

533256

SEABROOK LAND COMPANY

To

VETTA BALLENTINE.

WARRANTY DEED WITH VENDOR'S

FILED FOR RECORD  
800  
DEC 26 1931  
ALBERT TOWNSEND, CLERK  
COUNTY CLERK, TEXAS  
Kennedy

CAMPBELL, MYER & FOSTER  
ATTORNEYS AT LAW  
FIRST NATIONAL BANK BUILDING  
HOUSTON, TEXAS

891-287



THE STATE OF TEXAS, :  
COUNTY OF HARRIS. : KNOW ALL MEN BY THESE PRESENTS:

That Seabrook Land Company, a Texas corporation,  
for and in consideration of the sum of One Thousand (\$1,000.00)  
Dollars to it paid, and secured to be paid, by Mrs. M.A. Ballentine/<sup>a feme sole</sup>  
as follows: Two Hundred and Fifty (\$250.00) Dollars cash in  
hand paid, the receipt of which is hereby acknowledged, and  
Seven Hundred and Fifty (\$750.00) Dollars evidenced by three  
promissory notes of even date herewith for the sum of Two  
Hundred and Fifty (\$250.00) Dollars each, executed by the  
Mrs. M. A. Ballentine and  
said/Vetta Ballentine, payable to the order of Seabrook Land  
Company on or before one, two and three years after date  
respectively, bearing interest at the rate of eight per cent  
per annum from date until paid, payable annually, and provid-  
ing for ten per cent additional on the amount of principal  
and interest then due as attorney's fees if placed in the hands  
of an attorney for collection, or in case suit is brought on  
same, and failure to pay said notes or either of them or any  
installment of interest when due, shall, at the option of the  
holder, mature each and all of said notes, has GRANTED,  
SOLD and CONVEYED, and by these presents does GRANT, SELL and  
CONVEY unto the said Mrs. M.A. Ballentine of Harris County,  
Texas, the following described property, towit:

Lots One (1), Two (2), Three (3), Four (4) and  
Fractional Lot Five (5) in Block Twenty-eight  
(28) of the Town of Seabrook, Harris County,  
Texas, according to the map and plat of said  
town, said lots fronting 125 feet on Second  
Street and 250 feet on Andrews Street.

This conveyance is made in pursuance of authority  
heretofore granted by Board of Directors of Seabrook Land  
Company.



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 Mrs. M.A. Ballentine her heirs and assigns, forever, and the said Seabrook Land Company does hereby warrant and forever defend, all and singular the said land and premises unto the said Mrs. M. A. Ballentine, her heirs and assigns, against every person whomsoever lawfully claiming, or to claim the same or any part thereof.

But it is expressly agreed and stipulated that the vendor's lien is retained against the above described property, premises and improvements until the above described notes, and all interest thereon are fully paid according to their face and tenor, effect and reading, when this deed shall become absolute.

In witness whereof the Seabrook Land Company has caused these presents to be signed by Ben Campbell, its President, and attested by Louis Bryan, its Secretary, and its seal hereunto affixed, this 15 day of April, A. D., 1930.

SEABROOK LAND COMPANY

By

Ben Campbell  
President.

ATTEST:

Louis Bryan  
Secretary.

OVER



The State of Texas, :

County of Harris. :

Before me, the undersigned authority, on this day personally appeared Ben Campbell, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same as the act and deed of Seabrook Land Company, and as the President thereof, and for the purposes and consideration therein expressed.

15 Given under my hand and seal of office, this day of April, A. D., 1930.

W. J. Robb  
Notary Public in and for  
Harris County, Texas.

THE STATE OF TEXAS, }  
COUNTY OF HARRIS }

I, ALBERT TOWNSEND, Clerk of the County Court of Harris County,

Texas, do hereby certify that the within instrument with its certificate of authentication was filed for registration in my office on Dec. 26, 1931, at 8:00 o'clock A M., and duly recorded on Dec. 30, 1931, at 12:30 o'clock P M., in Vol. 891  
Page 287 of record of Deeds for said County.

WITNESS my hand and seal of office, at Houston, the day and date last above written.

ALBERT TOWNSEND,  
Clerk County Court, Harris County, Texas.

By B. Payne Deputy.