



encroachments, shortages in acreage, or any other matters which might be revealed by an accurate current survey; and subject to taxes for the year 1990, which taxes are not yet due, but which constitute a lien which relates back to January 1, 1990.

Taxes for the year 1990 are being pro-rated to the date of this Deed as part of this closing. Taxes for 1990 and all subsequent years are to be the responsibility of Grantees, their heirs or assigns.

As part of the consideration herein, Grantees hereby assume and covenant to perform all the terms and conditions of the obligations set forth in that certain Promissory Note executed by Richard D. Simpson and wife, Michelle G. Simpson, and delivered to Cameron-Brown Company as Beneficiary in the amount of \$43,300.00, dated October 31, 1986, and that certain Deed of Trust securing said Promissory Note of even date therewith, upon the property conveyed in this Deed, which Deed of Trust is recorded in Deed of Trust Book 381, Page 555, in the office of the Chancery Clerk of DeSoto County, Misissippi, including, but not limited to, the obligation to repay the debt. For said consideration, as set forth hereinbefore, Grantor does further hereby convey, set-over, and assign to Grantees any and all funds or sums which may be held in escrow in connection with said loan.

Possession of the above described property shall be delivered to Grantees upon delivery of this Deed.

Witness my signature, this the 27th day of December, 1990.

*Saprena M. Hagan*  
SAPRENA M. HAGAN

Ms. Saprena M. Hagan  
2571 McCracken Road  
Hernando, MS. 38632  
Home: (601) 429-8148  
Work: (601) 429-9886

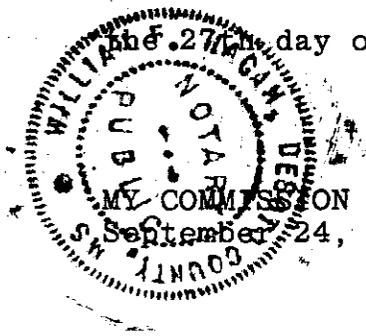
Mr. and Mrs. J. P. Zienowicz  
609 Robinson Street  
Hernando, MS. 38632  
Home: (601) 429-0626  
Work: (800) 845-7355

STATE OF MISSISSIPPI

COUNTY OF DESOTO

This day personally appeared before me, the undersigned authority in and for said County and State, the within named SAPRENA M. HAGAN, an unmarried person, who acknowledged that she signed and delivered the above and foregoing ASSUMPTION WARRANTY DEED as her free and voluntary act and deed on the day and date mentioned therein and for the purposes therein expressed.

Given under my hand and official seal of office, this the 27th day of December, 1990.



William F Hagan  
NOTARY PUBLIC

STATE MS.-DESOTO CO. CP  
FILED

DEC 27 11 55 AM '90

RECORDED 12/27/90  
DEED BOOK 231  
PAGE 1692  
W.E. DAVIS CH. CLK.