

STATE MS.-DESOTO CO. NO. FILED

SEP 15 11 33 AM '91

Prepared By and Return To: William F. Hagan Post Office Box 679 Hernando, MS. 38632 (601) 429-9048

ROBERT R. ROWLAND, ET UX, Grantors TO KATHY L. MURPHREE, Grantee

BK 275 PG 726 W.E. DAVIS CH. CLK.

WARRANTY DEED by S. Cleveland et

For and in consideration of the sum of Ten Dollars (\$10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, We, ROBERT R. ROWLAND and wife, JAMIE GAIL ROWLAND, do hereby grant, bargain, sell, convey, and warrant to KATHY L. MURPHREE, a single person, that certain real property lying and being situated in DeSoto County, Mississippi, and being more particularly described as follows:

Lot 287, Section C, Twin Lakes Subdivision, situated in Section 6, Township 2 South, Range 8 West, as per plat thereof recorded in Plat Book 8, Pages 41-43, in the office of the Chancery Clerk of DeSoto County, Mississippi.

The above described property is conveyed subject to road rights of way, public utility easements, and zoning, subdivision, and health department regulations of DeSoto County, Mississippi; subject to any prior reservation or conveyance of minerals, of every kind and character, including, but not limited to, oil, gas, sand, and gravel, in, on, and under subject property; subject to covenants, limitations, and restrictions of said subdivision as shown on plat of said subdivision of record in Plat Book 8, Pages 41-43, of the records of DeSoto County, Mississippi; and subject to taxes for the year 1994, which taxes are not yet due or payable, but which constitute a lien which relates back to January 1, 1994.

Taxes for the year 1994 are being pro-rated on an estimated basis to the date of this Deed as part of this closing. Taxes for 1994 and all subsequent years are to be the responsibility of Grantee, her heirs and/or assigns.

Possession of the above described property shall be

delivered to Grantee on or before September 22, 1994.

Witness our signatures, this the 14th day of September, 1994.

Robert R Rowland
ROBERT R. ROWLAND

Jamie Gail Rowland
JAMIE GAIL ROWLAND

Mr. and Mrs. R. R. Rowland
1925 Tissington
Horn Lake, MS. 38637
Home: (601) 781-0016
Work: (901) 774-0600

Ms. Kathy L. Murphree
5836 Choctaw Drive
Walls, MS. 38680
Home: (601) 349-0826
Work: (601) 363-7207

STATE OF MISSISSIPPI
COUNTY OF DESOTO

This day personally appeared before me, the undersigned authority in and for said County and State, ROBERT R. ROWLAND and wife, JAMIE GAIL ROWLAND, who each acknowledged that they signed and delivered the above and foregoing WARRANTY DEED as their 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 14th day of September, 1994.

William F. Haaga
NOTARY PUBLIC

