Texas Department of Motor Vehicles

Business Unit # 60800

Purchase Order # 0000018089

Payment Terms:	Freight Terms:	Ship Via:	PCC:	PO Date:	PO End Date:	PO Method:	Dispatch:	Rev Dt:
NET30	FOB Destination	NA	0	08/18/2026	08/31/2027	LS	Dispatch Via Print	

PLEASE NOTE: ADDITIONAL TERMS AND CONDITIONS MAY BE LISTED AT THE END OF THE PURCHASE ORDER.

Vendor:
RB PEBBLE INDUSTRIAL LP
C/O HOLT LUNSFORD COMMERCIAL
5950 BERKSHIRE LN STE 900
DALLAS TX 75225-5833
United States

Ship To:
1P13 - Fort Worth Region
2425 Gravel Dr.
Fort Worth TX 76118
United States

Ship To Attention: Brandy Monique Garcia

Bill To:
4000 Jackson Avenue
Austin TX 78731
United States

Vendor ID: 1882814782 9 000

Purchaser: Richard Emmanuel Oballo
Phone: 512/465-4199
Fax: 512/465-5641

Bill To Fax:

Email: richard.oballo@txdmv.gov

Bill To Email: DMV_FIN-INVOICES@TxDMV.gov

PO Information:

FY27 Lease renewal of PO#0000016878

Lease Term: 11/1/2025 - 10/31/2030

Months 1-10 November 1, 2025 - August 31, 2026 PO#0000016878
Months 11 - 22 September 1, 2026 - August 31, 2027 PO#0000018089
Months 23 - 34 September 1, 2027 - August 31, 2028
Months 35 - 46 September 1, 2028 - August 31, 2029
Months 47 - 58 September 1, 2029 - August 31, 2030
Months 59 - 60 September 1, 2030 - October 31, 2030

Change Orders:
Change orders will be allowed only if unforeseen conditions arise such as, but not limited to, increasing or decreasing quantities or if the department needs dictate changes. All changes shall be in the scope of original work. No verbal change orders shall be permitted. All change orders must be in writing with a Purchase Order Change Notice (POCN) issued by TxDMV Purchasing Section.

Payment:
Payment will be made in accordance with the Texas Prompt Payment Act, TGC, Subtitle F, Chapter 2251. Vendor shall submit one copy of a correct itemized invoice showing the purchase order number, payee ID., remit to address, and phone number on invoice. Vendors may submit an electronic invoice. All electronic invoices shall be sent to DMV_FIN-INVOICES@txdmv.gov (note: There is an underscore "_" between DMV and FIN). All invoices received at the email address will be filed for future reference and you will receive a receipt confirmation email. To avoid the confusion of duplicate invoices, please do not send other copies of this invoice via regular mail, fax or other means. On emails for electronic invoices, include the company name (as it appears on the invoice) and the purchase order number in the subject line to assist in identifying and processing your invoices in a timely manner. TxDMV will not incur any penalty for late payment if payment is made in 30 days or less from receipt of goods or services and a correct invoice, whichever is later.
Note: Warrants will not be issued to a vendor without a current Texas Identification Number.

Quantity(ies):
Quantities are estimated: TxDMV does not guarantee to purchase any minimum or maximum quantity. TxDMV reserves the right to increase or decrease the quantity(ies) of the purchase order at the same original terms and conditions. The vendor will be notified in writing by purchase order change notice of any requirements for any increased or decreased quantity(ies).

Delivery:
Delivery of goods shall be in accordance with the delivery requirements of this purchase order, any underlying or associated contract for the goods being purchased and any other requirements set for by TxDMV or state law. Upon delivery, the bill of lading shall include at a minimum the following information: TxDMV Division and Contact Name, TxDMV Purchase Order number, Delivery Address, Vendor contact information and return address. If the vendor has an updated delivery schedule or more accurate delivery date, the vendor shall notify the TxDMV contact immediately.

Authorized Signature

Richard Oballo

08/20/2026

Additionally, this Purchase Order is governed by the current TxDMV Contract Affirmations and TxDMV Contract Terms and Conditions, unless modified by Supplemental Conditions approved and provided by TxDMV. These documents can be found at: http://www.txdmv.gov/contractors-vendors. For the avoidance of doubt, unless expressly stated otherwise in this Purchase Order or a TxDMV signature document, in the event of a conflict, ambiguity, or inconsistency between or among any Purchase Order documents, all TxDMV documents take precedence over the Contractors documents, if any.

Lease Payments:
TX Gov Code, Sec. 2167.002, Lease payments for district office space for certain agencies and programs.

TxDMV Contract Monitor:
Contract Monitor: Lori Burns
Lori.Burns@TxDMV.gov
512-431-4772

Contract Monitor: David Schoettle
Email: David.Schoettle@txdmv.gov
Phone: 512-354-0157

Vendor Contact:
RB PEBBLE INDUSTRIAL LP
Hunt Woodruff
matt@exlinecapital.com
325-668-1502

Line-Sch:	Line Description:	PCA:	Class/Item:	Quantity:	UOM:	Unit Price:	Extended Amt:	Due Date:
1-1	Lease 20809 Fort Worth Regional Service Center	30103	971/45	12.0000	MO	$10,541.47000	$126,497.64	09/01/2026

Schedule Total $126,497.64

Contract ID:
0000016878

ReqID:
0000019023

Term: 9/1/26 - 8/31/27

(Months 11-22 of a 60 month lease)

Item Total for Line # 1 $126,497.64

Total PO Amount $126,497.64

All Shipments, Shipping papers, invoices and correspondence must be identified with our Purchase Order Number. Over shipments will not be accepted unless authorized by Purchaser prior to Shipment.

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Texas Department of Motor Vehicles Standard Terms and Conditions can be found at: http://www.txdmv.gov/contractors-vendors

Authorized Signature
Richard Oballo
08/20/2026