



any time hereafter have, claim or demand any right or title to the aforesaid premises or appurtenances, or any part thereof.

Grantee accepts the property without warranty and in "AS IS, WHERE IS" condition and subject to any environmental conditions that might have or still exist on said property, and subject to any title defects and deficiencies, and subject to the right of redemption, if any, provided under the Texas Property Tax Code.

Taxes for the current year are assumed by Grantee.

This conveyance is made and accepted subject to the following matters to the extent that the same are in effect at this time: any and all rights of redemption, restrictions, covenants, conditions, easements, encumbrances and outstanding mineral interests, if any, relating to the hereinabove described property, but only to the extent they are still in effect, shown of record in the hereinabove mentioned County and State, and to all zoning laws, regulations and ordinances of municipal and/or other governmental authorities, if any but only to the extent that they are still in effect, relating to the hereinabove described property.

IN TESTIMONY WHEREOF, THE NOCONA INDEPENDENT SCHOOL DISTRICT, TRUSTEE, and NOCONA HOSPITAL DISTRICT, FARMER'S CREEK WATER DISTRICT and MONTAGUE COUNTY, has caused these presents to be executed this \_\_\_\_\_ day of \_\_\_\_\_, 2016.

ATTESTED:

NOCONA INDEPENDENT SCHOOL DISTRICT,  
TRUSTEE

\_\_\_\_\_  
Secretary, Board of Trustees

By: \_\_\_\_\_  
Len Dingler, MD, President Board of  
Trustees

STATE OF TEXAS           §  
COUNTY OF MONTAGUE   §

This instrument was acknowledged before me on the \_\_\_\_\_ day of \_\_\_\_\_, 2016, by Len Dingler, MD, in his capacity as President of the Board of Trustees for the Nocona Independent School District as the act of the Nocona Independent School District.

\_\_\_\_\_  
Notary Public, State of Texas

ATTESTED:

NOCONA HOSPITAL DISTRICT

\_\_\_\_\_  
Secretary, Board of Trustees

By: \_\_\_\_\_  
Charles May, President, Board of  
Trustees

STATE OF TEXAS           §  
COUNTY OF MONTAGUE   §

This instrument was acknowledged before me on the \_\_\_\_ day of \_\_\_\_\_, 2016, by Charles May, in his capacity as President of the Board of Trustees for the Nocona Hospital District as the act of the Nocona Hospital District.

\_\_\_\_\_  
Notary Public, State of Texas

ATTEST:

FARMER'S CREEK WATER DISTRICT

\_\_\_\_\_  
Secretary, Board of Trustees

By: \_\_\_\_\_  
Jess Harrelson, President, Board of  
Trustees

STATE OF TEXAS           §  
COUNTY OF MONTAGUE   §

This instrument was acknowledged before me on the \_\_\_\_ day of \_\_\_\_\_, 2016, by Jess Harrelson, in his capacity as President of the Board of Trustees for the Farmer's Creek Water District as the act of the Farmer's Creek Water District.

\_\_\_\_\_  
Notary Public, State of Texas

ATTESTED:

COUNTY OF MONTAGUE

\_\_\_\_\_  
County Clerk

By: \_\_\_\_\_  
Rick Lewis, County Judge

STATE OF TEXAS           §  
COUNTY OF MONTAGUE   §

This instrument was acknowledged before me on the \_\_\_\_ day of \_\_\_\_\_, 2016, by Rick Lewis, in his capacity as Judge of the County of Montague as the act of the County of Montague.

\_\_\_\_\_  
Notary Public, State of Texas

**GRANTEE'S ADDRESS:**

**RAMONA FULTON  
121 WALNUT RD  
NOCONA, TX 76255**