

ROW005A

94207038.WA

07-19-99d yh

Charles W. Parker, Jr.

BK 0358 PG 0576

038-0-00-W

121  
046370  
102552/001000

Do not record above this line

STATE MS.-DESOTO CO. *OK*

WARRANTY DEED

AUG 30 2 30 PM '99

THE STATE OF MISSISSIPPI

County of Desoto

BK 358 PG 576  
WARRANTY DEED

For and in consideration of seventy seven thousand  
two hundred twenty one<sup>00</sup> /100 Dollars (\$ 77,221<sup>00</sup>)  
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: Lot 18, Green T Lake Subdivision,  
Section B, as recorded in Plat  
Book 16, Pages 29-32,  
Chancery Clerk's Office of Desoto  
County, Mississippi, Section 6,  
Township 3 South, Range 7 West.

Begin at a point on the Southern line of grantors property  
that is 24.000 meters (78.740 feet) Southeasterly of and  
perpendicular to the centerline of survey of Green T Road  
relocated at station 1+718.08 as shown on the plans for  
State Project No. 94-0029-02-007-10 (102552/001000); from  
said point of beginning run thence North 87° 35' 11" West  
along said Southern property line, a distance of 125.844  
meters (412.874 feet) to the Western line of grantors  
property; thence run North 03° 39' 25" East along said  
Western property line, a distance of 103.739 meters  
(340.351 feet) to the Northern line of grantors property;  
thence run South 86° 26' 49" East along said Northern  
property line, a distance of 40.228 meters (131.982 feet);  
thence run South 88° 19' 13" East, along said grantors  
Northern property line a distance of 39.656 meters (130.105  
feet); thence run North 89° 48' 22" East along said  
Northern property line a distance of 93.260 meters (305.971  
feet); thence run Southeasterly along the present

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Southwesterly right-of-way line of Green T Road and the circumference of the circle to the left having a radius of 7.620 meters (25.000 feet), an arc distance of 12.135 meters (39.813 feet) [said arc having a chord bearing of S 44°10'53" East for a distance of 10.893 meters (35.7382 feet)]; thence run South 02° 43' 14" East along the Eastern line of grantors property, a distance of 100.584 meters (330.000 feet) to the Southern line of grantors property; thence North 87° 35' 11" West along said Southern property line a distance of 10.469 meters (34.347 feet); thence run North 87° 35' 11" West along said grantors Southern property line, a distance of 55.889 meters (183.362 feet) to the point of beginning, containing 1.949 hectares (4.816 acres), more or less, and being situated in and a part of Lot 18, Green T Lake Subdivision, Section B, as recorded in Plat Book 16, Pages 29-32, Chancery Clerk's Office of Desoto County, Mississippi, Section 6, Township 3 South, Range 7 West.

It is the intention of this instrument to convey all of that certain parcel of land described in the deed recorded in Desoto County, Deed Book 143 at Page 562.

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The grantor herein further warrants that the above described property is no 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.

The grantors herein agree to pay all real property taxes assessed against the above described property for the current year.

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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 my signature \_\_\_\_\_ the 27 Day of July, A.D., 1999.

Leslie Rankin, witness

Charles W. Parker, Jr.

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  
Acct. No. 94-0029-02-007-10  
(102552/001000)

Grantor Address:  
325 Flushing Cove  
Hernando, MS 38632  
Phone Number: 662-429-3280  
Business No. 662-280-4002

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

STATE OF MISSISSIPPI

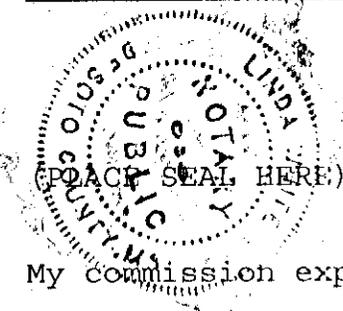
County of DeSoto

Personally appeared before me, the undersigned authority, Leslie Rankin, one of the subscribing witnesses to the foregoing instrument, who being first duly sworn, deposeth and saith that he saw the within named Charles W. Parker, Jr. and \_\_\_\_\_, whose name 's 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 Charles W. Parker, Jr. and \_\_\_\_\_ on the day and year therein mentioned.

Leslie Rankin

Affiant

Sworn to and subscribed before me this the 29th day of July, A.D., 1999.



Linda White  
NOTARY

Title

My Commission expires 10-6-2000