

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.

RELEASE OF LIEN

Date: 5-13-2020

Creditor: Vuong Management, LLC

Debtor (or Borrower): Tom Nuyen and Bach-Mai Thi Nguyen

For and in consideration of an agreed sum, the receipt of which is hereby acknowledged and confessed the undersigned, its heirs, agents, successors, and assigns do hereby release, discharge, and relinquish Debtor (or Borrower) from any and all liens, claims, debts, demands, judgments, or causes of action that the undersigned has or may have as a result of the below referenced, recorded documents securing the payment of any and all related note(s) and any other obligations secured thereby:

Vendor's lien retained in the deed dated May 22, 2019, filed for record on May 24, 2019 under Harris County Clerk's File No. RP-2019-216824 of the official records of Harris County, from THEODORE J. DOUGLAS & CYNTHIA M. OWENS, to TOM NUYEN & BACH-MAI THI NGUYEN, securing the payment of a note in the amount of \$187,500.00, payable to the order of VUONG MANAGEMENT, LLC, additionally secured by Deed of Trust of even date therewith to JEFFERY W. LAIRD, Trustee, said Deed of Trust filed for record on May 24, 2019, under Harris County Clerk's File No. RP-2019-216825, of the official records of Harris County.

on or relating to the following described real property:

Lot Twelve (12), in Block Two (2), of SPRING LAKES, SECTION NINE (9), a subdivision in Harris County, Texas, according to the map or plat thereof, recorded under Film Code No. 534017, of the Map Records of Harris County, Texas.

The undersigned, its heirs, agents, successors and assigns, do hereby release, discharge and relinquish that certain lien, claim, debt, demand, judgment or cause of action against the real property described above and said real property is hereby released.

SIGNATURES ON FOLLOWING PAGE

GF# 19003130
Old Republic National Title Insurance Company

Vuong Management, LLC

By: [Signature]

Printed Name: JOHN VUONG

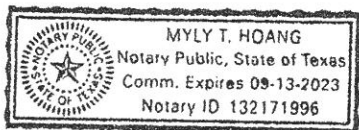
Title: managing partner

STATE OF TEXAS

COUNTY OF HARRIS

Before me, the undersigned Notary Public, on this day personally appeared JOHN VUONG, acting as managing partner on behalf of Vuong Management, LLC proved to me through TDL13427667 to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he or she executed the same for the purposes and consideration therein expressed.

Given under my hand and seal of office this 13 day of May, 2020.



[Signature]
Notary Public, State of Texas

PREPARED IN THE OFFICE OF:
Dorsett Johnson & Swift, LLP
407 Throckmorton, Suite 500
Fort Worth, Texas 76102

AFTER RECORDING RETURN TO:

Old Republic Title
49350 State Highway 249, Suite 100
Houston, TX 77070

RP-2020-246849
Pages 3
06/10/2020 08:55 AM
e-Filed & e-Recorded in the
Official Public Records of
HARRIS COUNTY
CHRIS HOLLINS
COUNTY CLERK
Fees \$22.00

RECORDERS MEMORANDUM

This instrument was received and recorded electronically and any blackouts, additions or changes were present at the time the instrument was filed and recorded.

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.



COUNTY CLERK
HARRIS COUNTY, TEXAS