

STATE MS - DESOTO CO.

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

Nov 1 10 16 AM '95

CHARLES E. SIKES, ET UX,

Grantors

TO

MARY JANE RAINEY,

Grantee

WARRANTY DEED

BK 292 PG 392
W.E. DAVIS CH. CLK.
by S Cleveland &

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, CHARLES E. SIKES and wife, SHEILA A. SIKES, do hereby grant, bargain, sell, convey, and warrant to MARY JANE RAINEY, an unmarried person, that certain real property lying and being situated in the City of Horn Lake, DeSoto County, Mississippi, and being more particularly described as follows:

Lot 1992, Section F, DeSoto Village Subdivision, in Section 33, Township 1 South, Range 8 West, DeSoto County, Mississippi, as shown on plat recorded in Plat Book 13, Pages 1-5, 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 the City of Horn Lake, 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 13, Pages 1-5, of the records of DeSoto County, Mississippi; and subject to taxes for the year 1995, which taxes are not yet due or payable, but which constitute a lien which relates back to January 1, 1995.

Taxes for the year 1995 are being pro-rated on an estimated basis to the date of this Deed as part of this closing. Grantors shall be liable to Grantee for any unpaid portion of said pro-rata taxes which may be determined upon publication of the actual taxes for said year. Taxes for 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 10:00 o'clock A.M. on November 30, 1995.

Witness our signatures, this the 31st day of October, 1995.

Charles E. Sikes
CHARLES E. SIKES

Sheila A. Sikes
SHEILA A. SIKES

Mr. and Mrs. C. E. Sikes
6215 Jamestown Avenue
Horn Lake, MS. 38637
Home: (601) 393-3637
Work: (901) 572-3169

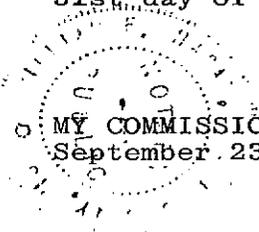
Ms. Mary Jane Rainey
8182 Farmington Drive
Southaven, MS. 38671
Home: (601) 393-5353
Work: (901) 363-8800

STATE OF MISSISSIPPI
COUNTY OF DESOTO

This day personally appeared before me, the undersigned authority in and for said County and State, the within named CHARLES E. SIKES and wife, SHEILA A. SIKES, 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 31st day of October, 1995.

William F. Hagan
NOTARY PUBLIC



MY COMMISSION EXPIRES:
September 23, 1996