

JUN 19 10 22 AM '96

Prepared by and Return to:
Jeffrey S. McCaskill
919 Ferncliff Cove, Suite 1
Southaven, MS 38671
(601) 393-8542 File 96-293

CORPORATE WARRANTY DEED

BK 302 PG 494
W.E. DAVIS CH. CLERK.

REEVES-WILLIAMS, INC., A Mississippi Corporation,
GRANTOR,

TO:

JEREMY M. TIBODEAU and wife, DAWN M. TIBODEAU,
GRANTEES,

For and in consideration of the sum of Ten and No/100 (\$10.00) Dollars, cash in hand paid, and other good, legal sufficient and valuable consideration, the receipt of which is hereby acknowledged, the undersigned Grantor does hereby sell, convey and warranty unto the above Grantees, Jeremy M. Tibodeau and wife, Dawn M. Tibodeau, as joint tenants with the right of survivorship and not as tenants in common, the following described real estate, located and situated in DeSoto County, Mississippi and more particularly described as follows, to-wit:

Lot 198, Section "D", Kingston Estates Subdivision, located in Section 28, Township 1 South, Range 8 West, City of Horn Lake, DeSoto County, Mississippi, as recorded in Plat Book 48, Page 13, in the Office of the Chancery Clerk of DeSoto County, Mississippi.

The Warranty of this deed is subject to rights of way and easements for public roads and public utilities; to building, zoning, subdivision and health department regulations in effect in DeSoto County, Mississippi; and to the covenants, limitations and restrictions set forth with the recorded plat of said subdivision as well as any amendments thereto.

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 my signature this 18TH day of June, 1996.

REEVES-WILLIAMS, INC.

By: [Signature]
JERRY L. FARLEY, Vice-President
GRANTOR

STATE OF MISSISSIPPI
COUNTY OF DESOTO

Personally appeared before me, the undersigned authority of law in and for the jurisdiction aforesaid, on this 18th day of June, 1996, the within named Jerry L. Farley, who acknowledged that he is Vice-President of Reeves-Williams, Inc., a corporation, and that for and on behalf of the said corporation, and as its act and deed he signed and delivered the above and foregoing instrument, after having been duly authorized by said corporation so to do.

[Signature]
Notary Public

My Commission Expires: 8/22/97

Grantor's Address:
8727 Northwest Drive
Southaven, MS 38671
(B) (601) 393-4250

Grantee's Address:
7080 Benji Avenue
Horn Lake, MS 38637
(H) 901-384-8067
(W) 601-895-7435

