

**NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OF THE FOLLOWING INFORMATION FROM THIS INSTRUMENT BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.**

**GIFT DEED**

THE STATE OF TEXAS  
COUNTY OF SAN JACINTO

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KNOW ALL MEN BY THESE PRESENTS:

That we, **KENNETH L. RUSSELL** and wife, **MARJORIE H. RUSSELL**, whose mailing address is 1401 19<sup>th</sup> Street, Huntsville, Texas 77340 (hereinafter called "Grantors"), in consideration of the appreciation we have and bear for, **UNIVERSAL ETHICIAN CHURCH**, whose mailing address is 1401 19<sup>th</sup> Street, Huntsville, Walker County, Texas 77340 (hereinafter called "Grantee"), have subject to the exceptions, reservations, conditions and limitations, if any, as hereinafter contained, GIVEN, GRANTED, BARGAINED, SOLD and CONVEYED, and by these presents do GIVE, GRANT, BARGAIN, SELL and CONVEY unto the Grantee for cemetery purposes all of that property in San Jacinto County, Texas, and described as follows:

BEING 81.66 acres of land, more or less, out of and a part of PARK FOREST VILLAGE OF WATERWOOD, a subdivision situated in the RICHARD BANKHEAD SURVEY, A-70, the FRANCIS KENNEDY SURVEY, A-194, and the J.S. WILLIS SURVEY, A-408, all in San Jacinto County, Texas, as shown by the Plat recorded in Volume 7, Page 7, the Plat Records of San Jacinto County, said 81.66 acres being more particularly described on Exhibit "A" attached hereto and made a part hereof for all purposes.

SAID 81.66 acres being the same property described in an instrument designated as "Conservation Easement" dated September 18, 2003, from Kenneth L. and Marjorie H. Russell to Natural Area Preservation Association recorded under Clerks File No. 03-6378, Page 27685, on Public Records of San Jacinto County, Texas.

Together with all of Grantors' right, title and interest in and to all improvements situated thereon, all appurtenances belonging or appertaining thereto, all easements or rights of way affecting said real property and Grantors' rights to use the same, all rights of ingress and egress to and from said real property and Grantors' rights to use the same, all roads, streets, alleys and ways (open or proposed) affecting, crossing, adjoining, fronting or bounding said real property and all strips, gores or pieces of property abutting, bounding or which are adjacent or contiguous to said real property.

This conveyance is made subject to easements, rights-of-way, and prescriptive rights, whether of record or not; all presently recorded and validly existing restrictions, reservations, covenants, conditions, oil and gas leases, mineral severances, and other instruments, other than liens and conveyances, that affect the property; validly existing rights of adjoining owners in any walls and fences situated on a common boundary; any discrepancies, conflicts, or shortages in

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area or boundary lines; any encroachments or overlapping of improvements; taxes for 2004, the payment of which Grantee assumes; and subsequent assessments for that and prior years due to change in land usage, ownership, or both, the payment of which Grantee assumes.

**TO HAVE AND TO HOLD** the said premises, together with all and singular the rights, hereditaments and appurtenances there unto belonging unto the Grantee, its successors and assigns, forever, subject to the exceptions, easements, reservations, conveyances, conditions and limitations, if any, above set forth; and Grantors do hereby bind themselves, their heirs and assigns, to **WARRANT** and **FOREVER DEFEND** the title to said property unto the Grantee, its successors and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof, subject to the exceptions, easements, conveyances, reservations, conditions and limitations, if any, above set forth

EXECUTED this 29 day of October, 2003.

**RECORDERS MEMORANDUM:**

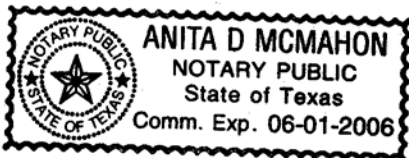
At the time of recordation, this instrument was found to be inadequate for the best photographic reproduction because of illegibility, carbon or photo copy, discolored paper, etc. All blackouts additions and changes were present at the time the instrument was filed and recorded.

*Kenneth Russell*  
KENNETH L. RUSSELL

*Marjorie Russell*  
MARJORIE H. RUSSELL

THE STATE OF TEXAS           §  
  §  
COUNTY OF WALKER           §

This instrument was acknowledged before me on the 29<sup>th</sup> day of October, 2003, by **KENNETH L. RUSSELL** and wife, **MARJORIE H. RUSSELL**.



*Anita D. McMahon*  
NOTARY PUBLIC in and for  
The State of Texas.

CLERK'S NOTICE: ANY PROVISION HEREIN WHICH RESTRICTS THE SALE, RENTAL OR USE OF THE DESCRIBED REAL PROPERTY BECAUSE OF COLOR OR RACE, IS INVALID AND UNENFORCEABLE UNDER FEDERAL LAW.

~~STATE OF TEXAS  
COUNTY OF WALKER  
I, James B. Patton, County Clerk in and for Walker County, Texas do hereby certify that this instrument was filed and recorded in the volume and page of the named record, and on the date and date as stated above.~~

FILED FOR  
RECORD

2003 DEC - 2 P 3:14

*Charlene Vann*  
COUNTY CLERK  
SAN JACINTO COUNTY, TEXAS

STATE OF TEXAS  
COUNTY OF SAN JACINTO  
I, Charlene Vann, hereby certify that this instrument was FILED in the number sequence on the date and at the time stamped herein by me and was daily RECORDED, in the official public records of San Jacinto County, Texas as stamped hereon by me on

DEC - 2 2003



CHARLENE VANN  
COUNTY CLERK  
SAN JACINTO COUNTY, TEXAS