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**Notice of Confidentiality Rights: If You Are a Natural Person, You May Remove or Strike Any or All 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 Driver's License Number.**

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State of Texas       §  
                                  §  
County of Bexar     §

**Deed without Warranty  
(and assignment of Claims)**

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**Authorizing Ordinance:** XXXX-XX-XX-XXXX

**Grantor:** SAN ANTONIO HOUSING AUTHORITY, a Municipal Housing Authority

**Grantor's Address:** 818 S. Flores, San Antonio, Texas 78204

**Grantee:** CITY OF SAN ANTONIO, a Texas municipal corporation

**Grantee's Address:** P.O. Box 839966, San Antonio, Texas 78283-3966

**Consideration:** \$10 in hand paid, the benefit to the public to arise from the City's use of the Property, and other good and valuable consideration, the receipt and adequacy of which are hereby acknowledged.

**Property:** The real property situated within the corporate limits of the City of San Antonio, Bexar County, Texas more particularly described on **Exhibit A**, which is incorporated by reference for all purposes as if fully set forth.

Grantor, for the Consideration, Grants, Sells, Bargains, and Conveys the Property to Grantee, together with, all and singular, the rights and appurtenances thereto in anywise belonging, to Have and To Hold unto Grantee's successors and assigns forever.

The Property is conveyed together with any and all improvements, structures and fixtures located thereon, and with all rights, privileges, rights of way, and easements appurtenant thereto and with the following restriction that Grantee agrees shall run with the land: **the Property shall be named, identified, known as, and publicly memorialized as "The Phillis Wheatley Park", unless approved otherwise by the San Antonio Housing Authority.**

**Grantor expressly disclaims any and all warranties arising by common law, statute (including without limitation the implied warranties of § 5.023, Texas Property Code or any successor statute), or otherwise. But Grantor represents that it has not previously conveyed the Property to anyone else.**

#### **Assignment of Claims**

In addition to the conveyance of real estate addressed above, Grantor hereby assigns to Grantee all choate and inchoate statutory and common-law claims, if any, it may have against its predecessors in title and against any other potentially responsible person for environmental contamination of the Property now known or later found to exist.

DRAFT

**In Witness Whereof**, Grantor has caused its representative to hereunto set its hand:

**Grantor:**

**SAN ANTONIO HOUSING AUTHORITY**, a Municipal Housing Authority

By: \_\_\_\_\_

Printed  
Name: \_\_\_\_\_

Title: \_\_\_\_\_

Date: \_\_\_\_\_

THE STATE OF TEXAS       §  
  §  
COUNTY OF BEXAR       §

This instrument was acknowledged before me this date by \_\_\_\_\_, the  
\_\_\_\_\_ of the SAN ANTONIO HOUSING AUTHORITY, a Municipal Housing Authority  
in the capacity therein stated and on behalf of that entity.

Date: \_\_\_\_\_

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

My Commission expires: \_\_\_\_\_

**After Recording, Return to:**  
City Clerk  
City of San Antonio  
P.O. Box 839966  
San Antonio, Texas 78283-3966  
(Bexar County)

## **Exhibit A**

According to the information from the public records of Bexar County, the property is legally described as follows:

Lot 31, Block 4, New City block 1326, Wheatley Courts II-A  
Subdivision, City of San Antonio, Bexar County, Texas

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