

Steven C. McGan and wife, Patricia Ann McGan
Grantors

TO

Millard C. Smith, II and wife, Mary Nell Smith
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, Steven C. McGan and wife, Patricia Ann McGan, 6460 Tulane, Horn Lake, Mississippi 38637, Grantors, do hereby sell, warrant and convey unto Millard C. Smith, II and wife, Mary Nell Smith, 3525 Tall Oaks Circle, Memphis, Tennessee 38118, 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 723, Section "B" South 1/2 and Section East of Cow Pen Creek, in DeSoto Village Subdivision, in Section 33, Township 1, Range 8, as shown by the plat recorded in Plat Book 8, Pages 16-21, in the office of the Chancery Clerk of said County and being the same property conveyed to Grantors by deed of record in Book 136, Page 377, office aforesaid.

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 National Mortgage Company, dated 25 August 1978 and of record in Real Estate Trust Deed Book 230, Page 381, in the office aforesaid, which secures an indebtedness in the current principal amount of Twenty Six Thousand Six Hundred Eighty-two and 71/100 Dollars (\$26,682.71), and Grantees take subject to said loan.

Grantors hereby 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 National Mortgage Company 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 1981 are to be pro-rated and paid by National.

WITNESS the signature of the Grantors, this the 21st day of February, 1981.

Steven C. McGan

Steven C. McGan
Patricia Ann McGan

Patricia Ann McGan

STATE OF MISSISSIPPI
COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority of law in and for the jurisdiction aforesaid, the within named Steven C. McGan and wife, Patricia Ann McGan, 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 21st day of February, 1981.

David A. Gustafson

Notary Public

My Commission expires:
18 January 1982

STATE OF MISSISSIPPI, DESOTO COUNTY
I certify that the within instrument was filed for record at 8 o'clock 40 minutes A.M. 23 day of Feb. 1981, and that the same has been recorded in Book 152 Page 596 records of WARRANTY DEEDS of said County.
Witness my hand and seal this the 23 day of February 1981.