

BK 0395 PG 0077

STATE MS.-DE SOTO CO.
FILED

JUN 28 12 36 PM '01

WARRANTY DEED

BK 395 PG 77
WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

That I, **EMERSON MASSEY**, a single person, Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) cash in hand paid and other good and valuable considerations, the receipt for all of which is hereby acknowledged, to hereby sell, convey and warrant unto **SHAKEITHA HOWARD**, a single person, Grantee, the following described land and property situated in the County of DeSoto and State of Mississippi, being more particularly described as follows, to-wit:

SEE EXHIBIT "A" FOR LEGAL DESCRIPTION

Grantor hereby avers that none of the above-described real property is a part of his homestead.

The warranty of this conveyance is made expressly subject to all applicable building restrictions, right-of-ways, restrictive covenants, easements of record, and oil, gas and other mineral reservations and exceptions of record affecting the above described property.

The Grantee herein by acceptance of this conveyance, assumes and agrees to pay a pro-rata share of all ad valorem taxes for the year 2001.

WITNESS the signature of the Grantor **EMERSON MASSEY**, this the 17th day of

May, 2001.

Emerson Massey
EMERSON MASSEY

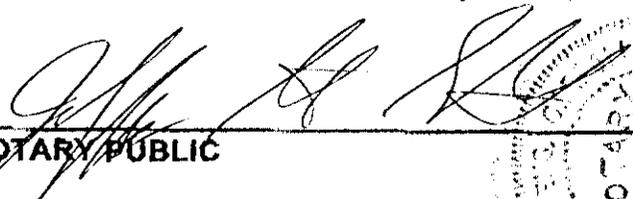
RETURN TO
JIM WALTER HOMES INC.
P. O. BOX 31601
TAMPA, FLORIDA 33631-3601

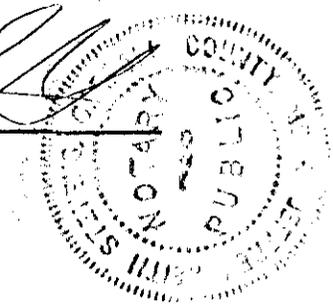
BK0395PG0078

STATE OF Mississippi
COUNTY OF Desoto

PERSONALLY appeared before me, the undersigned authority of law in and for said County and State, the within named **EMERSON MASSEY**, who acknowledged that he signed, sealed and delivered the above and foregoing Warranty Deed on the day and year therein written as his true act and deed.

GIVEN UNDER MY HAND AND SEAL, this the 17th day of May, 2001.



NOTARY PUBLIC


My Commission Expires
MISSISSIPPI STATEWIDE NOTARY PUBLIC
MY COMMISSION EXPIRES MAY 4, 2003
BONDED THROUGH LEGAL NOTARY SERVICE

GRANTOR'S ADDRESS:
Emerson Massey
849 Malone Rd
Hernando, MS 38632
PHONE: (662) 429-1253
NA

GRANTEES' ADDRESS:
Shakeitha Howard
5870 Ross Rd
Olive Branch, MS 38654
PHONE: (662) 893-5918
NA

THIS INSTRUMENT PREPARED WITHOUT BENEFIT OF TITLE EXAMINATION

THIS INSTRUMENT PREPARED BY: Beverly Ray Owens, Attorney at Law, 3201 - 100 N. Main Bldg., Memphis, Tn 38103 (901) 525-7581

EXHIBIT "A"

A PART OF THE NORTHEAST QUARTER OF SECTION 34, TOWNSHIP 2 SOUTH, RANGE 7 WEST, DESOTO COUNTY, MISSISSIPPI, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: TO-WIT:

COMMENCING AT A FOUND NAIL MARKING THE LOCALLY ACCEPTED NORTHEAST CORNER OF SAID SECTION 34, THEN RUN SOUTH 431.60 FEET, THEN RUN WEST 4.90 FEET TO A FOUND PINCHED END IRON PIPE ON THE WEST RIGHT-OF-WAY LINE OF MALONE ROAD AND BEING THE POINT OF BEGINNING, THEN RUN SOUTH 84 DEGREES 05 MINUTES 00 SECONDS WEST 334.83 FEET TO A FOUND PINCHED END IRON PIPE, THEN RUN NORTH 05 DEGREES 56 MINUTES 14 SECONDS WEST 129.44 FEET TO A FOUND PINCHED END IRON PIPE, THEN RUN SOUTH 83 DEGREES 58 MINUTES 59 SECONDS WEST 60.00 FEET TO A 1/2" REDAR SET, THEN RUN SOUTH 10 DEGREES 06 MINUTES 31 SECONDS EAST 229.02 FEET TO A FOUND 1/2" REDAR, THEN RUN NORTH 83 DEGREES 16 MINUTES 03 SECONDS EAST 378.13 FEET TO A 1/2" REDAR SET ON THE WEST RIGHT-OF-WAY LINE OF MALONE ROAD, THEN RUN ALONG SAID WEST RIGHT-OF-WAY LINE NORTH 05 DEGREES 52 MINUTES 24 SECONDS WEST 93.69 FEET TO A PINCHED END IRON PIPE AT THE POINT OF BEGINNING AND CONTAINING 100 ACRE, MORE OR LESS.

INDEXING INSTRUCTIONS: NE 1/4 SECTION 34, TOWNSHIP 2 SOUTH RANGE 7 WEST, DESOTO COUNTY, MISSISSIPPI.