

W078538

CASH WARRANTY DEED

09/13/02 300841398 W078538

\$13.00

Date: September 10<sup>th</sup>, 2002

Grantor: Lennart Cumming Morander and Evelyn Karen Morander, as successor trustees of the Ruth Norma Morander Trust dated January 27, 1999 for the benefit of Judith Ann Morander

④  
/or

Grantor's Mailing Address (including county):

Lennart Cumming Morander  
16214 Shrewsbury Circle  
Spring, Texas 77379  
Harris County

Evelyn Karen Morander  
8887 Woodbridge Drive  
Greendale, WI 53129  
Milwaukee County

Beauvoir A. Kaufman  
COUNTY CLERK  
HARRIS COUNTY, TEXAS

2002 SEP 13 PM 2:16

FILED

Grantee: Judith Ann Morander

lll

Grantee's Mailing Address (including county):

Judith Ann Morander  
16120 Steubner Airline Road # 202  
Spring, Texas 77379  
Harris County

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

Property (including any improvements):

Condominium Unit No.404, Building "D", and the space encompassed by the boundaries thereof, the limited common elements appurtenant thereto, together with an undivided interest in the general common elements, located in and being part of WIMBLEDON PINES CONDOMINIUM, a condominium project in Harris County, Texas, as fully described in and located, delineated and as defined in the Condominium Declaration for Wimbledon Pines Condominiums, together with the survey plat and, by-laws and exhibits attached thereto, recorded in Volume 98, Page 141, Volume 103, Page 42 and in Volume 103, Page 51, all of the Condominium Records of Harris County, Texas.

D

Reservations From and Exceptions to Conveyance and Warranty:

W0  
B  
X

UWO

Easements, rights-of-way, and prescriptive rights, whether of record or not; all presently recorded instruments, other than liens and conveyances, that affect the property; taxes for the current year, the payment of which Grantee assumes.

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.

*Lennart Cumming Morander*  
Lennart Cumming Morander

*Evelyn Karen Morander*  
Evelyn Karen Morander

*Lennart Cumming Morander*  
*302*

44-283-335

COPY

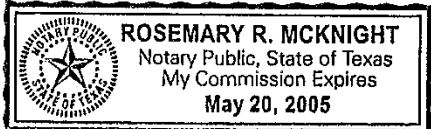
TOTAL OFFICE

ACKNOWLEDGMENT

STATE OF TEXAS

COUNTY OF HARRIS

This instrument was acknowledged before me on Sept. 12, 2002, by Lennart Cumming Morander.



*Rosemary R. McKnight*  
Notary Public, State of Texas

ACKNOWLEDGMENT

STATE OF WISCONSIN

COUNTY OF MILWAUKEE

This instrument was acknowledged before me on September 10, 2002, by Evelyn Karen Morander

*Sheila J. Fessel*  
Notary Public, State of Wisconsin

*Expires 9/19/04*

AFTER RECORDING RETURN TO:

Lennart C. Morander  
16214 Shrewsbury Circle  
Spring, Texas 77379

ANY PROVISION HEREIN WHICH RESTRICTS THE SALE, RENTAL, OR USE OF THE DESCRIBED REAL PROPERTY BECAUSE OF COLOR OR RACE IS INVALID AND UNENFORCEABLE UNDER FEDERAL LAW.  
THE STATE OF TEXAS  
COUNTY OF HARRIS  
I hereby certify that this instrument was FILED in File Number Sequence on the date and at the time stamped hereon by me; and was duly RECORDED. In the Official Public Records of Real Property of Harris County, Texas on

SEP 13 2002



*Dorothy B. Kaufman*  
COUNTY CLERK  
HARRIS COUNTY, TEXAS

UNO

FFICIAL

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11-11-02