

STATE MS.-DESOTO CO.
FILED

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Prepared by:
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BK 313 PG 737
W.E. DAVIS CH. CLK.

RE97020

CLARA A. DEBSKI,
GRANTOR,

ASSUMPTION

TO

WARRANTY DEED

WINFORD W. BRUCE AND WIFE, GLENDA A. BRUCE,
GRANTEES

For and in consideration of the sum of Ten Dollars (\$10.00) cash in hand paid and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, and the assumption by the Grantees hereinafter named of that certain indebtedness evidenced by a promissory note secured by that Deed of Trust of record in Real Estate Trust Deed Book 394, Page 230, in the office of the Chancery Clerk of Desoto County, Mississippi, and to which said recorded instrument reference is hereby made, Clara A. Debski, does hereby sell, convey and warrant unto Winford W. Bruce and wife Glenda A. Bruce, as tenants by the entireties with full rights of survivorship and not as tenants in common, the land lying and being situated in DeSoto County, Mississippi, described as follows, to-wit:

Lot 437, Section B, DeSoto Village Subdivision, South 1/2, East of Cow Pen Creek, located in Section 34, Township 1 South, Range 8 West, as shown on plat of said subdivision of record in Plat Book 8, Pages 16-21, in the office of the Chancery Clerk of DeSoto County, Mississippi, to which plat reference is hereby made for a more particular description of said lot.

And being the same property conveyed to the grantor herein by Warranty Deed of record in Book 281, Page 188, Chancery Clerk's Office, Desoto County, Mississippi.

The warranty in 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.

The mortgage lender is authorized and directed to transfer without charge all escrow funds to the Grantees.

Possession is given upon the delivery of this Deed.

Witness my signature this the 18th day of March, 1997.

Clara A. Debski
Clara A. Debski

STATE OF MISSISSIPPI:
COUNTY OF DESOTO:

Personally appeared before me the undersigned authority in and for said County and State the within named Clara A. Debski, who acknowledged that she signed and delivered the above and foregoing Warranty Deed as she free and voluntary act and deed and for the purposes therein expressed.

Given under my hand and official seal of office this the 18th day of March 1997.

Stella H. [Signature]
Notary Public

My commission expires:
January 16, 1998

Grantors Address:
1702 W. Fifteenth St.
Pueblo, CO 81003

Grantees Address:
6620 Davidson Rd.
Olive Branch, MS 38654

Phone: Res. (719) 542-2754 Bus-None

Grantees' Res. - 895-9527. Bus: None