

Prepared By & Return To:  
Bridgforth & Buntin  
P. O. Box 241  
Southaven, MS  
(601) 393-4450

STATE MS. - DESOTO CO.  
CLERK

Nov 6 3 43 PM '98

BK 342 PG 509  
W.E. DAVIS CH. CLK.

WARRANTY DEED

JOHN T. BAKER, ET UX

GRANTOR(S)

TO

JESSIE TALBERT

GRANTEE(S)

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good, and valuable considerations, the receipt of all of which is hereby acknowledged, JOHN T. BAKER AND WIFE, FRANCES M. BAKER, do hereby sell, convey and warrant unto JESSIE TALBERT AND JACK TALBERT, as joint tenants 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:

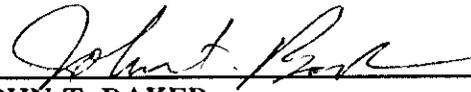
Lot 1340, Section G, Greenbrook, situated in Section 30, Township 1 South, Range 7 West, in the office of the Chancery Clerk of DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 11, Pages 15-20, in the office of the Chancery Clerk of DeSoto County, Mississippi.

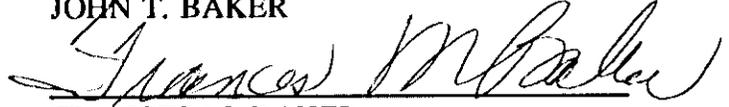
The warranty in this deed is subject to rights of way and easements for public roads and public utilities, subdivision and zoning regulations in effect in DeSoto County, Mississippi, and further subject to all applicable building restrictions and the restrictive covenants of record.

Taxes for the current year have been pro-rated on an estimated basis.

Possession is to be given November 6, 1998.

WITNESS our signatures this the 30th day of October, 1998.

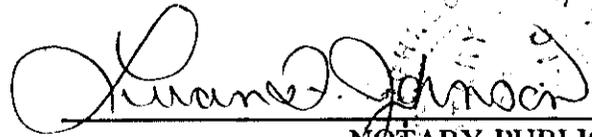
  
\_\_\_\_\_  
JOHN T. BAKER

  
\_\_\_\_\_  
FRANCES M. BAKER

STATE OF MISSISSIPPI  
COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority in and for said County and State, on this 30TH day of October, 1998 within my jurisdiction, the within named JOHN T. BAKER AND WIFE, FRANCES M. BAKER, who acknowledged that they executed the above and foregoing instrument.

My Commission expires:  
11-27-99

  
\_\_\_\_\_  
NOTARY PUBLIC

Grantor Address & Phone:  
350 Clarington  
Southaven, MS 38671  
Home: 345-1811 Work: N/A

Grantee Address & Phone:  
350 Clarington  
Southaven, MS 38671  
Home: 781-4568 Work: 754-1515