

WARRANTY DEED

APR 6 12 34 PM '92

GRANTOR: G. ROY ANDREWS, d/b/a
G. ROY ENTERPRISES

RECORDED 4-13-92
DEED BOOK 274
PAGE 257
W.E. DAVIS CH. CLK.

GRANTEES: THOMAS J. MANESS, ET UX

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, G. ROY ANDREWS, d/b/a G. ROY ENTERPRISES, do hereby sell convey and warrant unto THOMAS J. MANESS, and wife, SHALEEN E. MANESS, as Tenants by the Entirety with full rights of survivorship and not as Tenants in Common, the land lying and being situated in the City of Olive Branch, DeSoto County, Mississippi described as follows, to-wit:

Lot 16, Section "B", Fox Run Subdivision, situated in Section 26, Township 1 South, Range 6 West, DeSoto County, Mississippi as per Plat recorded in Plat Book 38, Page 15, Chancery Clerk's Office, DeSoto County, Mississippi.

The warranty in this Deed is subject to subdivision and zoning regulations in effect in DeSoto County, Mississippi and rights of ways for public roads and public utilities and the restrictive covenants of record in Fox Run Subdivision.

Taxes for the year 1992 are to be prorated and possession is given upon delivery of this Deed.

WITNESS MY SIGNATURE, this 23 day of March, 1992.

G. Roy Andrews
G. ROY ANDREWS

STATE OF MISSISSIPPI
COUNTY OF DESOTO

This day personally appeared before me, the undersigned authority in and for said county and State, within my jurisdiction, the within named G. Roy Andrews, d/b/a G. Roy Enterprises, who acknowledged that he signed, sealed and delivered the above and foregoing Warranty Deed as his free and voluntary act and deed and for the purposes therein expressed.

Given under my hand and official seal of the office, this the 23 day of March, 1992.



MY COMMISSION EXPIRES: 9-20-95

Th. J. Maness
NOTARY PUBLIC

Grantor's Address:
6280 Tranquil Dr.
Olive Branch, MS 38654
Phone No: 895-3914 (h)
 same (b)

Grantee's Address:
7348 Fox Run Cove
Olive Branch, MS 38654
Phone No: 957-1603 (b)
 295-0596 (h)