18,392

ESCROW TRUST AGREEMENT

SEP 26 2023

BECKY LANDRUM
County Clerk, Hunt County, Tex.
By

THE STATE OF TEXAS
COUNTY OF HUNT COUNTY

This contract and agreement made and entered into on this the 19 day of September 2023, by and between Hunt County Commissioner Phillip A. Martin, Precinct 3, and Jon Klaus by hereinafter called "Purchaser".

That said Purchaser has deposited into a fund labeled "County Road Improvement Fund" the amount of \$ 30,822.00 for the purpose of constructing a certain site improvement, to wit:

Upgrade of approximately 1,613 feet of CR 3501 from Rock to Oil Sand \$ 30,822.00

To be specifically used for the improvements of the said road when adequate funding becomes available. The cost of said improvements shall be prepared by the Commissioner and agreed upon by the purchaser prior to the execution of this agreement. Upon receipt of payment, the County Treasurer shall forward a copy of the deposit warrant to the commissioner in charge of making said improvements. If for any reason the county has not completed said improvement within one hundred twenty (120) days from the date of execution of this agreement the escrowed road improvement funds shall, at the request of the said purchaser, be returned to the purchaser and this agreement shall then become void.

WHEREAS, said improvement is left to the sole discretion of the responsible commissioner.

IN TESTIMONY WHEREOF, the parties hereto have executed this contract and agreement on this the 18 day of September, 2023.

Commissioner Phillip A. Martin Pct. 3

P O Box 1097

Greenville, TX 75403

Purchaser signature

TAJK34 -3 LLC

jklaus @ Vnetinc, com 214-929-6545

HUNT COUNTY TREASURER

*#: 00108836 9/20/2023 11:49 AM

OPER: CNTR TERM: 001

REF#:

TRAN: 37.0000 COMM PRCT #3, MARTIN

UPGRADE 1613 FT CR3501 R2OS

23 -22000

CO. RD. IMPROVEMENT

30,822.00CR

TENDERED:

30,822.00 CHECK

APPLIED:

30,822.00-

CHANGE:

0.00

	DEPOSI	T WORKSHEET	DATE: 9 - 19 - 33
General Operating Road & Bridge	\$	Received From:	n Itlaus
Payroll Interest & Sinking		Purpose: Uporodo	Day son
Law Library		Currency:	\$
Right of Way		Coin:	\$
Other		Checks:	\$
TOTAL	\$30,89.00	TOTAL DEPOSIT	\$ 20,83300
	\$_		Dept. Code: 377
73.30M)	\$_		Receipt: 108836
	\$_		Control:
	\$_ \$_		Received By: **
Cashier's ilbert	4104347210 \$		Mayrill
LIME Printing & Digital 903-454-2827			This is not your official receipt. After complete processing of deposit, you will receive a computer generated receipt.**