

WARRANTY DEED

STATE MS. - DESOTO CO. FILED

Nov 22 9 26 AM '96

BRENDA G. JOHNSON, Unmarried
Grantor

To

BK 309 PG 185
W.E. DAVIS CH. CLK.

EDWARD GLASGOW PANIS, Married
Grantee

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good, legal, sufficient, and valuable considerations, the receipt of all of which is hereby acknowledged, BRENDA G. JOHNSON, Unmarried, the undersigned Grantor, does hereby sell, convey, and warrant unto the above Grantees, EDWARD GLASGOW PANIS, Married, the following described land and property situated in the County of DeSoto, State of Mississippi, being more particularly described as follows, to-wit:

Lot 25, Section B, Southridge Estates Subdivision, in Section 3, Township 2 South, Range 6 West, DeSoto County, Mississippi, as shown on plat recorded in Plat Book 43, Page 15, in the office of the Chancery Clerk of DeSoto County, Mississippi.

Further consideration of the above described property is the assumption by Grantee of that certain Deed of Trust executed by Emmitt G. Johnson, Jr. and wife, Brenda G. Johnson, in favor of Leader Federal Bank for Savings, dated November 1, 1995, and recorded in Book 793, Page 797, in the office of the Chancery Clerk of DeSoto County, Mississippi; and assigned to Principal Residential Mortgage, Inc., dated November 8, 1995, and recorded in Book 802, Page 361, in said Clerk's office, which secures an indebtedness in the current principal amount of \$109,715.24, and Grantee takes subject to said loan.

Grantor hereby authorizes the tranfer of this loan from her name into Grantee's name and Grantor hereby sets over and assigns unto Grantee without charge all escrow funds now held by Principal Residential Mortgage, Inc. in connection with loan made by Leader Federal Bank for Savings on the above described property.

This conveyance is made subject to all applicable building restrictions, restrictive covenants and easements of record.

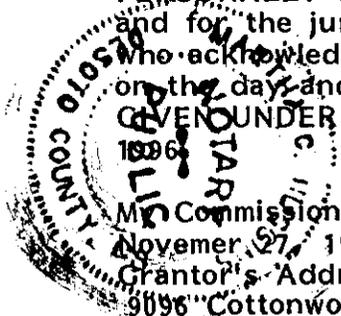
The Grantee, herein by acceptance of this conveyance, assumes and agrees to pay a pro-rata share of all ad valorem taxes for the year 1996.

WITNESS the signature of the Grantor this the 21st day of November, 1996.

Brenda G. Johnson
BRENDA G. JOHNSON

STATE OF MISSISSIPPI
COUNTY OF DESOTO
PERSONALLY appeared before me, the undersigned authority of law in and for the jurisdiction aforesaid, the within named BRENDA G. JOHNSON, who acknowledged that she signed and delivered the foregoing instrument on the day and year therein mentioned.

GIVEN UNDER MY HAND and seal of office this the 21st day of November, 1996.



Martha A. Huggins
Notary Public

My Commission expires:
November 27, 1999
Grantor's Address:
9096 Cottonwood Drive East, Olive Branch, MS 38654
Home No. 901-383-0576 Work No. 901-794-4300
Grantee's Address:
5775 Southridge, Olive Branch, MS 38654
Home No. 601-895-5962 Work No. 901-367-1676

This instrument prepared by:
Arthur E. Huggins, Attorney
P. O. Box 8
Southaven, MS 38671
601-342-1616