

Lindell A. Gatewood and wife, Betty J. Gatewood
GRANTORS

WARRANTY

TO

DEED

Curtis T. Boykin and wife, Yvonne Boykin
GRANTEES

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, Lindell A. Gatewood and wife, Betty J. Gatewood, do hereby sell, convey, and warrant unto Curtis T. Boykin and wife, Yvonne Boykin, as tenants by the entirety with full rights of survivorship and not as tenants in common, 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 56, Section "B", The Branch Subdivision, in Section 35, Township 1 South, Range 6 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 34, Page 34-36, in the Office of the Chancery Clerk of DeSoto County, Mississippi.

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.

It is understood and agreed that the taxes for the year 1996 have been prorated as of this date on an estimated basis and when said taxes are actually determined, if the proration is incorrect then Grantor(s) agree to pay Grantee(s) or their assigns any deficiency and likewise Grantee(s) agree to pay Grantor(s) or their assigns any amount overpaid.

Possession is to be given with delivery of this Deed.

WITNESS OUR SIGNATURES, this the 28th day of February, 1996.

Lindell A. Gatewood
Lindell A. Gatewood
Betty J. Gatewood
Betty J. Gatewood

STATE OF MISSISSIPPI
COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority in and for the said county and state, on this 28th day of February, 1996, within my jurisdiction, the within named Lindell A. Gatewood and wife, Betty J. Gatewood, who acknowledged that they executed the above foregoing instrument.

STATE MS.-DESOTO 00,
FILED

MAR 4 9 08 AM '96 Rinda Kay Hodge
Notary Public

My Commission Expires
8-9-99

BK 296 PO 694
W.F. DAVIS CH. CLK.

GRANTOR'S ADDRESS:
1225 Sammers Place Drive
Olive Branch, MS 38654
Work Phone #: 901-546-7516
Home Phone #: 901-895-4100

GRANTEE'S ADDRESS:
6673 Persimmon Cove
Olive Branch, MS 38654
Work Phone #: 901-367-2140
Home Phone #: 901-367-2140

THIS INSTRUMENT PREPARED BY:
Eric Sappenfield
97 Stateline Road East, Suite A
Southaven, Mississippi 38671
601/342-2170

FILE NUMBER: 4988R5