

JAN 13 4 41 PM '97 <sup>mk</sup> <sub>vs</sub>

ARY C. JOHNSON, ET AL, GRANTOR

TO

BK 311 PG 302 WARRANTY DEED  
W.E. DAVIS CH. CLK.

FREDDIE E. SMITH, GRANTEE

FOR AND IN CONSIDERATION of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable legal consideration, the receipt and sufficiency of which is hereby acknowledged, the Grantors, ARY C. JOHNSON, LAURENCE L. JOHNSON, HENRY E. JOHNSON and GERALDINE J. PATTON sell, convey, and warrant unto the Grantee, FREDDIE E. SMITH the land in DeSoto County, Mississippi, being more particularly described as follows:

part of Old Town lot 356 in Section 13, Township 3 South, Range 8 West, Desoto County, Mississippi and begin more particularly described as follows to wit:

Commencing at a point on the south line of Southern (45 feet wide) a distance of 38.07 feet east of the northwest corner of Town Lot 356 said point being the northeast corner of the Dan James property; thence run south 87 degrees, 41 minutes, 31 seconds east a distance of 48.00 feet along said south right of way line to the northwest corner of the Robinson Property; thence run south 01 degrees, 02 minutes, 13 seconds west a distance of 147.47 feet along the west line of said Robinson Property to a point in the north line of the Baldwin Property; thence run north 87 degrees, 50 minutes, 11 seconds west a distance of 48.00 feet along said Baldwin north line to the southeast corner of said Dan James Property; thence run north 01 degrees, 02 minutes, 13 seconds east a distance of 147.60 feet along said James east line to the point of beginning and containing 0.16 acres. As shown by the survey of Danny S. Rutherford dated December 12, 1996.

The above described land is the same land conveyed by Henry Taylor Wilkinson, et al to Elias and Ary C. Johnson by Deed recorded in Book 35 at Page 222. Elias Johnson died intestate March 9, 1971 leaving as his heirs at law his widow, Ary C. Johnson, and three children, Henry Elias Johnson, Laurence L. Johnson and Geraldine J. Patton.

By acceptance of this Deed, the parties agree that this conveyance is made subject to subdivision, health department, zoning and other regulations in effect in DeSoto County, Mississippi and rights of way and easements for public roads, flowage,

STATE OF NEW YORK  
COUNTY OF WESTCHESTER

This day personally appeared before me, the undersigned authority in and for said County and State, the within named HENRY E. JOHNSON who acknowledged signing and delivering the above and foregoing Warranty Deed on the day and year therein mentioned as a free and voluntary act and deed and for the purposes therein expressed.

GIVEN under my hand and official seal of office this the 3rd day of ~~December~~ <sup>January</sup> ~~1998~~ 1997.

*H. Glen Hall*

MY COMMISSION EXPIRES:  
\_\_\_\_\_

NOTARY PUBLIC  
H. GLEN HALL  
Notary Public, State of New York  
No. 60-6733980  
Qualified in Westchester County  
Commission Expires January 31, 1999 97

GRANTOR'S ADDRESS: 36 Ann Street, Ossining, New York 10562

Home #: ( ) \_\_\_\_\_ Bus. # ( ) \_\_\_\_\_  
(941) 941-0966 (Home & Business)

GRANTEE'S ADDRESS: 1650 Pleasant Hill Rd. Westchester 386

Home #: ( ) 529-1278 Bus. #. ( ) Dam

Prepared by:  
Walker, Brown & Brown, P. A.  
P. O. Box 276  
Hernando, MS 38632  
(601) 429-5277  
(901) 521-9292  
j johnson to smith war deed 98



and utilities. Taxes for 1996 shall be paid by the Grantors and taxes for 1996 will be paid by the Grantee when due. Possession will be given upon deliver of this Deed.

EXECUTED this the 13th day of ~~December, 1996.~~ <sup>January, 1997</sup>

*Ary C. Johnson*  
ARY C. JOHNSON

*Laurence L. Johnson*  
LAURENCE L. JOHNSON

*Henry E. Johnson*  
HENRY E. JOHNSON

*Geraldine J. Patton*  
GERALDINE J. PATTON  
GRANTORS

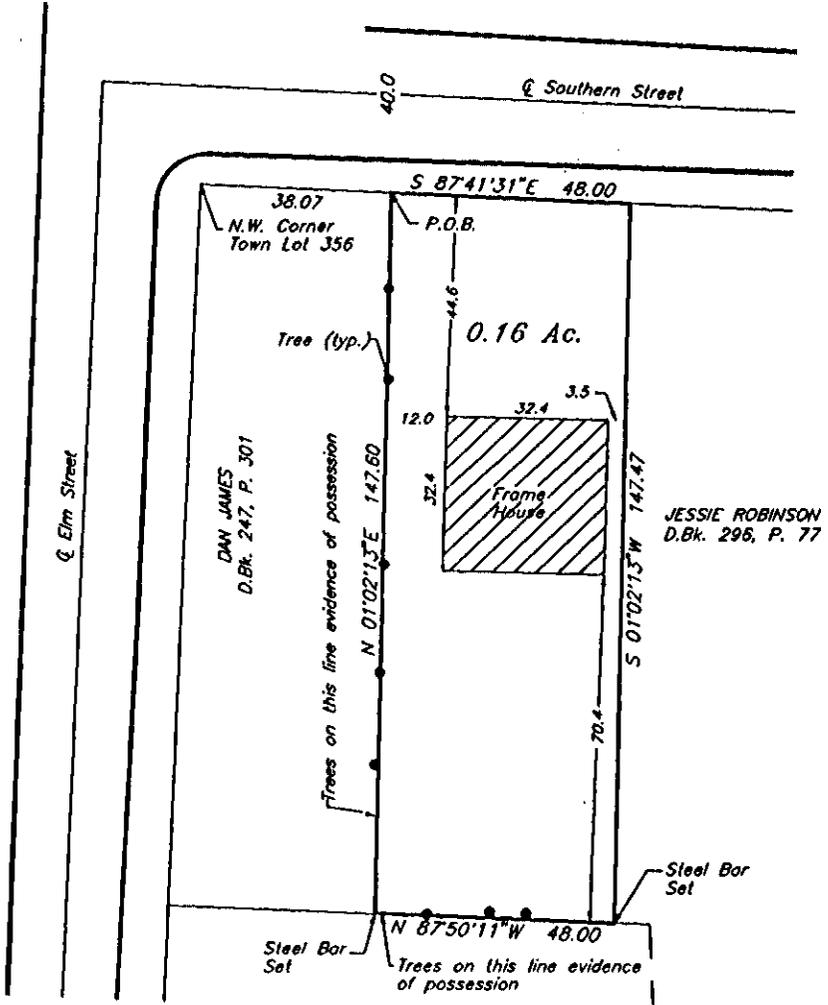
STATE OF MISSISSIPPI  
COUNTY OF DESOTO

This day personally appeared before me, the undersigned authority in and for said County and State, the within named ARY C. JOHNSON, LAURENCE L. JOHNSON and GERALDINE J. PATTON who acknowledged signing and delivering the above and foregoing Warranty Deed on the day and year therein mentioned as a free and voluntary act and deed and for the purposes therein expressed.



GIVEN under my hand and official seal of office this the 13th day of ~~December,~~ <sup>January</sup>

*Jonie E. Wamack*  
NOTARY PUBLIC



ADRANDA BALDWIN  
D.Bk. 149, P. 376

DECEMBER 12, 1996

**NOTES**  
According to Federal Emergency Mangement Agency Flood Insurance Rate Map Community Number 280292, Map 01, dated August 19, 1985, the hereon shown property is not located in a flood hazard zone.

This is a Class "B" Survey.



**DESCRIPTION**

Part of Old Town of Hernando Lot 356 in Section 13, Township 3 South, Range 8 West, DeSoto County, Mississippi and being more particularly described as follows, to-wit:

Commencing at a point on the south line of Southern Street (40' wide) a distance of 38.07 feet east of the northwest corner of Town Lot 356, said point being the northeast corner of the Dan James property; thence run South 87°41'31" East a distance of 48.00 feet along said south right-of-way line to the northwest corner of the Robinson property; thence run South 01°02'13" West a distance of 147.47 feet along the west line of said Robinson property to a point on the north line of the Baldwin property; thence run North 87°50'11" West a distance of 48.00 feet along said Baldwin north line to the southeast corner of said Dan James property; thence run North 01°02'13" East a distance of 147.60 feet along said James east line to the Point of Beginning and containing 0.16 acres. The above description was written from a plot of survey by Danny S. Rutherford dated December 12, 1996.

**PLAT OF SURVEY OF PART OF LOT 356 IN THE TOWN OF HERNANDO IN SECTION 13, TOWNSHIP 3 SOUTH, RANGE 8 WEST, DESOTO COUNTY, MISSISSIPPI**

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