

Oct 6 4 00 PM '98

Prepared by and  
Return to: William F. Hagan  
Post Office Box 679  
Hernando, MS. 38632  
(601) 429-9048

BK 341 PG 75  
W.F. DAVIS CH. CLK.

DANIEL L. DOWNEN, ET UX,	(	
	(	
Grantors	(	
	(	
TO	(	WARRANTY DEED
	(	
LEON H. DOWNEN, ET UX,	(	
	(	
Grantees	(	
	(	

For and in consideration of the sum of Ten Dollars (\$10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, We, DANIEL L. DOWNEN and wife, PAMELA L. DOWNEN, do hereby grant, bargain, sell, convey, and warrant to LEON H. DOWNEN and wife, ANN D. DOWNEN, as tenants by the entirety with full rights of survivorship and not as tenants in common, that certain real property lying and being situated in DeSoto County, Mississippi, and being more particularly described as follows:

Lot 3, Colonial Estates Subdivision, as shown by the plat recorded in Plat Book 4, at Page 22-A, in the office of the Chancery Clerk of DeSoto County, Mississippi; in Section 25, Township 3 South, Range 8 West. .

The above described real property is conveyed subject to road rights of way, public utility easements, and zoning, subdivision, and health department regulations of DeSoto County, Mississippi; subject to any matters which might be revealed by an accurate current survey; subject to any prior reservation or conveyance of oil, gas, or mineral rights of any kind or character whatsoever; subject to covenants, limitations, and restrictions of said subdivision as found on plat of said subdivision of record in Plat Book 4, Page 22-A, of the records of DeSoto County, Mississippi; and subject to taxes for the year 1998 and all subsequent years.

Grantees, their heirs, successors, and/or assigns, shall be liable for the taxes for the year 1998 and all subsequent years.

Possession of said real property shall be given to Grantees upon delivery of this Deed.

Witness our signatures, this the 6<sup>th</sup> day of October, 1998.

*Daniel L. Downen*  
 \_\_\_\_\_  
 DANIEL L. DOWNEN

*Pamela L. Downen*  
 \_\_\_\_\_  
 PAMELA L. DOWNEN

Mr. and Mrs. Daniel L. Downen  
130 Brents Chapel Lane  
Middleton, TN 38052  
Home: (901) 376-2728  
Work: (901) 376-2728

Mr. and Mrs. Leon H. Downen  
~~130 Brents Chapel Lane~~ 7824 Hwy 51 So.  
~~Middleton, TN 38052~~ Hernando, MS 38632  
Home: (601) ~~396-2728~~ 429-5327  
Work: (601) 393-5810

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 DANIEL L. DOWNEN and wife, PAMELA L. DOWNEN, who each acknowledged that they signed and delivered the above and foregoing WARRANTY DEED as their free and voluntary act and deed on the day and date mentioned therein and for the purposes therein expressed.

Given under my hand and official seal of office, this the 6<sup>th</sup> day of October, 1998.

*William F. Hagan*  
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 NOTARY PUBLIC

MY COMMISSION EXPIRES:  
September 23, 2000

