

ROW005A

94206013.XA

Ben Spiva

013-0-00-X

BOOK 313 PAGE 434

01-09-97 cw

STATE MO. - DE SOTO CO. *LD*

Do not record above this line

~~MAR 12 2 59 PM '97~~

WARRANTY DEED

BK 313 PG 434  
W.E. DAVIS CH. CLK.

THE STATE OF MISSISSIPPI

County of DeSoto

For and in consideration of two hundred dollars & 00/100-----

----- /100 Dollars (\$200.00)

the receipt and sufficiency of which is hereby acknowledged, I/or we, the undersigned, hereby grant, bargain, sell, convey and warrant unto the Mississippi Transportation Commission the following described land:

INDEXING INSTRUCTIONS: NE 1/4 of SE 1/4 of Section 34  
Township 2 South, Range 9 West

Begin at a point that is 70 meters (229.659 feet) Northerly of and perpendicular to the centerline of survey of State Project No. 94-0029-02-006-10 at Survey Station 19+750; from said point of beginning run thence West, a distance of 54.525 meters (178.888 feet); thence run North, a distance of 6.279 meters (20.600 feet); thence run East, a distance of 55.596 meters (182.402 feet); thence run South 8° 47' West, a distance of 7.007 meters (22.989 feet) to the point of beginning, containing 0.036 hectares (0.090 acres), more or less, and being situated in and a part of the Northeast 1/4 of the Southeast 1/4 of Section 34, Township 2 South, Range 9 West, DeSoto County, Mississippi.

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~~The~~ grantor herein further warrants that the above described property ~~is~~ <sup>is</sup> part of his/or her homestead.

It is further understood and agreed that the consideration herein named is in full, complete and final payment and settlement of any claims or demands for damage accrued, accruing, or to accrue to the grantors herein, their heirs, assigns, or legal representatives, for or on account of the construction of the proposed highway, change of grade, water damage, and/or any other damage, right or claim whatsoever.

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It is further understood and agreed that this instrument constitutes the entire agreement between the grantor and the grantee, there being no oral agreements or representations of any kind.

Witness their signature of the 6 Day of February, A.D.,

1997.

Leslie Rankin  
\_\_\_\_\_

Benjamin W. Spiva III  
Patricia D. Spiva  
\_\_\_\_\_

Grantee, Prepared by and return to:

Miss. Department of Transportation

Right of Way Division

P. O. Box 1850

Jackson, Mississippi 39215-1850

Phone Number: (601) 359-7559

Account No. 94-0029-02-006-10

Grantor Address:

Ben Spiva  
465 Baldwin Rd.  
Jake Commers MS

38641

Phone Number: 601-429-2509

Business Number: 901-922-8271

In the case of proof of execution of the instrument made by a subscribing witness:

STATE OF MISSISSIPPI

County of Desoto

Personally appeared before me, the undersigned authority, Leslie Bonk, one of the subscribing witnesses to the foregoing instrument, who being first duly sworn, deposeth and saith that he saw the within named Benjamin H. Spiva III and Patricia A Spiva whose names are subscribed hereto, sign and deliver the same to the said Mississippi Transportation Commission, a body corporate by statute, that he, this affiant, subscribed his name as witness thereto in the presence of the said Benjamin H. Spiva III and Patricia A. Spiva on the day and year therein mentioned.

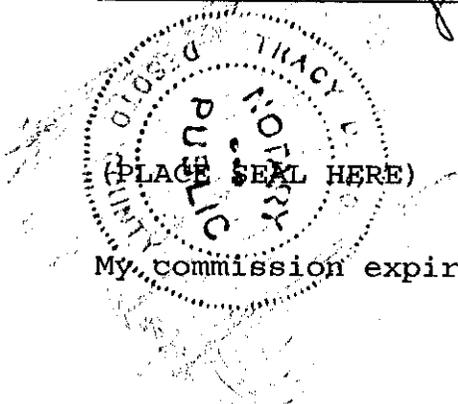
Leslie Bonk

Affiant

Sworn to and subscribed before me this the 7 day of February, A.D., 19 97

Tracy D. Curtis

Title



Notary Public State of Mississippi At Large  
My Commission Expires: November 7, 2000  
BONDED THRU HEIDEN-MARCHETTI, INC.

My commission expires \_\_\_\_\_