

ATC 400 800 7717 KRS

CASH WARRANTY DEED

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OF THE FOLLOWING INFORMATION FROM THIS 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.

DATE: NOVEMBER 13, 2013

GRANTOR: DONNA ROJAS AND DARREN ROJAS

GRANTOR'S MAILING ADDRESS (INCLUDING COUNTY):

GRANTEE: RED KAIZEN INVESTMENTS, LLC

GRANTEE'S MAILING ADDRESS (INCLUDING COUNTY):

CONSIDERATION: TEN AND NO/100 DOLLARS and other good and valuable consideration.

PROPERTY (INCLUDING ANY IMPROVEMENTS):

Lot 17, Block 4, THE LINKS AT CANYON SPRINGS, UNIT 3, Planned Unit Development, Bexar County, Texas, according to plat thereof recorded in Volume 9566, Page 62, Deed and Plat Records of Bexar County, Texas.

RESERVATIONS FROM AND EXCEPTIONS TO CONVEYANCE AND WARRANTY:

This conveyance is made and accepted subject to any and all of the conditions, restriction, reservations, covenants, easements and set back lines, relating to the hereinabove described property, to the extent they are still in effect, shown of record in the above mentioned County and State, and to all regulations and ordinances of municipal or other governmental authority, if any, relating to the above described property, including taxes for the current year, for which the Grantee assumes the responsibility for payment.

Grantor, for the consideration, receipt of which is acknowledged, 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.

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

Handwritten signatures of Donna Rojas and Darren Rojas with printed names below.

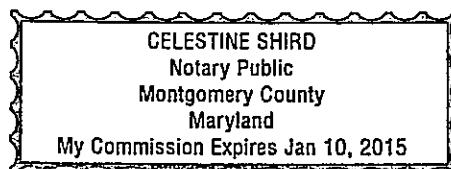
STATE OF MD COUNTY OF Montgomery

This instrument was acknowledged before me on the 13th day of Nov, 2013 A.D., 2013, by DONNA ROJAS and DARREN ROJAS.

Handwritten signature of Celestine Shird and printed name: CELESTINE SHIRD, NOTARY PUBLIC, THE STATE OF MD

The preparer of this document has made no investigation of the following matters: The accuracy of the legal description used herein. Whether or not the Grantor is the correct owner of the property. Whether or not the party signing on behalf of the Grantor is authorized to sign on behalf of the Grantor. Any title matters whatsoever.

AFTER RECORDING, PLEASE RETURN TO: RED KAIZEN Investments 20079 Stone Oak PKWY #1290 SAN ANTONIO TX 78258



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# Pages 2  
11/15/2013 1:20PM  
e-Filed & e-Recorded in the  
Official Public Records of  
BEXAR COUNTY  
GERARD C. RICKHOFF  
COUNTY CLERK  
Fees \$16.00

STATE OF TEXAS  
COUNTY OF BEXAR  
This is to Certify that this document  
was e-FILED and e-RECORDED in the Official  
Public Records of Bexar County, Texas  
on this date and time stamped thereon.  
11/15/2013 1:20PM  
COUNTY CLERK, BEXAR COUNTY TEXAS



*Gerard C. Rickhoff*