

THIS INSTRUMENT PREPARED BY AND RETURNABLE TO:

KATHERINE M. ANDERSON  
 McDONNELL, BOYD, SMITH & SOLMSON  
 1200 UNION PLANTERS BANK BLDG.  
 67 MADISON AVENUE  
 MEMPHIS, TENNESSEE 38103  
 (901) 521-1111

WARRANTY DEED

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, the undersigned, J. Preston Pate, Limited Guardian of Mildred L. Compton, (herein "Grantor"), does hereby sell, convey and warrant unto Freddie W. Compton, Jr., (herein "Grantee(s)") that certain lot, tract or parcel of land lying and being situated in the County of DeSoto, State of Mississippi, more particularly described as follows, to-wit:

Lot 359 in Section B, Chickasaw Bluff Lakes Subdivision as shown on plat recorded in Plat Book 6, pages 29-34 in the Office of the Chancery Court Clerk of DeSoto County, Mississippi, to which plat reference is hereby made for a more particular description of said lot, which is situated in Section 7, Township 3, Range 9 West.

This is the same real estate conveyed to Freddie W. Compton, Sr. and wife Mildred L. Compton by Warranty Deed recorded in Deed Book 136, page 651 in the Office of the Chancery Clerk of DeSoto County, Mississippi. Freddie W. Compton, Sr. died intestate on December 27, 1988, a resident of Mountain Home, Baxter County, Arkansas, leaving Mildred L. Compton as surviving tenant by the entirety. J. Preston Pate was appointed Limited Guardian for Mildred L. Compton on or about March 3, 1989 by the Probate Court of Shelby County, Tennessee, in Cause No. B13161 and was authorized to sell the aforescribed real estate by Order of the Probate Court of Shelby County, Tennessee in Cause No. 3113 R.D.

The warranty of this conveyance is subject to:

- (1) any and all outstanding oil, gas and mineral leases, preservations, conveyances or royalty transfers presently of record affecting the aforesaid real estate;
- (2) all applicable building restrictions, restrictive covenants and easements presently of record affecting the aforescribed real estate.
- (3) restrictions contained in Warranty Deed recorded in Book 136, page 65 in the Office of the Chancery Court Clerk of DeSoto County, Mississippi.

The Grantor(s) herein each covenant and warrant that the aforescribed real estate constitutes no part of his or her homestead.

Ad valorem taxes for the year 1989 when due, shall be paid by the Grantee herein.

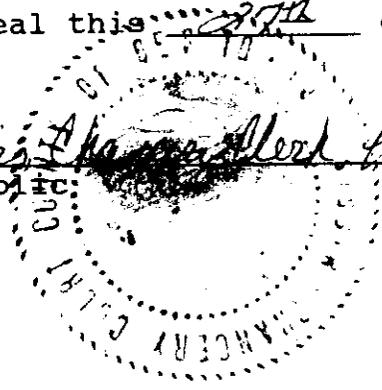
WITNESS the signature(s) of the Grantor(s) this 27<sup>th</sup> day of ~~September~~, 1989.  
December

J. Preston Pate  
Grantor  
LIMITED GUARDIAN FOR  
MILDRED L. COMPTON

STATE OF ~~TENNESSEE~~ MISSISSIPPI  
COUNTY OF ~~SHELBY~~  
DESOTO

Personally appeared before me, the undersigned authority in and for the jurisdiction aforesaid, J. Preston Pate, who acknowledged that he signed, sealed and delivered the foregoing Warranty Deed on the day and year therein mentioned.

GIVEN under my hand and official seal this 27<sup>th</sup> day of ~~September~~, 1989.  
December

W.E. Davis  
Notary Public  
*W. E. Davis, Notary Public, by K. D. C.*  


My commission expires:  
Jan 6, 1992

GRANTOR(S) ADDRESS: 265 GARLAND MEMPHIS TN  
TELEPHONE NO. (RES.) 1901 274-4862 (BUS.) 901 274-6220

GRANTEE(S) ADDRESS: Freddie W. Compton Jr. 61 Larchmont  
TELEPHONE NO. (RES.) 901-324-8498 (BUS.) Same Memphis, TN 38111

PROPERTY ADDRESS: Unimproved property

STATE OF MISSISSIPPI  
COUNTY OF DESOTO

I, \_\_\_\_\_, Clerk of the Chancery Court of said county, hereby certify that the foregoing instrument of writing was filed in my office for record on the \_\_\_\_\_ day of September, 1989 at \_\_\_\_\_ o'clock \_\_\_\_ .m. and duly recorded in Deed Book No. \_\_\_\_\_, page \_\_\_\_\_.

WITNESS my hand and seal of said Court, this \_\_\_\_\_ day of \_\_\_\_\_, 1989.

\_\_\_\_\_, Clerk  
By: \_\_\_\_\_ D.C.

MBSS No. C5959-002

STATE MS.-DESOTO CO.  
FILED  
JAN 5 9 41 AM '90  
RECORDED 1/8/90  
DEED BOOK 221  
PAGE 709  
W.E. DAVIS CH. CLK.

STATE MS.-DESOTO CO.  
FILED  
DEC 27 11 21 AM '89  
RECORDED \_\_\_\_\_  
DEED BOOK \_\_\_\_\_  
PAGE \_\_\_\_\_  
W.E. DAVIS CH. CLK.