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ROW005A

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Thomas Stephen Blann, et ux
Jonelle Blann
022-0-00-W

STATE MS.-DE SOTO CO. *ms*

Do not record above this line

APR 25 3 21 PM '92

RECORDED 5-5-92
DEED BOOK 245
PAGE 48
W.E. DAVIS CH. CLK.

WARRANTY DEED

THE STATE OF MISSISSIPPI

County of DeSoto

For and in consideration of FOUR THOUSAND AND

00/100 Dollars (\$4,000.⁰⁰)

the receipt and sufficiency of which is hereby acknowledged, I/or we, the undersigned, hereby grant, bargain, sell, convey and warrant unto the Mississippi State Highway Commission the following described land:

Begin at the point of intersection of the present Northerly right-of-way line of Mississippi Highway No. 302 with the East line of grantors property as shown on the plans for State Project No. 79-0021-01-005-10; from said point of beginning run thence Westerly along said present Northerly right-of-way line, a distance of 25.1 feet; thence run North 00° 06' West along said present Northerly right-of-way line, a distance of 5.0 feet; thence run Westerly along said present Northerly right-of-way line, a distance of 75.0 feet to a West line of grantors property; thence run North 01° 28' West along said West line of grantors property, a distance of 16.3 feet; thence run North 89° 54' East, a distance of 75.8 feet to a point that is 55 feet Northerly of and perpendicular to the centerline of survey of said project at Station 341 + 00'; thence run South 82° 31' East, a distance of 25.4 feet to said East line of grantors property; thence run South 00° 05' West along said East line of grantors property, a distance of 15.9 feet to the point of beginning, containing 0.04 acres, more or less, and being situated in and a part of Lot 5 of Dancy-Horn Lake Commercial Subdivision, Second Revision of the Southeast 1/4 of the Southwest 1/4 of Section 27, Township 1 South, Range 8 West, City of Horn Lake, DeSoto County, Mississippi.

The grantor herein further warrants that the above described property is no part of his/or her homestead.

It is further understood and agreed that the consideration herein named is in full, complete and final payment and settlement of any claims or demands for damage accrued, accruing, or to accrue to the grantors herein, their heirs, assigns, or legal representatives, for or on account of the construction of the proposed highway, change of grade, water damage, and/or any other damage, right or claim whatsoever.

It is further understood and agreed that this instrument constitutes the entire agreement between the grantor and the grantee, there being no oral agreements or representations of any kind.

Witness our signatures the 2nd Day of APRIL, A.D.,
19 92.

Thomas D. Crawford x Thomas S. Blann
Thomas D. Crawford x Jonelle Blann

Grantee Address:

Mississippi State Highway Department
P. O. Box 1850
Jackson, Mississippi 39215-1850
Phone Number: (601) 359-1919
Account No. 79-0021-01-005-10

Grantor Address:

412 College St
Senatobia, Miss 38668
Phone Number: 601-562-5396
Business Number: 601-622-7431

STATE OF MISSISSIPPI

County of Desoto

Personally appeared before me, the undersigned authority, Thomas D. Crawford, one of the subscribing witnesses to the foregoing instrument, who being first duly sworn, deposes and saith that he saw the within named Thomas S. Blann and Jonelle Blann, whose names are subscribed hereto, sign and deliver the same to the said State Highway Commission, a body corporate by statute, that he, this affiant, subscribed his name as witness thereto in the presence of the said Thomas S. Blann and Jonelle Blann on the _____ day and year therein mentioned.

Thomas D. Crawford
Affiant

Sworn to and subscribed before me this the 2nd day of April, A.D., 1992.

Margaret P. Blackwell
Notary Public Title

(PLACE SEAL HERE)

My Commission Expires 2-1-96

My commission expires _____