

STATE MS.-DESOTO CO.
FILED

AUG '9 8 15 AM '93 J.X.
J.X.

BRIAN K. COOPER, AND WIFE
LEE ANN COOPER
GRANTOR(S)

TO

DONNIE G. LUCIUS, AND
DENNIS J. LUCIUS
GRANTEE(S)

BK 260 PG 406 ASSUMPTION
W.E. DAVIS CH. CLK. WARRANTY DEED
By B Cleveland et

For and in consideration of the sum of Ten Dollars (\$10.00) cash in hand paid and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, BRIAN K. COOPER and wife, LEE ANN COOPER do hereby sell, convey and warrant unto DONNIE G. LUCIUS, and DENNIS J. LUCIUS, the following described property situated in the County of DeSoto, State of Mississippi, together with all improvements and appurtenances thereon more particularly described as follows:

LOT 2166, SECTION F, DESOTO VILLAGE SUBDIVISION, LOCATED IN SECTION 33, TOWNSHIP 1 SOUTH, RANGE 8 WEST, DESOTO COUNTY, MISSISSIPPI, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 13, PAGES 1-5, IN THE OFFICE OF THE CHANCERY CLERK OF DESOTO COUNTY, MISSISSIPPI.

For and in consideration hereof, the Grantee(s) agree to assume and pay as and when due, the entire residual balance of that certain Deed of Trust in favor of REAL ESTATE FINANCING, INC., recorded in Book 533, Page 26, in the Office of the Chancery Clerk of DeSoto County, Mississippi.

The taxes held in escrow and all other items in relation to the above loan for the use and benefit of the Grantor(s) herein are specifically transferred and assigned unto the Grantee(s).

Possession to be given within seven (7) days from date.

The warranty in this deed is subject to subdivision and zoning regulations in effect in DeSoto County, rights of ways and easements for public roads and public utilities and restrictive covenants and easements of record.

WITNESS OUR SIGNATURES this the 3rd day of AUGUST, 1993.

Brian K. Cooper
BRIAN K. COOPER

Lee Ann Cooper
LEE ANN COOPER

STATE OF MISSISSIPPI
COUNTY OF DESOTO

PERSONALLY appeared before me in aforesaid County and State, on this the 3RD day of AUGUST, 1993 within my jurisdiction the within named, BRIAN K. COOPER and wife, LEE ANN COOPER, who acknowledged that they executed the above and foregoing instrument.

Shirley R. [Signature]
Notary Public

My Commission Expires: 05/05/95

Grantors' Address: 3755 IVANHOE DR., HORN LAKE, MS 38637
Work Phone #: 795-2300 Home Phone #: 393-8922
Grantees' Address: 615 Browns Ferry Rd Senatobia, MS 38662
Work Phone #: 601 562 9666 Home Phone #: 601 562 6218

File #3719assum

This instrument prepared by Eric L. Sappenfield,
97 Stateline Road East, Southaven, MS 38671
601-342-2170.