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WARRANTY DEED

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THE STATE OF TEXAS X
COUNTY OF NUECES X

KNOW ALL MEN BY THESE PRESENTS:

That I, J. PATRICK McGLOIN, Trustee, of Nueces County, Texas, for and in consideration of TEN AND NO/100 DOLLARS (\$10.00) cash and other good and valuable consideration to me in hand paid by SUN OIL COMPANY OF PENNSYLVANIA, a Pennsylvania corporation, the receipt of which is hereby acknowledged and confessed, have GRANTED, SOLD and CONVEYED, and by these presents do GRANT, SELL and CONVEY unto the said SUN OIL COMPANY OF PENNSYLVANIA, the following described tract or parcel of land situated in Nueces County, Texas, to-wit:

A tract of land containing 1.262 acres, more or less, situated in Nueces County, Texas, about 9 miles North 75° West from the County Courthouse, being designated Tract 9, out of the Amado Cardona 20 acre tract (actually 20.190 acres, being the west half of the former Isaiah Clayton 40-acre tract). Said Tract 9 is a part of Survey No. 421, made for F. W. Shaeffer by virtue of Land Scrip No. 1/1047, issued to Beatty, Seale and Forwood, and patented to F. W. Shaeffer, Patent No. 217, Volume 35, Abstract No. 572, and embraces a strip of land 46.46 feet wide, being the East 1.262 acres of said Cardona 20-acre tract and being more particularly described by metes and bounds, as surveyed, in deed dated October 17, 1977, from Maria Olivares Cardona, et al, to J. Patrick McGloin, Trustee, recorded in Volume 1638, Pages 657, et seq. of the Deed Records of Nueces County, Texas.

TO HAVE AND TO HOLD the above described premises, together with all and singular the rights and appurtenances thereto in anywise belonging unto the said SUN OIL COMPANY OF PENNSYLVANIA, its successors and assigns, forever. And I do hereby bind myself, my successors and assigns, to WARRANT AND FOREVER DEFEND all and singular the said premises unto the said SUN OIL COMPANY OF PENNSYLVANIA, its successors and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof by, through or under me, and not otherwise.

WITNESS MY HAND this 11th day of July, 1980.

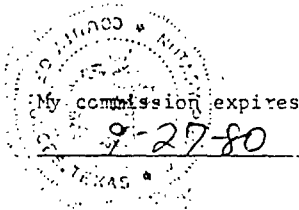
J. Patrick McGloin
J. Patrick McGloin, Trustee

DEED RECORDS
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THE STATE OF TEXAS X
COUNTY OF NUECES X

BEFORE ME, the undersigned authority, on this day personally appeared J. PATRICK McGLOIN, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this 11th day of July, 1980.



Marilyn M. Erekson
NOTARY Public, Nueces County, Texas

MARILYN M. EREKSON

STATE OF TEXAS
COUNTY OF NUECES
I hereby certify that this instrument was FILED on the date and at the time stamped hereon by me, and was duly RECORDED, in the Volume and Page of the named RECORDS of Nueces County, Texas, as stamped hereon by me, on

JUL 11 1980



Marion Hollinger
COUNTY CLERK,
NUECES COUNTY, TEXAS

*509
Land Company*

FILED FOR RECORD
JUL 11 12 47 PM '80
MARILYN M. EREKSON
COUNTY CLERK NUECES COUNTY TX

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