

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY 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 DRIVERS LICENSE NUMBER.

SCANNED

GIFT DEED



STATE OF TEXAS §
 §
COUNTY OF BEXAR §

KNOW ALL MEN BY THESE PRESENTS:

I, **ROBERT D. TIPS** (“Grantor”), of the County of Bexar and State of Texas, owning the below described real property as my separate property, for and in consideration of the love and affection I have for my wife, **KRISTIN DEYON TIPS**, have GIVEN, GRANTED, AND CONVEYED, and by these presents do GIVE, GRANT, AND CONVEY, unto **KRISTIN DEYON TIPS** (“Grantee”), of the County of Bexar and State of Texas, an undivided one-half interest in and to the following-described real property in Bexar County, Texas, to-wit:

Lot 33R, Block 1, Terrell Hills, in the City of Terrell Hills, Bexar County, Texas, according to plat thereof recorded in Volume 9544, Page(s) 203, Deed and Plat Records of Bexar County, Texas.

THIS CONVEYANCE IS MADE AND ACCEPTED SUBJECT TO easements, rights-of-way, and prescriptive rights, whether of record or not; subject to all presently recorded instruments, liens, mortgages and conveyances, that affect the Property; and subject to taxes for 2009 and future years, payment of one-half of which Grantee assumes.

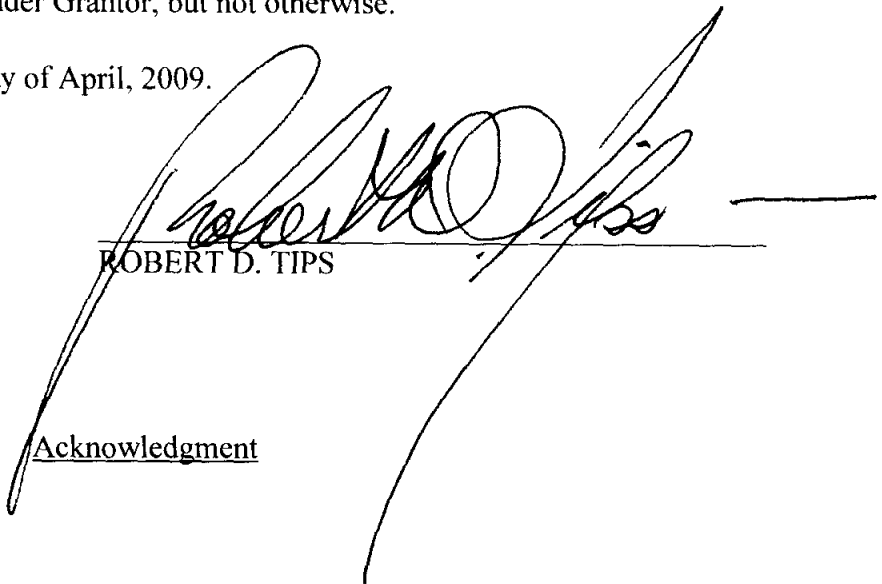
The Property is conveyed by Grantor and accepted by Grantee in its present “as is” condition and Grantor makes no representations or warranty whatsoever as to the condition of the Property.

TO HAVE AND TO HOLD the above-described premises and Property, together with all and singular the rights and appurtenances thereto in anywise belonging, unto said Grantee and her



heirs and assigns, forever; and Grantor does hereby bind Grantor and Grantor's heirs to WARRANT AND FOREVER DEFEND all and singular the said premises and Property unto the said Grantee and her heirs 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.

EXECUTED this 13 day of April, 2009.

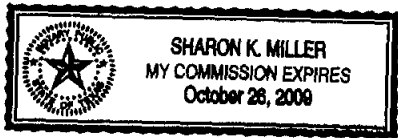

ROBERT D. TIPS

Acknowledgment

STATE OF TEXAS §
 §
COUNTY OF BEXAR §

This instrument was acknowledged before me on this 13th day of April, 2009, by ROBERT D. TIPS.


Notary Public, State of Texas



Any provision herein which restricts the sale, or use of the described real property because of race is invalid and unenforceable under Federal law STATE OF TEXAS, COUNTY OF BEXAR
I hereby certify that this instrument was FILED in File Number Sequence on this date and at the time stamped hereon by me and was duly RECORDED in the Official Public Record of Real Property of Bexar County, Texas on:

APR 15 2009




COUNTY CLERK BEXAR COUNTY, TEXAS

Doc# 20090066385 Fees: \$20.00
04/15/2009 10:44AM # Pages 2
Filed & Recorded in the Official Public
Records of BEXAR COUNTY
GERARD RICKHOFF COUNTY CLERK