SPECIAL WARRANTY DEED

"NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM ANY INSTRUMENT THAT TRANSFERS AN INTEREST IN REAL PROPERTY BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER."

STATE OF TEXAS§\$\$\$KNOW ALL PERSONS BY THESE PRESENTS:COUNTY OF COLLIN\$

As used herein, the following terms shall have the following meanings:

Effective Date: _____, 2011

Grantor: FRISCO COMMUNITY DEVELOPMENT CORPORATION, a Texas nonprofit corporation

Grantor's Mailing Address:	6101 Frisco Square Blvd., 5 th Floor
	Frisco, Texas 75034

Grantee: CITY OF FRISCO, TEXAS, a municipal corporation organized under the laws of the State of Texas

Grantee's Mailing Address:	6101 Frisco Square Blvd., 5 th Floor
	Frisco, Texas 75034

Consideration: TEN DOLLARS (\$10.00) cash and other good and valuable consideration to the undersigned paid by the Grantee herein named, the receipt of which is hereby acknowledged.

Property (including any improvements):

Condo No. 1 of the FRISCO DISCOVERY CENTER CONDOMINIUMS, a Condominium in the City of Frisco, Collin County, Texas, together with an undivided interest in the common elements according to the Declaration filed ______, 2011, under cc#______, Real Property Records of Collin County, Texas.

Reservations from and Exceptions to Conveyance and Warranty:

This conveyance is made and accepted subject to any and all conditions and restrictions, if any, related to the hereinabove described property, to the extent, and only to the extent, that the same may still be in force and effect, shown of record in the office of the County Clerk of Collin County, Texas, and apparent easements.

Grantor, for the Consideration 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 successors or assigns forever. Grantor hereby binds Grantor and Grantor's successors and assigns to warrant and forever defend all and singular the Property to Grantee and Grantee's 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, by, through or under Grantor, but not otherwise.

FRISCO COMMUNITY DEVELOPMENT CORPORATION, a Texas nonprofit corporation

		By:			
		Name:			
		Title:			
STATE OF TEXAS	Ş Ş				
COUNTY OF COLLIN	§				
This instrument was acknowledged before me on the			day of	, 2011, by	
			of	FRISCO	COMMUNITY

DEVELOPMENT CORPORATION, a Texas nonprofit corporation, on behalf of said corporation.

Notary Public – State of Texas

PREPARED IN THE LAW OFFICE OF:

Abernathy, Roeder, Boyd & Joplin, P.C. 1700 Redbud Blvd., Suite 300 McKinney, Texas 75069 870008.0575

AFTER RECORDING RETURN TO:

City of Frisco 6101 Frisco Square Blvd. 5th Floor Frisco, Texas 75034