

WARRANTY DEED

THIS WARRANTY DEED made and entered into this day by and between WESLEY PATRICK DUFFEY AND M. MICHELE DUFFEY, who acquired title as WESLEY PATRICK DUFFY AND M. MICHELLE DUFFY, Grantors, and WALKER C. LINER, JR. AND ANNETTE C. LINER, Grantees,

## WITNESSETH:

THAT FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars (\$10.00), cash in hand paid by the Grantees to the Grantors, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, Grantors do hereby convey and warrant, except as hereinafter set forth, unto the Grantees as tenants by the entirety, with right of survivorship and not as tenants in common, the following described property, together with the improvements, hereditaments and appurtenances thereunto belonging, located in the County of DESOTO, State of MISSISSIPPI, and more particularly described as follows, to-wit:

Lot 14, Payne Flynn Subdivision, in Section 8, Township 2 South, Range 6 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 30, Page 37, in the office of the Chancery Clerk of DeSoto County, Mississippi.

TO HAVE AND TO HOLD unto the Grantees, their heirs and assigns, in fee simple forever, and free from all liens and encumbrances except for the following exceptions:

- 1) Taxes and assessments for the current year and subsequent years, which are not yet due and payable.
- 2) Zoning and/or other land use regulations promulgated by federal, state or local governments affecting the use or occupancy of the subject property.

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STATE MS. - DESOTO CO. *imh*  
 APR 21 9 53 AM '97 *ca*

BK 315 PG 121  
 W.E. DAVIS CH. CLK.

3) Any and all matters which would be disclosed by an accurate survey of current date and/or an actual inspection of said property.

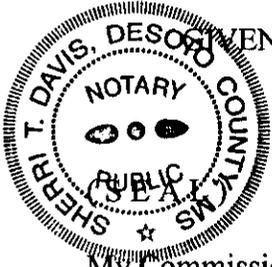
IN TESTIMONY WHEREOF, witness the signature of the Grantors on this the 16<sup>th</sup> day of April, 1997.

*Wesley Patrick Duffey*  
WESLEY PATRICK DUFFEY

*M. Michele Duffey*  
M. MICHELE DUFFEY

STATE OF MISSISSIPPI  
COUNTY OF DESOTO

THIS DAY personally appeared before me, the undersigned authority within and for the State and County aforesaid, WESLEY PATRICK DUFFEY AND M. MICHELE DUFFEY, who acknowledged that they signed, executed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned.



WEN under my hand and official seal on this the 16<sup>th</sup> day of April, 1997.

*Sherri T. Davis*  
NOTARY PUBLIC

My Commission Expires:  
SHERRI T. DAVIS, NOTARY PUBLIC  
MY COMMISSION EXPIRES MARCH 18, 2000  
LOUISIANA STATE NOTARY SERVICE

ADDRESS OF GRANTOR:  
Rt. 1, Box 39A  
Crenshaw, MS 38621  
Home: 601-895-8048  
Work: 601-349-9100

ADDRESS OF GRANTEE:  
7845 Mary Dudley  
Olive Branch, MS 38654  
Home: 601-893-6252  
Work: none

PREPARED BY AND RETURN TO:  
HOLCOMB DUNBAR, P.A.  
P. O. BOX 190  
SOUTHAVEN, MS 38671-0190  
(601) 349-0664

FILE #997-085