

18837

ESCROW TRUST AGREEMENT

FILED FOR RECORD
at 1:00 o'clock P M

MAY 28 2024

THE STATE OF TEXAS
COUNTY OF HUNT COUNTY

BECKY LANDRUM
County Clerk, Hunt County, Tex.
By [Signature]

This contract and agreement made and entered into on this the 21 day of May, 2024, by and between Hunt County Commissioner Mark Hutchins, Precinct 1, and Jeannene Xanthus hereinafter called "Purchaser".

Said Purchaser has deposited into a fund labeled "County Road Improvement Fund" the amount of \$4,750 for the purpose of constructing a certain site improvement, to wit:

Widen and upgrade approximately 352.06 feet of CR 1037 (HI 5 ESTATES) from dirt to rock at a cost of \$600; and

Widen and upgrade approximately 352.06 feet of CR 1037 (HI 5 ESTATES) from rock to oilsand at a cost of \$4,150

To be specifically used for the improvements of 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 said purchaser, be returned to purchaser and this agreement shall than 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 21 day of May 2024.

[Signature]
Commissioner Mark Hutchins
P.O. Box 1097
Greenville, TX 75403

[Signature]
Purchaser Signature
5562 County Road 1037
Celeste, TX 75423
phxanthus@gmail.com
831-234-6242 Pete's cell

HUNT COUNTY TREASURER

REC#: 00111125 5/21/2024 2:58 PM
OPER: CNTR TERM: 001
REF#:

TRAN: 35.0000 COMM PCT 1, HUTCHINS
WIDEN 352.06 FT CR1037 D2R
21 -22000
CO. RD. IMPROVEMENT 600.00CR

TRAN: 35.0000 COMM PCT 1, HUTCHINS
WIDEN 352.06 FT CR1037 R2OS
21 -22000
CO. RD. IMPROVEMENT 4,150.00CR

TENDERED: 4,750.00 CHECK
APPLIED: 4,750.00-
CHANGE: 0.00

DEPOSIT WORKSHEET

DATE: 5-21-24

General Operating \$ 4,750⁰⁰
Road & Bridge \$ 4,750⁰⁰
Payroll _____
Interest & Sinking _____
Law Library _____
Right of Way _____
Other _____
TOTAL \$ 4,750⁰⁰

Received From: Leannere Xanthus
Purpose: Widening only approx. 352.06 ft of CR 1037
Currency: \$ _____
Coin: \$ _____
Checks: \$ _____
TOTAL DEPOSIT \$ 4,750⁰⁰

21-22000

Dept. Code: 35
Receipt: 11125
Control: _____
Received By: ** RL