

WARRANTY DEED

ROBERT D. HOLLAND and wife, I. LaDELL HOLLAND
Grantors

To

BILLY RAY BRITT and wife, ELIZABETH A. BRITT
Grantees

FOR AND INCONSIDERATION of the sum of Ten Dollars (\$10.00) cash in hand paid and other good, legal, sufficient, and valuable consideration, the receipt of all of which is hereby acknowledged, ROBERT D. HOLLAND and wife, I. LaDELL HOLLAND, the undersigned Grantors, do hereby sell, convey, and warrant unto the above Grantees, BILLY RAY BRITT and wife, ELIZABETH A. BRITT, 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 1 of Hailey Hills in the Southwest Quarter of Section 22, Township 2 South, Range 8 West, DeSoto County, Mississippi, as shown by the plat appearing of record in Plat Book 19, Pages 1-3, 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 Robert D. Holland, et ux, in favor of Keystone Mortgage Corporation, dated August 26, 1987, and recorded in Book 414, Page 677, in the office of the Chancery Clerk of DeSoto County, Mississippi, which secures an indebtedness in the current principal amount of \$68,813.51, 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 Citicorp Mortgage in connection with loan made by Keystone Mortgage Corporation on the above described property.

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

The Grantees hereby by acceptance of this conveyance assume and agree to pay a pro-rata share of all ad valorem taxes for the year 1990.

WITNESS the signatures of the Grantors this the 18th day of April, 1990.

Robert D. Holland
ROBERT D. HOLLAND
I. LaDELL Holland
I. LaDELL HOLLAND

STATE OF MISSISSIPPI
COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority of law in and for the jurisdiction aforesaid, the within named ROBERT D. HOLLAND and I. LaDELL HOLLAND, 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 18th day of April, 1990.

Luanne J. Johnson
Notary Public

My Commission expires:
November 28, 1991

STATE MS.-DESOTO CO. D.T.
FILED

APR 19 10 14 AM '90

Grantors' Address:
2223 Carrolton, Southaven, MS 38671
Home No. 393-0552 Work No. 342-1660
Grantees' Address:
2964 Laverne Drive, Nesbit, MS 38651
Home No. 429-0750 Work No. 794-6050

RECORDED 4-23-90
DEED BOOK 225
PAGE 13
W.E. DAVIS CH. CLK.