

BOOK

7 PAGE 701

STATE HS. OF SOTO CO.

NOTICE OF CONSTRUCTION LIEN

JUN 19 10 16 AM '96

Adventure Pool Service, Lienholder,

Against the Land and Improvement of  
Ammar M. Ammar and wife, Mary Jane Ammar, Owner/s

BK 7 PG 701  
W.E. DAVIS CH. CLK.

Adventure Pool Service gives notice of a Construction Lien established by Section 85-7-131, M.C.A. 1972, (Supp. 1983) against the property of Ammar M. Ammar and wife, Mary Jane Ammar, to-wit:

1. The property subject to this Lien is the property purchased by Ammar M. Ammar and wife, Mary Jane Ammar, pursuant to Deed of Record in DeSoto County, Mississippi, Chancery Clerk's Office in Deed Book 189, Page 405, a true and correct copy of the legal description of said property is incorporated herein as Exhibit "A."
2. The amount of the Lien is \$7,260.85 plus legal interest from and after May 28, 1996, and attorney's fees under Section 85-7-151, M.C.A., 1972.
3. The Lien is for payment due under the contract attached hereto as Exhibit "B" and herewith recorded for the first time.
4. Suit for enforcement of this Lien is not being commenced concurrently with the filing of this Lien.
5. The Lienholder's address is: P. O. Box 1016, Southaven, MS, 38671.
6. The Owner's address is: 3591 Sherrod, Nesbit, MS, 38651.

GIVEN THIS THE 17<sup>th</sup> DAY OF June, 1996.

ADVENTURE POOL SERVICE

BY:

  
WINN-DAVIS BROWN, JR.  
Attorney for Lienholder  
P. O. Box 249  
Southaven, MS 38671-0249  
(601) 393-9466

File #96-00376-0(RGT)

CANCELLED BY AUTHORITY, RECORDED IN BOOK

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THIS 16 DAY OF July, 1999

W.E. Davis  
CHANCERY CLERK  
By: Wm. Haffner D.C.

**AFFIDAVIT OF CORRECTNESS OF NOTICE**

STATE OF MISSISSIPPI  
COUNTY OF DESOTO

PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the jurisdiction aforesaid, WINN DAVIS BROWN, JR., who after being by me duly sworn, as duly authorized Attorney of the Lienor, makes Affidavit that the foregoing writing correctly sets out the claim of the Lienor against the Lienee designated therein in accordance with the business records of the Lienor.

*[Signature]*  
AFFIANT

SWORN TO AND SUBSCRIBED before me, this 17<sup>th</sup> day of June 1996

*[Signature]*  
NOTARY PUBLIC



**AFFIDAVIT OF NOTICE OF OWNER**

STATE OF MISSISSIPPI  
COUNTY OF DESOTO

PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the jurisdiction aforesaid, WINN DAVIS BROWN, JR., who after being by me duly sworn, makes Affidavit that notice was given to the Owner or Owners of the property described in the foregoing Notice in accordance with Section 85-7-197 Mississippi Code Annotated, 1972, as amended, by

CERTIFIED MAIL, RETURN RECEIPT REQUESTED

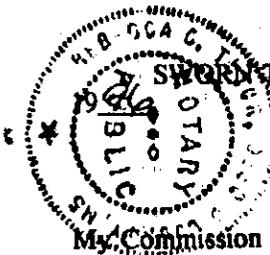
IN PERSON

On the 17<sup>th</sup> day of June, 1996.

*[Signature]*  
AFFIANT

SWORN TO AND SUBSCRIBED before me, this the 17<sup>th</sup> day of June

*[Signature]*  
NOTARY PUBLIC



My Commission Expires:

File #96-00376-0(RGT)

**Universal Title & Escrow, L.L.C.**  
2430 Caffey Street  
Hernando, MS 38632

**Real Property Report**

To: WINN D. BROWN  
ATTORNEY AT LAW  
Address: P.O. BOX 249  
SOUTHAVEN, MS. 38671-0249

Date: June 11, 1996  
Report Name: Ammar M. Ammar and wife Mary Jane Ammar  
Address: 3591 Sherrod Drive  
Nesbit, Ms. 38651

----- LAST GRANTOR - GRANTEE OF RECORD -----  
Transferred to (grantee): Ammar M. Ammar and wife Mary Jane Ammar  
Transferred from (grantor): Billy C. Ray and wife Sandra Jeanette Ray  
Book 189 , page 405  
Deed Dated: 9/23/86 Filing Date: 9/25/86

----- DEEDS OF TRUST -----  
Deed of Trust executed by Ammar M. Ammar and wife Mary Jane Ammar in favor of  
Deposit Guaranty Mortgage Company, in the original amount of \$40,000.00, dated  
August 26, 1992, and filed September 3, 1992, in Book 601, page 339, and recorded in  
the Chancery Clerk's Office of DeSoto County, Mississippi.  
Trustee fs Robert G. Burnett and there are no assignments of record.  
The Deed of Trust is not Open Ended.

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DESOTO COUNTY TAXES for the year 1995 are Paid (\$837.77)

THERE ARE NO CITY TAXES

PARCEL ID NUMBER: 2085-1600.0-00006.01  
COUNTY ASSESSED VALUE OF LAND AND BUILDINGS: \$ 125,056.00

INSURED NUMBER: U96-0127

**Real Property Report - Page 2**

RE: AMMAR M. AMMAR etux

Insured Number: U96-0127

----- LIENS OF RECORD -----

NONE

----- LEGAL DESCRIPTION -----

See Exhibit "A" Attached

BY:

  
RAY M. GIBSON, JR., ATTORNEY

CAUTION TO CUSTOMER: This Real Property Report lists the entries of the County Public records, according to the Official indexing of such records, affection the real property described as of the time stated in the report. The accuracy of this Real Property Report, is guaranteed but is not to be construed as a title guaranty, title insurance policy or an opinion of title. UNIVERSAL TITLE & ESCROW, L.L.C.'s maximum liability on this report is fifteen thousand dollars, and no guarantee is made as to defects, liens, encumbrances, conveyances, and other matters not known to the Company, but known to the claimant and not disclosed in writing to the Company by the claimant prior to the date claimant acquired interest in the property. Any reproduction or unauthorized use of the Real Property report is strictly prohibited unless authorized in writing by an agent of UNIVERSAL TITLE & ESCROW, L.L.C.

## EXHIBIT "A"

11.18 Acres, more or less, in the Northeast Quarter of Section 16, Township 2 South, Range 8 West, in DeSoto County, Mississippi, described more particularly as follows:

11.34 Acres, more or less, in the Northeast Quarter of Section 16, Township 2 South, Range 8 West, described as beginning at a point in the north line of Hickory Hollow Subdivision, a distance of 100 feet east of the southwest corner of the north 115 acres of the Northeast Quarter of said Section 16; thence with the north line of said subdivision North 85 degrees 48 minutes 31 seconds east a distance of 1099.14 feet to a point in the north line of Lot 6 of said subdivision; thence North 48 degrees 35 minutes 01 seconds West 161.94 feet to a point; thence North 5 degrees 10 minutes 30 seconds East 390.91 feet to a point; thence South 84 degrees 30 minutes 48 seconds West following a fence 980.80 feet to a fence corner; thence South 4 degrees 21 minutes 29 seconds East 484.4 feet to the point of beginning.

LESS AND EXCEPT THE FOLLOWING:

0.1554 Acres, more or less, in Section 16, Township 2 South, Range 8 West, in DeSoto County, Mississippi described as beginning at a point in the north line of Hickory Hollow Subdivision a distance of 1199.14 feet North 85 degrees 48 minutes 31 seconds East to a point on the north line of Lot 6, said Hickory Hollow Subdivision which is the point of beginning; thence North 48 degrees 35 minutes 01 seconds West 161.94 feet to a point; thence South 2 degrees 20 minutes 38 seconds East 115.78 feet to a point on the North line of Sherrod Drive; thence North 85 degrees 48 minutes 31 seconds East 117.02 feet to the Point of Beginning. Said tract contains 0.1554 Acres, more or less and is the same tract conveyed to Hue W. Bullard, et ux, by deed dated April 21, 1986, and recorded in Deed Book 186, Page 186, in the Office of the Chancery Clerk of DeSoto County, Mississippi.



**ADVENTURE POOL SERVICE**  
707 Woodsmoke  
Southaven, MS 38871  
(601) 393-9922

**Proposal**

Proposal No.  
Sheet No.  
Date 2/15/96

**Proposal Submitted To**

**Work To Be Performed At**

Name Anna M. Anna  
Street 3591 Howard  
City North  
State MS Zip 38651  
Telephone Number \_\_\_\_\_

Street SAME  
City \_\_\_\_\_ State \_\_\_\_\_  
Date of Plans \_\_\_\_\_  
Architect \_\_\_\_\_

We hereby propose to furnish all the materials and perform all the labor necessary for the completion of

20x40 Fiberglass "R" Gunite Pool & Round Spa.  
Full Wall Brick coping, white plaster, 2 lights, 1-2  
horse power pump, 24" sand filter, 1-1 hp pump &  
concrete base, 11 kw. electric heater, 1-Hand  
rail, 1-ladder, concrete pool with pea gravel  
per spec. 1 corner of water, base, 1000 ft.  
1 Dish board & stand, 2-schwabs & sponges, 6 Pans  
Hot tap, main drain, 1- spa light

Plaster Color ~~White~~ 70

All material is guaranteed to be as specified, and the above work to be performed in accordance with the drawings and specifications submitted for above work and completed in a substantial workmanlike manner for the sum of Twenty one thousand and no/100 Dollars (\$21,000.00).

with payments to be made as follows:  
4,000.00 Deposit, 6,000.00 Due when tile is sub, 2,000.00 Due when plumbing is done, 4,000.00 Due when concrete is poured, 4,000.00 Due when plastered, 1,000.00 Due upon completion.

Any alteration or deviation from above specifications involving extra costs, will be executed only upon written orders, and will become an extra charge over and above the estimate. All agreements contingent upon strikes, accidents or delays beyond our control. Owner to carry fire, tornado and other necessary insurance upon above work. Workmen's Compensation and Public Liability Insurance on above work to be taken out by ADVENTURE POOL SERVICE

DEPOSIT  
CK # 138  
\$2,000

Respectfully submitted \_\_\_\_\_  
Per ADVENTURE POOL SERVICE

Note — This proposal may be withdrawn by us if not accepted within 30 days

**ACCEPTANCE OF PROPOSAL**

The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above.

Accepted \_\_\_\_\_ Signature Anna M. Anna  
Date 2/15/96 Signature \_\_\_\_\_

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ADVENTURE POOL SERVICE  
P. O. BOX 1016  
SOUTHAVEN MS 38671  
593-9922

BELOW IS THE WORK PREFORMED FOR AMAR, 3591 SHERROD, HORN LAKE MS

EXISTING BALANCE BEFORE THIS	2629.85
EXTRA TILE WORK RAISED BEAM	350.00
EXTRA ROW OF TILE INSIDE OF SPA	500.00
EXTRA ROW OF TILE OUTSIDE OF SPA	675.00
DOUBLE BULLNOSE ON TOP OF SPA WALL WITH EXTRA BRICK CUT INTO PLACE	1550.00
EXTRA BRICK CUTS FOR RAISED SPA	200.00
EXTRA GUNITE	650.00
8 PALLETS SOD 85.00 EACH	680.00
2 TIMERS 65.00 EACH	130.00
CONCRETE CUTTER RENTAL	75.00
EXTRA CONCRETE	71.00
LABOR	150.00
 TOTAL	 \$7260.85

TO: AMAR  
3591 SHERROD  
HORN LAKE MS  
38671  
FOR: AMAR  
3591 SHERROD  
HORN LAKE MS  
38671

This Document should be Indexed Under the Checked Quarter Quarter Sections

De Soto County, MS

Section 16 Township 2 Range 8

NW/4				NE/4				SW/4				SE/4			
<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>													

Section \_\_\_\_\_ Township \_\_\_\_\_ Range \_\_\_\_\_

NW/4				NE/4				SW/4				SE/4			
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Section \_\_\_\_\_ Township \_\_\_\_\_ Range \_\_\_\_\_

NW/4				NE/4				SW/4				SE/4			
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Section \_\_\_\_\_ Township \_\_\_\_\_ Range \_\_\_\_\_

NW/4				NE/4				SW/4				SE/4			
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Section \_\_\_\_\_ Township \_\_\_\_\_ Range \_\_\_\_\_

NW/4				NE/4				SW/4				SE/4			
<input type="checkbox"/>															

Section \_\_\_\_\_ Township \_\_\_\_\_ Range \_\_\_\_\_

NW/4				NE/4				SW/4				SE/4			
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