

Grantor's Address: P. O. Box 824, Horn Lake, MS 38637
Grantees Address: 1264 Hopper Dr., Horn Lake, MS 38637
Property Address: 6735 Camelot, Horn Lake, MS 38637

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DONALD C. LIVINGSTON

GRANTOR

TO

ASSUMPTION WARRANTY DEED

HERMIE H. ADAMS, SR. AND
WIFE, EVELYN ADAMS

GRANTEES

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, full receipt and the sufficiency of all of which considerations are hereby acknowledged, I, DONALD C. LIVINGSTON, do hereby SELL, CONVEY AND WARRANT unto HERMIE H. ADAMS, SR. AND WIFE, EVELYN ADAMS, as tenants by the entirety with full rights of survivorship and not as tenants in common, the hereinafter described real property, together with all improvements and appurtenances located and situated thereon, located and situated in the City of Horn Lake, DeSoto County, Mississippi, and being more particularly described as follows, to-wit:

Lot 186, Section "A", DeSoto Village Subdivision, in Section 34, Township 1 South, Range 8 West, as shown on plat of record in Plat Book 7 at Pages 7 - 14 in the office of the Chancery Court Clerk of DeSoto County, Mississippi, to which plat reference is hereby specifically made for a more particular description of said lot.

Filed @ 9:30 AM 10/27/86
Recorded in book 191 Page 65
H. G. Ferguson, Chancery Clerk

In further consideration of the hereinabove described property, the Grantees herein do hereby agree to assume and that certain first mortgage indebtedness owed to The Kislak Organization which was assigned to them from National Mortgage Company, said indebtedness being evidenced by a first mortgage deed of trust dated the 21st day of February, 1972, and being recorded in Land Deed of Trust Book 139 at Page 231 in the office of the Chancery Court Clerk of DeSoto County, Mississippi, and having a current principal balance due in the amount of \$12,366.59.

The Grantor herein does hereby set over and assign unto the Grantees herein without charge any and all escrow accounts now held by said mortgage company which includes any and all funds pertaining to taxes, insurance, etc. in regard to said property and/or loan.

This property is subject to the 1986 tax liens and assessments which attached by operation of law on January 1, 1986, but which taxes are not due and payable until on or after January 1, 1987; any encroachments or matters which an accurate and current survey of said property might disclose; any road and utility easements and/or rights-of-way lying in, on, over or across said property; any zoning and/or subdivision ordinances, regulations, stipulations, and/or covenants of the City of Horn Lake and/or DeSoto County, Mississippi; and any subdivision rules and/or regulations of DeSoto Village Subdivision which may be on file in the office of the Chancery Court Clerk of DeSoto County, Mississippi.

Possession is hereby delivered with this deed and taxes are hereby prorated within the escrow account hereinabove described.

WITNESS the signature of the Grantor on this the 22nd day of October, 1986.

Donald C. Livingston
DONALD C. LIVINGSTON - GRANTOR

STATE OF MISSISSIPPI
COUNTY OF DESOTO

I, Notary Public, PERSONALLY appeared before me the undersigned authority in and for county and state aforesaid, the within named, Donald C. Livingston, who did acknowledge to me that he signed and delivered the above and foregoing Assumption Warranty Deed on the day and year therein mentioned as his free and voluntary act and deed.

GIVEN under my hand and official seal of office on this the 22nd day of October, 1986.

(SEAL

Mark A. Schmitt
NOTARY PUBLIC

My Commission Expires:

MY COMMISSION EXPIRES: JANUARY 22, 1990