

Prepared by and return to:

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Attorney at Law  
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Southaven, MS 38671-0266  
601 349-6900

BOOK **312** PAGE **444**

STATE MS. - DESOTO CO.

**WARRANTY DEED**

FEB 18 12 28 PM '97

*led  
vj*

Leonard F. Hilty, Jr. and wife, Linda K. Hilty  
GRANTORS

BK 312 PG 444  
W.F. DAVIS CH. CLK.

to:

Annice C. Kyle, a Single Person  
GRANTEE

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, Leonard F. Hilty, Jr. and wife, Linda K. Hilty do hereby sell, convey, and warrant unto Annice C. Kyle, a Single Person the land lying and being situated in DeSoto County, Mississippi, being more particular described as follows, to wit:

Lot 79, Section F, Pinehurst Subdivision, in Section 10, Township 2 South, Range 7 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 47, Page 22, in the office of the Chancery Clerk of DeSoto County, Mississippi.

The warranty in this Deed is subject to rights-of-way and easements of record for public roads and public utilities, subdivisions and zoning regulations in effect, prior reservations of oil and mineral rights, all applicable building restrictions and restrictive covenants of record, in the office of the Chancery Court Clerk of DeSoto County, Mississippi, including, but not limited to, Plat Book 47, Page 22; Book 257, Page 459; Book 262, Page 775; Book 278, Page 530 and Book 278, Page 531.

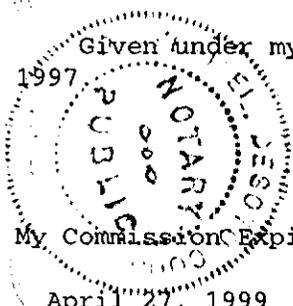
Taxes for the year 1997 are to be paid by Grantee and possession is to be given February 14, 1997 at 7:00 P.M..

WITNESS the signatures of the Grantors, this the 11th day of February 1997.

*Leonard F. Hilty, Jr.*  
\_\_\_\_\_  
Leonard F. Hilty, Jr.  
*Linda K. Hilty*  
\_\_\_\_\_  
Linda K. Hilty

STATE OF MISSISSIPPI  
COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority in and for the said State and County aforesaid, the within named Leonard F. Hilty, Jr. and wife, Linda K. Hilty, who acknowledge that they executed and delivered the above foregoing Warranty Deed on the day and year therein mentioned as their free and voluntary act and deed and for the purposes therein expressed.



Given under my hand and official seal of office, this the 11th day of February, 1997

*Janet R. O'Daniel*  
\_\_\_\_\_  
Notary Public  
Janet R. O'Daniel

GRANTOR'S ADDRESS:  
39 OAK GROVE DR  
BIVHANA MS 38611  
Work Phone #: NONE  
Home Phone #: 601-895-9223

GRANTEE'S ADDRESS:  
4390 Nicholas Lane  
Olive Branch, Mississippi 38654  
Work Phone #: 601 342-3000  
Home Phone #: 601 393-6870