and the said
_____, wife of the said _____
having been examined by me privily and apart from her husband, and having the same fully explained to her, she, the
said _____ acknowledged such instrument to be her act and deed, and she
declared that she had willingly signed the same for the purposes and consideration therein expressed, and that she did not
wish to retract it.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the _____ day of _____, A. D. 19 _____

(L. S.)

Notary Public in and for

County, Texas

THE STATE OF TEXAS,
COUNTY OF }

I HEREBY CERTIFY that the foregoing instrument of writing with its certificate of authentication, was filed for
record in my office on the _____ day of _____, A. D. 19 _____ at _____ o'clock _____ M.,
and was duly recorded by me on the _____ day of _____, A. D. 19 _____
in Vol. _____, page _____, of the Records of said County.

WITNESS MY HAND and the Seal of the County Court of said County, at my office in
the day and year last above written.

(L. S.)

County Clerk

County, Texas

By _____

Deputy.

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Warranty Deed

FROM

CLARENCE BENTLEY

TO

THOMAS W. BOWDEN

FILED FOR RECORD

This day of _____ A.D. 19__

at _____ M.

County Clerk

By

Deputy

RECORDED

A.D. 19__

County Records

In Book _____ on Page _____

County Clerk

By

Deputy

Recording Fee \$ _____

This instrument should be filed immediately with the County Clerk for Record.

Mr. Thomas W. Bowden

2425 Live Oak

Dallas, Texas

The Olden Company, Publishers, Dallas

STATE OF TEXAS COUNTY OF DALLAS
 I hereby certify that this instrument was filed on the
 date and time stamped herein by me and was duly re-
 corded in the volume and page of the named records
 of Dallas County, Texas as stamped herein by me.

FEB 3 1966



Tom E. Kelly
 COUNTY CLERK, Dallas County, Texas

1966 FEB 2 PM 1 30

FILED
 COUNTY CLERK
 DALLAS COUNTY

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