

WARRANTY DEED

THIS WARRANTY DEED made and entered into this day by and between John R. Steiner and Lisa G. Steiner, husband and wife, Grantors, and Elizabeth Whitten, an unmarried woman, Grantee,

WITNESSETH:

THAT FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars (\$10.00), cash in hand paid by the Grantee to the Grantors, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, Grantors do hereby grant, bargain, sell, convey and warrant, except as hereinafter set forth, unto the Grantee, 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 138, Section A, Lake Forest Subdivision, in Section 36, Township 1 South, Range 9 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 12, Pages 1-4, in the office of the Chancery Clerk of DeSoto County, Mississippi.

TO HAVE AND TO HOLD unto the Grantee, his/her 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.

c:\property\wd

STATE MS. - DESOTO CO.
FILED
WJM
SEP 11 2 54 PM '00

BK 379 PG 194
W.F. DEWIS, 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 7th day of September, 2000.

John R. Steiner
John R. Steiner

Lisa G. Steiner
Lisa G. Steiner

STATE OF MISSISSIPPI
COUNTY OF DESOTO

THIS DAY personally appeared before me, the undersigned authority within and for the State and County aforesaid, John R. Steiner and Lisa G. Steiner, husband and wife, who acknowledged that they signed, executed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned.

GIVEN under my hand and official seal on this the 7th day of September, 2000.

Jeff Scott McCall
NOTARY PUBLIC



(SEAL)

My Commission Expires: 8/22/2001

MY COMMISSION EXPIRES:
AUGUST 22, 2001

ADDRESS OF GRANTORS:
8805 Cypress Woods Lane
OLIVE BRANCH, MS 38654
Home: 662-429-7605
Work: 662-895-7350

ADDRESS OF GRANTEE:
6680 Hickory Crest Drive
Walls, Mississippi 38680
Home: N/A
Work: 901-452-7040

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

FILE# 800434/JSM