

98102418

478-00-0925

REGENCY  
TITLE

99006866

RELEASE OF LIEN  
REGENCY TITLE GF# 980178525-11

THE STATE OF TEXAS ) (

COUNTY OF MONTGOMERY ) (

In consideration of the payment of the indebtedness described herein and secured by the liens created by the instruments hereinafter mentioned, upon the property hereinafter described, the subscribed, as the legal owner and holder of the indebtedness does hereby release from the operation of the liens thereby created, the real property described in the instruments of record in the office of the County Clerk in which such property is situated, as follows:

Vendor's Lien retained in Deed dated January 9, 1998, filed under Clerk's File No. 9805013, Montgomery County, Texas, executed by Bill D'Amico, Trustee to Raymond J. Willburn and wife, Sherry L. Willburn, securing the payment of two notes of even date therewith payable to Bill D'Amico, Trustee and being additionally secured by Deed of Trust of even date therewith to Richard L. Rose, Trustee, filed for record in the office of the County Clerk of Montgomery County, Texas, under Clerk's File No. 9805014.

covering the following described property, to-wit:

A. 1.50 acre tract of land, more or less, being out of Reserve "C", in Block Two (2), of TRES, a subdivision in Montgomery County, Texas, according to the map or plat thereof recorded in Plat Cabinet G, Sheet 39A of the Map Records of Montgomery County, Texas, said 1/50 acre tract being more particularly described by metes and bounds attached hereto and made a part hereof.

EXECUTED THIS 14 day of DEC, 19 98

## RECORDER'S MEMORANDUM:

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

BILL D'AMICO, TRUSTEE

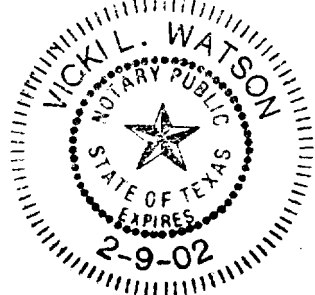
*Bill D'Amico, Trustee*

THE STATE OF TEXAS ) (

COUNTY OF MONTGOMERY ) (

NO EXHIBIT ATTACHED

This instrument was acknowledged before me on the 14<sup>th</sup> day of December 1998, by Bill D'Amico, Trustee.



Notary Public, State of

Printed Name

My Commission Expires:

*Vicki Watson Dupuis*  
Vicki Watson Dupuis  
2-9-02

AFTER RECORDING, RETURN TO:  
Regency Title Company  
2200 Post Oak Blvd., Suite 100  
Houston, TX 77056

489-00-0505

478-00-0926

489-00-0506

FILED FOR RECORD

98 DEC 30 AM 10:48

MARK TURNBULL, CO. CLERK  
MONTGOMERY COUNTY, TEXAS

DEPUTY

STATE OF TEXAS  
COUNTY OF MONTGOMERY  
I hereby certify that this instrument was filed in  
File Number Sequence on the date and at the time  
stamped herein by me and was duly RECORDED in  
the official Public Records of Real Property of  
Montgomery County, Texas

DEC 30 1998



*Mark Turnbull*  
COUNTY CLERK  
MONTGOMERY COUNTY, TEXAS

**EXHIBIT "A"**

**BEING** 1.500 acres of land in the Elijah Collard Survey, A-7, Montgomery County, Texas and being out of Reserve "C" of Tres Subdivision, map of which is recorded in Cabinet G, Sheet 39A of Montgomery County Map Records (MCMR) and in the name of Bill D'Amico, Trustee as described in deed recorded in Volume 780, Page 643 of Montgomery County Deed Records (MCDR), said 1.500 acres being more particularly described as follows:

**BEGINNING** at a 1/2" iron rod found for the northwest corner of Merlyn D. Bell 2.000 acre tract described in deed recorded under Clerk's File #9746466 of the Real Property Records of Montgomery County, Texas (RPRMCT) in the south line of Lake Conroe Drive on a curve to the left, based on a 60' right-of-way, for the northeast corner of herein described tract;

**THENCE** S.13°21'10"W., along the west line of said 2.000 acres (2.000 ac. Call N.13°21'10"E., 280.24') and the east line of herein described tract for a distance of 280.24 feet to a 1/2" iron rod found for an angle point in same;

**THENCE** S.16°37'41"W., along the west line of said 2.000 acres (2.000 ac. Call N.16°37'41"E., 106.53') and the east line of herein described tract for a distance of 106.53 feet to a 1/2" iron rod found for an angle point in same;

**THENCE** S.34°03'41"W., along the west line of said 2.000 acres (2.000 ac. Call N.34°03'41"E., 111.68') and the east line of herein described tract for a distance of 111.68 feet to a 1/2" iron rod found for an angle point in same;

**THENCE** S.09°40'11"E., along the west line of said 2.000 acres (2.000 ac. Call N.09°40'11"W., 25.15') and the east line of herein described tract for a distance of 25.15 feet to a 1/2" iron rod found for their southwest and southeast corners respectively in the 201 contour line of Lake Conroe, deed of which is recorded in volume 701, Page 823 MCDR;

**THENCE** S.72°31'40"W., along the 201 contour line of Lake Conroe and the south line of Reserve "C" for a distance of 46.49 feet to a 1/2" iron rod set for an angle point in same;

**THENCE** N.81°50'20"W., along the 201 contour line of Lake Conroe and the south line of Reserve "C" for a distance of 100.41 feet to a 1/2" iron rod set for an angle point in same;

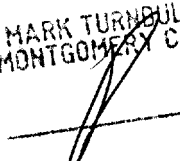
**THENCE** S.83°36'00"W., along the 201 contour line of Lake Conroe and the south line of Reserve "C" for a distance of 66.81 feet to a 1/2" iron rod set for the southwest corner of herein described tract;

**THENCE** N.34°04'00"E., crossing said Reserve "C" for a distance of 492.24 feet to a 1/2" iron rod set for an angle point in the west line of herein described tract;

**THENCE** N.13°21'10"E., continuing across Reserve "C" for a distance of 100.00 feet to a 1/2" iron rod set for the northwest corner of herein described tract in the north line of Reserve "C" and the south line of Lake Conroe Drive, for the northwest corner of herein described tract;

**THENCE** in an easterly direction along the north line of Reserve "C" and the south line of Lake Conroe Drive on a curve to the left having a radius of 494.70 feet and a central angle of 07°32'43" for a distance of 65.15 feet to the **POINT OF BEGINNING** and containing 1.500 acres of land.


489-00-0508

FILED FOR RECORD  
99 JAN 29 AM 10:32  
MARK TURNBULL, CO. CLERK  
MONTGOMERY COUNTY, TEXAS  
 DEPUTY

STATE OF TEXAS  
COUNTY OF MONTGOMERY  
I hereby certify that this instrument was filed in  
File Number Sequence on the date and at the time  
stamped herein by me and was duly RECORDED in  
the Official Public Records of Real Property of  
Montgomery County, Texas.

JAN 29 1999



  
COUNTY CLERK  
MONTGOMERY COUNTY, TEXAS