

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.

Texas Royalty Brokers

SPECIAL WARRANTY DEED

Date: March 21, 2012

Grantor: Norma Lois Shear, Independent Executrix of the Estate of Thelma Lois Shear, Deceased

Grantor's Mailing Address (including county):

7190 Kaylor Avenue, Cocoa, FL 32927 (Brevard County)

Grantee: Rebecca Ann Shear – one fourth (1/4) interest
Judith Ellen Pharris, - one fourth (1/4) interest
Norma Lois Shear - one-fourth (1/4) interest
Philip Norman Shear - one fourth (1/4) interest

Grantee's Mailing Address (including county):

Rebecca Ann Shear: 340 N. Franklin Street, Mondovi, WI 54755 (Buffalo County)
Judith Ellen Pharris: 507 Haswell Street, Bakersfield, CA 93312 (Kern County)
Norma Lois Shear: 7190 Kaylor Avenue, Cocoa, FL 32927 (Brevard County)
Philip Norman Shear: 19035 Sandia Pines Drive, Humble, TX 77346 (Harris County)

Consideration:

\$10.00 and other valuable consideration to the undersigned paid by the grantee herein named, the receipt of which is hereby acknowledged, and in furtherance of the Last Will and Testament of Thelma Lois Shear filed in Probate Court Number Three (3) of Harris County, Texas under Cause Number 411207.

Property (including any improvements):

All of Decedent's interest in:

TRACT ONE:

Tract or parcel of land, situated in Reeves County, Texas, and being the East half (said half containing 100 acres) of a certain 200 acre tract out of survey 11, Block 6 out of H. & G. N. Ry. Co. land about 7 ½ miles S. 85 ½ deg. E. of Pecos City, said 200 acres described as follows: Beginning 1333-9/16 vrs. S. 11 ¾ deg. from the NE cor. of Survey

No.10, Block 6; thence N. 78 ½ E., 952 vrs. to a point on East line of said Sec. 11, corner; thence South 11 ¾ W., 1185- 15/16 vrs., corner; thence S. 78 ¼ W., 952 vrs. corner; thence North 11 ¾ E. 1185-15/16 vrs. to place of beginning, the land here conveyed being the East 100 acres of above described 200 acre tract.

TRACT TWO:

The following described 40 acres of land situated in Reeves County, Texas: Being Lots 9 and 16 in Section No.18, Block No.55, Twnsp. No.4, Cert. No. 4073, Grantee, T.& P. Ry. Co., patented to W.E. Brady July 17, 1920, said lots being shown in plat recorded in Plat Record No. 1, page 210 Reeves County, Texas, and being the same land deeded to Charlotte Bergman by W.E. Brady on Sep. 24, 1924, recorded Book 58, page 375, Deed Records of Reeves County, Texas.

Reservations from and Exceptions to Conveyance and Warranty:

1. This conveyance is made subject to all easements, restrictions, rights-of-way, mineral interests and royalties, conditions, exceptions, reservations and covenants and other restrictions, regulations, ordinances and statutes of municipal or other governmental authorities of record applicable to and enforceable against the above described premises.

2. Taxes have been assumed by Grantee.

Grantor, for the consideration and subject to the reservations from and exceptions to conveyance and warranty, grants, sells, and conveys to Grantee the property, together with all and singular the rights and appurtenances thereto in any wise belonging, to have and hold it to Grantee, Grantee's heirs, executors, administrators, successors, or assigns forever. Grantor binds Grantor and Grantor's heirs, executors, administrators, and successors to warrant and forever defend all and singular the property to Grantee and Grantee's heirs, executors, administrators, successors, and assigns against every person whomsoever lawfully claiming or to claim the same or any part thereof, except as to the reservations from and exceptions to conveyance and warranty, by, through or under me, but not otherwise.

When the context requires, singular nouns and pronouns include the plural.

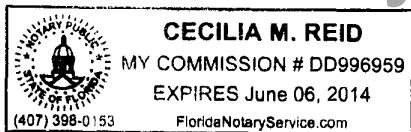
Norma Lois Shear

Norma Lois Shear

Independent Executrix of the Estate of
Thelma Lois Shear, Deceased
Grantor

STATE OF FLORIDA §
§
COUNTY OF BREVARD §

This instrument was acknowledged before me on the 21 day of March, 2012, by
Norma Lois Shear., Independent Executrix of the Estate of Thelma Lois Shear, Deceased.



Cecilia M. Reid
Notary Public, State of Florida

Texas Royalty Brokers

AFTER RECORDING RETURN TO:

Deborah H. Currin
Currin, Wuest, Mielke, Paul & Knapp, P.L.L.C.
800 Rockmead Suite 220
Kingwood, Texas 77339

12-02449
DIANNE O. FLOREZ
COUNTY CLERK
2012 Apr 04 at 09:47 AM
REEVES COUNTY, TEXAS
By: NG A. Guerrero, DEPUTY

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