

Jack Allen James and wife, Jackie D. James)
Grantors)
TO)
E. Ross Needham and wife, Pearl S. Needham)
Grantees)

WARRANTY
DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00) cash in hand paid, and other good, legal, sufficient and valuable considerations, the receipt of all of which is hereby acknowledged, We, Jack Allen James and wife, Jackie D. James, Grantors, do hereby sell, convey and warrant unto E. Ross Needham and wife, Pearl S. Needham, as tenants by the entirety with full rights of survivorship and not as tenants in common, Grantees, the following described land and property situated in the County of DeSoto, State of Mississippi, and being more particularly described as follows, to-wit:

Lot 934, Section E, GREENBROOK SUBDIVISION, in Section 19, Township 1 South, Range 7 West, as per plat thereof recorded in Plat Book 9, Pages 44 and 45, in the office of the Chancery Clerk of DeSoto County, Mississippi.

Further consideration of the above described property is the assumption by Grantees of that certain Deed of Trust executed by the undersigned in favor of Unifirst Federal Savings & Loan Association, dated 15 October 1974, and of record in Real Estate Trust Deed Book 180, Page 468, in the office of the Chancery Clerk of DeSoto County, Mississippi, which secures an indebtedness in the current principal amount of Twenty Six Thousand Nine Hundred Four and 38/100 Dollars (\$26,904.38), and Grantees take subject to said loan.

Grantors authorize the transfer of this loan from their names into Grantees' names and Grantors hereby set over and assign unto Grantees without charge all escrow funds now held by Unifirst Federal Savings & Loan Association in connection with the loan made by the same on the above described property.

This conveyance is made subject to all applicable building restrictions, restrictive covenants and easements of record.

Taxes for the year 1978 are to be pro-rated and paid by Unifirst Federal Savings & Loan Association.

WITNESS the signature of the Grantors, this the 29th day of April, 1978.

Jack Allen James

Jack Allen James

Jackie D. James

Jackie D. James

STATE OF MISSISSIPPI
COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority of law in and for the jurisdiction aforesaid, the within named Jack Allen James and wife, Jackie D. James, who acknowledged that they signed and delivered the foregoing instrument on the day and year therein mentioned.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 29th day of April, 1978.

Notary Public

Commission Expires Jan. 29, 1979

STATE OF MISSISSIPPI, DESOTO COUNTY

I certify that the within instrument was filed for record at 8 o'clock 05 minutes A M. 5 day of Jan 1979, and that the same has been recorded in Book 138 Page 374 records of WARRANTY DEEDS of said County. Witness my hand and seal this the 10 day of January 1979.

Fees \$2.50 pd.

H. H. Ferguson