

19,349

ESCROW TRUST AGREEMENT

THE STATE OF TEXAS

COUNTY OF HUNT COUNTY

FILED FOR RECORD
at 1:00 o'clock P M
MAR 11 2025
BECKY LANDRUM
County Clerk, Hunt County, Tex.
By [Signature]

THIS CONTRACT AND AGREEMENT, MADE AND ENTERED INTO ON THIS THE ____ DAY OF February, 2025, BY AND BETWEEN HUNT COUNTY COMMISSIONER Steven M. Harrison, PRECINCT 4, AND McIlrath Properties, HEREINAFTER CALLED "PURCHASER".

WITNESSETH:

That said Purchaser has deposited into a fund labeled "County Road Improvement Fund" the amount of \$18,450.00, for the purpose of constructing a certain site improvement, to wit:

Upgrade approx. 1445' feet of CR 4705 from 33.304802, -95.297478 to 33.305002, -95.932132 *Dirt to Rock*

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 ____ day of February, 2025.

[Signature]
Commissioner, Precinct 4

[Signature]
Purchaser signature

3914 Wesley St,
Greenville, TX 75401

972-210-9125
Address of purchaser

Gretchen@bravasolutions.com

HUNT COUNTY TREASURER

REC#: 00113670 2/27/2025 3:05 PM
OPER: CNTR TERM: 001
REF#:

TRAN: 38.0000 PCT 4 COMM, HARRISON
UPGRADE 1445 FT CR4705 D2R
24 -22000
CO. RD. IMPROVEMENT 18,450.00CR

TENDERED: 18,450.00 CHECK
APPLIED: 18,450.00-

CHANGE: 0.00

DEPOSIT WORKSHEETDATE: 2-26-25

General Operating \$
Road & Bridge \$18,450.00
Payroll
Interest & Sinking
Law Library
Right of Way
Other
TOTAL \$18,450.00

Received From: Mellroth PropertiesPurpose: Upgrade approx 1,445 ft. of
CR 4705 from dirt to Rock

Currency: \$

Coin: \$

Checks: \$

TOTAL DEPOSIT \$18,450.00

\$
\$
\$
\$
\$
\$

Dept. Code: 38 27Receipt: 113010

Control: _____

Received By: **
Turner