

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

THE STATE OF TEXAS §
 § KNOW ALL PERSONS BY THESE PRESENTS:
COUNTY OF DALLAS §

That Shing Mao and wife Chung-Fong Mao, Yun-Seng Chou, May Liu Chen and Ying Chen Ho, Trustees (hereinafter called "Grantor" whether one or more natural persons or legal entities) of the County of Dallas, State of Texas, for and in consideration of the sum of ONE MILLION FOUR HUNDRED EIGHTY AND NO/100 DOLLARS (\$1,480,000.00) to the undersigned in hand paid by the **City of Dallas, 1500 Marilla Street, Dallas, Texas, 75201**, a Texas municipal corporation (hereinafter called "City"), the receipt of which is hereby acknowledged and confessed, has granted, sold and conveyed and does hereby grant, sell and convey unto City, its successors and assigns, all of the property described in Exhibit "A", attached hereto and made a part hereof by reference for all purposes.

SPECIAL PROVISIONS: None

TO HAVE AND TO HOLD the above described premises, together with all and singular the rights and appurtenances thereto in anywise belonging unto City, its successors and assigns forever, and Grantor binds Grantor and Grantor's heirs, executors, administrators or successors, to Warrant and Forever Defend all and singular the said premises unto City, its successors and assigns, against every person whomsoever lawfully claiming, or to claim the same or any part thereof.

EXECUTED this _____ day of _____, _____.

Shing Mao, Trustee

Chung-Fong Mao, Trustee

Yun-Seng Chou, Trustee

May Liu Chen, Trustee

Ying Chen Ho, Trustee

* * * * *

STATE OF TEXAS '
COUNTY OF DALLAS '

This instrument was acknowledged before me on _____
by Shing Mao.

Notary Public, State of TEXAS

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STATE OF TEXAS '
COUNTY OF DALLAS '

This instrument was acknowledged before me on _____
by Chung-Fong Mao.

Notary Public, State of TEXAS

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STATE OF TEXAS '
COUNTY OF DALLAS '

This instrument was acknowledged before me on _____
by Yun-Seng Chou.

Notary Public, State of TEXAS

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STATE OF TEXAS '
COUNTY OF DALLAS '

This instrument was acknowledged before me on _____
by May Liu Chen.

Notary Public, State of TEXAS

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STATE OF TEXAS '
COUNTY OF DALLAS '

This instrument was acknowledged before me on _____
by Ying Chen Ho.

Notary Public, State of TEXAS

After recording return to:
City of Dallas
Department of Sustainable Development and Construction
Real Estate Division
320 East Jefferson Boulevard, Room 203
Dallas, Texas 75203
attn: Mark Proctor

Warranty Deed Log No. 47166

EXHIBIT A

Field Notes Describing Land To Be Acquired in Block C/7756 From Shing Mao et al

Being situated in the Foster W. Dunaway Survey, Abstract No. 403, Dallas County, Texas, and being all of Lots 26, 27, 28 and 29, Block C/7756 (Official City of Dallas Block Numbers) of the Valley View Estates Addition, an addition to the City of Dallas Recorded in Volume 5648, Page 202 of the Map Records of Dallas County, and being conveyed to Shing Mao and wife Chung-Fong Mao, Yun-Seng Chou, May Liu Chen and Ying Chen Ho, Trustees by Deed dated July 29, 1994 and recorded in Volume 94145, Page 1628 of the Deed Records of Dallas County, Texas containing altogether 141,339 square feet (3.2447 Acres) of land, according to the plat thereof.

This description is approved as to form.



Scott Holt, RPLS
Survey Program Manager
Office of the Chief City Surveyor
Department of Pubic Works

2/7/2019
Date