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QUITCLAIM DEED

STATE OF TEXAS)
) KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF _____, ss:)

FOR THE CONSIDERATION OF \$_____ and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, _____ of _____ [insert address] [choose appropriate option: married / unmarried], (hereinafter referred to as the "Grantor") does hereby grant, convey and quit claim to _____ of _____ [insert address] [choose appropriate option: married / unmarried], (hereinafter referred to as the "Grantee"), the following lands and property, together with all improvements located on the property, situate in the County of _____, State of Texas:

[Give legal description of property]

Prior instrument reference: Book _____, Page _____, Document Number _____
Recorder of _____ County, State of Texas

LESS AND EXCEPT all oil, gas and minerals, on and under the above described property owned by the Grantor, if any, which are reserved by the Grantor.

SUBJECT to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

THIS IS A 2-PAGE FORM.