

)  
 KENNETH ASH, EXECUTOR OF )  
 ESTATE OF TALMON DAVID McNEELY, )  
 DECEASED, )  
 )  
 Grantor )  
 )  
 To ) WARRANTY DEED  
 )  
 BERLIE E. BOYCE, SR., ET UX, )  
 )  
 Grantees )  
 )  
 \_\_\_\_\_ )

For and in consideration of the sum of Ten Dollars (\$10.00) cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, I, KENNETH ASH, Executor of the Estate of Talmon David McNeely, deceased, do hereby grant, bargain, sell, convey and warrant unto BERLIE E. BOYCE, SR. and wife, WILMA DORIS BOYCE, as tenants by the entirety with full right of survivorship and not as tenants in common, the land lying and being situated in DeSoto County, Mississippi, described as follows, to-wit:

Lot numbers 5A, 6A and 7A of the John M. Cole, Jr. Subdivision in DeSoto County, Mississippi, as shown on plat recorded in Plat Book 1, page 27 of record in the office of the Chancery Clerk of DeSoto County, Mississippi, and being situated in the east half of Section 28, Township 2, Range 6 West.

Talmon David McNeely died testate on August 17, 1985, and left a Last Will and Testament of record in Book 16, page 279 of the Will records of DeSoto County, Mississippi. Item III of the said Last Will and Testament vested plenary power in his Executor, Kenneth Ash, to sell and convey all real property of which he died seized and possessed. Further this conveyance is made pursuant to the authority granted by Order Authorizing Sale of Real Property entered by the Chancery Court of DeSoto County, Mississippi, on April 28, 1987, in Cause Number 85-8-566 and recorded in Book 103, page 593 of the minutes of said Court.

The Grantees herein are accepting the above described property in its "as is" condition. There are no warranties on anything on the property. Grantees have been informed of mudslide downstairs and of the previous presence of termites.

The hereinabove described property is conveyed subject to road rights of way, public utility easements, zoning and subdivision regulations and health department regulations in effect in DeSoto County, Mississippi.

Taxes for the year 1987 will be prorated between the Grantor and the Grantees as to the date of this deed. Taxes for all subsequent years will be paid by the Grantees. Possession is given with the delivery of this deed.

WITNESS my signature, this the 1st day of May, 1987.

Kenneth Ash  
Kenneth Ash, Executor  
Estate of Talmon David McNeely, deceased

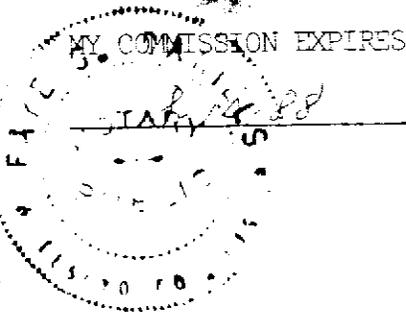
STATE OF MISSISSIPPI  
COUNTY OF DESOTO

Personally appeared before me, the undersigned authority in and for said State and county, the within named KENNETH ASH, Executor of Estate of Talmon David McNeely, Deceased, who acknowledged that he signed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned as his free and voluntary act and deed for the purposes therein expressed.

GIVEN under my hand and official seal of office, this the 1st day of May, 1987.

James L. Smith  
Notary Public

MY COMMISSION EXPIRES:



GRANTOR'S ADDRESS:

9872 Cole Rd.  
Olive Branch, MS 38662

GRANTEES ADDRESS:

1816 East Shelby Drive  
Memphis, TN 38118

Filed @ 4:15 P.M. / MAY 1987  
Recorded in book 195 Page 172  
H. G. Ferguson, Chancery Clerk