

FILED FOR RECORD
at 11:45 o'clock a.m.

SEP 12 2017

JENNIFER LINDENZWEIG
County Clerk, Hunt County, TX
By [Signature]

RESOLUTION NO. 14,781

**A RESOLUTION QUIT CLAIMING ANY REVERSIONARY INTEREST IN
PROPERTY OWNED BY THE NORTHEAST TEXAS CHILDREN'S MUSEUM
AND DECLARING THE RESTRICTIONS AND REVERTER CONTAINED
IN DEED FROM THE COMMERCE INDEPENDENT SCHOOL DISTRICT
TO THE NORTHEAST TEXAS CHILDREN'S MUSEUM TO BE NULL AND VOID**

WHEREAS, the **County of Hunt** is one of the assignees and successors in interest to the property previously owned by and in which Hunt County has an interest in; and

WHEREAS, Hunt County by Warranty Deed dated September 17, 1996, conveyed certain of its real property to the Northeast Texas Children's Museum. Said deed being recorded in Volume 414, Page 586 of the Deed Records of Hunt County, Texas; and

WHEREAS, in said deed Hunt County retained a possibility of a reversionary interest in and to such real property by providing as follows:

"This conveyance is made subject to the property being used as a Children's Museum. Should the Northeast Texas Children's Museum, Grantee herein, its successors, or assigns cease to exist or should the property cease to be used as a Children's Museum, then such property with all improvements will revert to the Grantors herein."

WHEREAS, the Northeast Texas Children's Museum needs a new location as a result problems with their existing facility;

WHEREAS, the Northeast Texas Children's Museum desires that such restriction be removed from the hereinabove described property to allow the flexibility for financial gain to facilitate the construction of a new facility; and

WHEREAS, the Commissioners for Hunt County have no objection to the removal of the reversionary restriction on said property – such that all other entities agree to relinquish shared interests in said property;

NOW, THEREFORE, BE IT RESOLVED BY THE COMMISSIONERS OF HUNT COUNTY:

1. That Hunt County hereby releases and quit claims any and all reversionary interests in the following described property, to wit:

All that certain lot, tract or parcel of land situated in the W.R. Swain Survey, Abst. No 1277 in the County of Hunt, State of Texas, and in the City of Commerce, Texas, and being more particularly described as follows:

BEGINNING at a stake 65 feet south 00 degrees, 30 minutes west of the NE corner of a 3.99 acre tract deeded to W.R. Harrison as shown by deed recorded in Vol. 583, page 528, also being the NE corner of the 1.99 acres deeded Frank T. Dodson, same being the WB line of Pine Street;

THENCE N 89 degrees, 21 minutes W a distance of 158 ft, a state in the EB line of FM Road #519;


THENCE S 6 degrees, 57 minutes W 61 feet a stake;

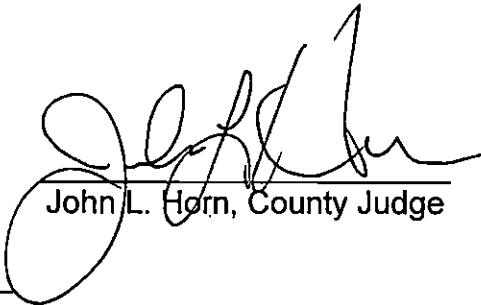
THENCE S 89 degrees, 21 minutes E a distance of 165 feet stake in the WB line of Prim Street;

THENCE N 00 degrees, 21 minutes E a distance of 60 feet to the place of the beginning.

2. That Hunt County, Texas as an assignee and successor hereby releases, discharges, and declares null and void the restrictions and reverter interests contained in that certain Warranty Deed dated September 17, 1996, from Hunt County, Texas to the Northeast Texas Children's Museum and recorded in Volume 414, Page 586, Deed Records, Hunt County, Texas.

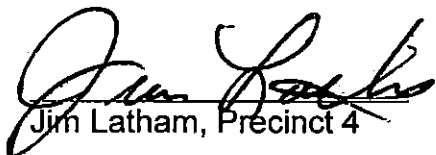
PASSED BY THE GOVERNING BODY for Hunt County during a regular meeting of the Commissioners' Court for Hunt County on this the 12th day of September, 2017.

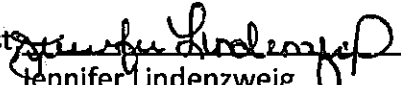

Eric Evans, Precinct 1


John L. Horn, County Judge


Tod McMahan, Precinct 2


Phillip Martin, Precinct 3


Jim Latham, Precinct 4

Attest: 
Jennifer Lindenzweig
County Clerk

