

WARRANTY DEED

EVERETT S. OWENS and wife, DEE ANN OWENS
GRANTORS

To

JAMES A. JERNIGAN and wife, VERNA G. JERNIGAN
GRANTEES

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, the undersigned Grantors, EVERETT S. OWENS and wife, DEE ANN OWENS, do hereby sell, convey, and warrant unto the above Grantees, JAMES A. JERNIGAN and wife, VERNA G. JERNIGAN, as joint tenants with full rights of survivorship and not as tenants in common, the following described land and property situated in the County of DeSoto, State of Mississippi, being more particularly described as follows, to-wit:

Lot 109, Section A, Holly Hills Subdivision, situated in Section 30, Township 1 South, Range 8 West, as per plat thereof recorded in Plat Book 10, Pages 34 and 35, 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 Ronny G. Drewry, et ux, in favor of Bailey Mortgage Company, dated September 23, 1974, and recorded in Book 180, Page 17, in the office of the Chancery Clerk of DeSoto County, Mississippi; and validly assigned to Security Savings and Loan Association, dated October 31, 1979, and recorded in Book 254, Page 608, in said Clerk's office, which secures an indebtedness in the current principal amount of \$ 27,908.73, and Grantees take subject to said loan. AND the assumption by Grantees of that certain Deed of Trust executed by Howard N. Harville, Jr., et ux, to Ronny G. Drewry, et ux, dated September 7, 1984, and recorded in Book 323, Page 427, in the office of the Chancery Clerk of DeSoto County, Mississippi; and validly assigned to Jerry T. Davidson, et ux, dated August 25, 1985, and recorded in Book 347, Page 11, in said Clerk's office; and validly assigned to FinanceAmerica Corporation, dated December 16, 1985, and recorded in Book 354, Page 543, in said Clerk's office which secures an indebtedness in the current principal amount of \$13,784.26, and Grantees take subject to said loans. Grantors hereby authorize the transfer of this loan their names into Grantees' names and Grantors hereby set over and assign unto Grantees without charge all escrow funds now held by Bailey Mortgage Company in connection with loan made by same on the above described property.

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

The Grantees herein by acceptance of this conveyance assume and agree to pay a pro-rata share of all ad valorem taxes for the year 1986.

WITNESS the signatures of the Grantors this the 12th day of February, 1986.

Everett S. Owens
EVERETT S. OWENS

Dee Ann Owens
DEE ANN OWENS

STATE OF MISSISSIPPI
COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority of law in and for the jurisdiction aforesaid, the within named EVERETT S. OWENS, who acknowledged that he signed and delivered the foregoing instrument on the day and year therein mentioned.

GIVEN UNDER MY HAND and seal of office this the 18th day of February, 1986.

Martha C. Higgins
Notary Public

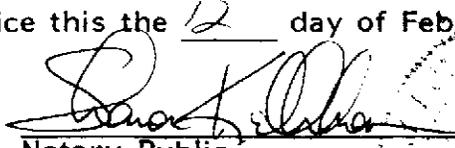
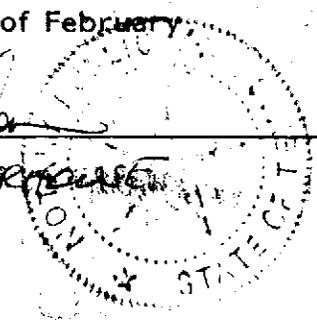
My Commission expires: November 28, 1987



STATE OF TEXAS
COUNTY OF Dallas

PERSONALLY appeared before me, the undersigned authority of law in and for the jurisdiction aforesaid, the within named DEE ANN OWENS, who acknowledged that she signed and delivered the foregoing instrument on the day and year therein mentioned.

GIVEN UNDER MY HAND and seal of office this the 12 day of February, 1986.


Notary Public
SHARON S. KELLERHOUSE


My Commission expires:

4-26-89

Grantor's Address: 740 W. Spring Valley Drive, Richardson, TX 75085

Grantees' Address: 5915 Briarwood Drive, Walls, MS 38680

Filed @ 10:00 AM, Feb. 20, 1986
Recorded in Book 184 Page 209
H. G. Ferguson, Clerk