

ROW005A

46106002.WA  
Virgil Ray Smith, et ux  
Ruth Clark Smith  
002-0-00-W

BOOK 282 PAGE 189

08-11-94 CW

FEB 10 1995

STATE MS.-DESOTO CO.  
CLERK

Do not record above this line

FEB 28 1 35 PM '95

WARRANTY DEED

BK 282 PG 189  
W.E. DAVIS CH. CLK.

by B. Cleveland

THE STATE OF MISSISSIPPI

County of DeSoto

For and in consideration of Nine Thousand Three Hundred

Twenty Five & no/100 /100 Dollars (\$9325.00)

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

TOWNSHIP 2 SOUTH, RANGE 9 WEST, DESOTO COUNTY, MISSISSIPPI,

Section 13:

Begin at the point of intersection of the Northeasterly line of grantors property with the present Northwesterly right-of-way line of Mississippi Highway No. 301 as shown on the plats for Federal Aid Project No. 46-0030-01-006-10 at Highway Survey Station 464 + 73.71, said point being 1025.0 feet North of and 657.6 feet West of the Southeast Corner of the Southeast 1/4 of Section 13, Township 2 South, Range 9 West; from said point of beginning run thence Southwesterly along said present Northwesterly right-of-way line and a line that is Northwesterly of and parallel with the center of Mississippi Highway No. 301, a distance of 148.7 feet to the Southwesterly line of grantors property as shown on the plats for said project at Station 463 + 23.05; thence run North 60° 09' West along said Southwesterly property line, a distance of 57.8 feet; thence run North 06° 45' East, a distance of 161.3 feet to the Northeasterly line of grantors property; thence run South 60° 17' East along said Northeasterly property line, a distance of 121.0 feet to the point of beginning, containing 0.31 acres, more or less.

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All of the above being situated in and a part of the Southeast 1/4 of the Southeast 1/4.

*R.S.  
RS  
W*

The Grantor reserves the right to remove any and all fences <sup>and Gate</sup> from the above described land on or before April 25, 1995, or said fences become the property of the Mississippi Department of Transportation.

*R.S.*

The grantor herein further warrants that the above described property is ~~is~~ part of his/or her homestead.

*RS*

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.

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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 signature on the 6<sup>th</sup> Day of Feb., A.D., 1995.

[Signature] Witness Ruth Clark Smith  
[Signature] Virgil Ray Smith

Grantee, Prepared by and return to:  
Miss. Department of Transportation  
Right of Way Division  
P. O. Box 1850  
Jackson, Mississippi 39215-1850  
Phone Number: (601) 359-7559  
Account No. 46-0030-01-006-10

Grantor Address:  
\*3169 Hwy. 301 N.  
Lake Cormorant, Mo. 63641  
Phone Number: 601-781-1218  
Business Number: None

