

934 Eagles Glide Drive
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20080349288
07/03/2008 RP3 \$24.00

RECEIVED
JUL 22 2008

SPECIAL WARRANTY DEED

Eagle Landing

BY: THE STATE OF TEXAS
COUNTY OF HARRIS

§
§ KNOW ALL MEN BY THESE PRESENTS:
§

THAT PULTE HOMES OF TEXAS, L.P., a Texas limited partnership ("Grantor"), for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration to Grantor in hand paid by EAGLE LANDING COMMUNITY ASSOCIATION, a Texas non-profit corporation ("Grantee") the receipt and sufficiency of which consideration are hereby acknowledged, has GRANTED, BARGAINED, SOLD, and CONVEYED and by these presents does GRANT, BARGAIN, SELL, and CONVEY unto Grantee that certain tract or parcel of real property in Harris County, Texas more particularly described in Exhibit "A" attached hereto and incorporated herein by this reference, together with all rights and appurtenances thereto and all improvements thereon, if any.

EXCEPT AS EXPRESSLY SET FORTH HEREIN, GRANTOR MAKES NO REPRESENTATIONS OR WARRANTIES OF ANY KIND TO GRANTEE, INCLUDING, WITHOUT LIMITATION, ANY REPRESENTATIONS OR WARRANTIES (A) REGARDING THE PHYSICAL CONDITION OF THE PROPERTY OR ITS SUITABILITY FOR ANY PARTICULAR PURPOSE, (B) THE SOIL CONDITIONS EXISTING AT THE PROPERTY FOR ANY PARTICULAR PURPOSE OR DEVELOPMENT POTENTIAL, AND (C) THE PRESENCE OR ABSENCE OF ANY HAZARDOUS SUBSTANCES, MATTER, OR MATERIAL IN, ON, OR UNDER THE PROPERTY. GRANTEE AGREES THAT THE PROPERTY WAS SOLD TO AND ACCEPTED BY GRANTEE IN ITS THEN-PRESENT CONDITION, "AS IS, WITH ALL FAULTS, IF ANY, AND WITHOUT ANY WARRANTY WHATSOEVER EXPRESSED OR IMPLIED".

This Special Warranty Deed is made and accepted subject to all valid and subsisting restrictions, reservations, covenants, conditions, rights-of-way, easements, encumbrances and other matters properly of record in Harris County, Texas affecting the above described property.

TO HAVE AND TO HOLD the Property, exclusive of the oil, gas, and other minerals reserved as set out hereinabove, unto Grantee, its legal representatives, successors and assigns, to WARRANT AND FOREVER DEFEND all and singular the title to the Property, exclusive of the oil, gas, and other minerals reserved as set out hereinabove, unto the said Grantee, its legal representatives, 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, subject to the matters herein.

Grantees' address is: Eagle Landing Community Association
c/o Principal Management Group
11000 Corporate Centre Drive, Suite 150
Houston, Texas 77041

RECORDED AT THE REQUEST
OF FIRST AMERICAN TITLE

H077

9892-26-450 RP 057-97-2686

EXECUTED this 1 day of July, 2008.

GRANTOR

PULTE HOMES OF TEXAS, L.P.
a Texas limited partnership

By: [Signature]
Name: Sanger Blackburn
Title: **Agent and Attorney-in-Fact**

THE STATE OF TEXAS §
 §
COUNTY OF HARRIS §

BEFORE ME, the undersigned authority, on this day personally appeared Sanger Blackburn, Agent and Attorney-in-Fact for Pulte Homes of Texas, L.P., known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purpose and consideration and in the capacity therein expressed. *John*

GIVEN UNDER MY HAND AND SEAL OF OFFICE this 1st day of July 2008.

[SEAL]



[Signature]
NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS

My Commission Expires:

Printed Name of Notary

HP 057-97-2687

EXHIBIT "A"

Lot 21, in Block 2, of Eagle Landing, Section 1, a subdivision in Harris County, Texas, according to the map or plat thereof recorded under Harris County Clerk's File No. Y280817.

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RP 057-97-2688

ANY PROVISION HEREIN WHICH RESTRICTS THE SALE, RENTAL, OR USE OF THE DESCRIBED REAL PROPERTY BECAUSE OF COLOR OR RACE IS INVALID AND UNFORCEABLE UNDER FEDERAL LAW.
THE STATE OF TEXAS
COUNTY OF HARRIS
I hereby certify that this instrument was FILED in the number Sequence on the date and at the stamped herein by me, and was duly RECORDED, in the Official Public Records of Real Property of Harris County Texas on

JUL - 3 2008



Dorothy L. Kaufman
COUNTY CLERK
HARRIS COUNTY, TEXAS

Dorothy L. Kaufman
COUNTY CLERK
HARRIS COUNTY, TEXAS

2008 JUL -3 AM 10:44

FILED

RECORDER'S MEMORANDUM:
At the time of recordation, this instrument was found to be inadequate for the best photographic reproduction because of illegibility, carbon or photo copy, discolored paper, etc. All blockouts additions and changes were present at the time the instrument was filed and recorded.