

Warranty Deed

THIS INDENTURE, made and entered into this 4th day of September 2001

by and between Linda H. Wilson, Marie Wilson Cantrell and William Harwell Wilson M.D., all unmarried of the first part, and JOHN F. BURTON and JANET T. CHILDRESS, both unmarried

WITNESSETH: That for the consideration hereinafter expressed the said party/parties, of the second part part has/have bargained and sold and does/do hereby bargain, sell, convey and confirm unto the said party/parties of the second part the following described real estate, situated and being in HERNANDO County of Desoto State of MS

Land situated in DeSoto County Tennessee to wit:

Lot 146, Woodland Lake Subdivision, in Section 18 and 19, Township 3 South, Range 9 West, DeSoto County Mississippi as per plat thereof recorded in in Plat Book 1, Page 15a-15c, in the Office of the Chancery Clerk of DeSoto County Mississippi.

The aforescribed real property conveyed to grantor, Helen W. Carruthers by Gary Reynolds and wife Sidney D. Reynolds, by deed dated July 17, 1997, of record at Book 319, Page 51, in the Chancery Clerk's Office of DeSoto County Mississippi. Helen W. Carruthers died testate, unmarried, and a resident of Shelby County Tennessee,; her Will was admitted to probate in the Probate Court of DeSoto County Mississippi on November 25, 1997 at Cause No. B-29884, Minute Book 184, Page 105.

STATE MS.-DESOTO CO. FILED

Nov 8 10 27 AM '01

BK 402 PG 744

TO HAVE AND TO HOLD The aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party/parties of the second part, his/her/their heirs and assigns in fee simple forever.

And the said party/parties of the first part does/do hereby covenant with the said party/parties of the second part that he/she/they is/are lawfully seized in fee of the aforescribed real estate; that he/she/they has/have a good right to sell and convey the same; that the same is unencumbered, except for 2001 Desoto County real property taxes, being liens not yet due and payable, and Subdivision Restrictions, Building Lines and Easements of record in Plat Book 1, Page 15, all being of record in said Register's Office.

and that the title and quiet possession thereto he/she/they will warrant and forever defend against the lawful claims of all persons.

THE CONSIDERATION for this conveyance is as follows: Ten Dollars and other valuable consideration, receipt of which is hereby acknowledged.

WITNESS the signature (s) of the said party/parties of the first part the day and year first above written.

LINDA H. WILSON

Marie Wilson Cantrell
MARIE WILSON CANTRELL

WILLIAM HARWELL WILSON M.D.



INDIVIDUAL
STATE OF TENNESSEE,
COUNTY OF SHELBY.

Personally appeared before me, _____,
a Notary Public of said County and State, LINDA H. WILSON,
the within named bargainer,
with whom I am personally acquainted (or proved to me on the basis of satis-
factory evidence), and who acknowledged that he executed the within
instrument for the purposes therein contained.

Witness my hand, at office, this 4th day of September, 2001.

Notary Public
My Commission Expires _____ day of _____, 20.

INDIVIDUAL
STATE OF TENNESSEE,
COUNTY OF SHELBY.

Personally appeared before me, Virginia J Evans,
a Notary Public of said County and State, MARIE WILSON CANTRELL,
the within named bargainer,
with whom I am personally acquainted (or proved to me on the basis of satis-
factory evidence), and who acknowledged that she executed the within
instrument for the purposes therein contained.

Witness my hand, at office, this 4th day of September, 2001.
Virginia J Evans
Notary Public
My Commission Expires 19 day of February, 2002.

ATTORNEY IN FACT
STATE OF TENNESSEE,
COUNTY OF SHELBY.

On this _____ day of _____, _____, before me
personally appeared _____,
to me known (or proved to me on the basis of satisfactory evidence) to be the
person who executed the foregoing instrument in behalf of _____

acknowledged that he executed the same as the free act and deed of
said _____.

Witness my hand, at office, this _____ day of _____,

Notary Public
My Commission Expires _____ day of _____, 20.

PARTNERSHIP
STATE OF TENNESSEE,
COUNTY OF SHELBY.

Before me, _____, a Notary
Public of said State and County aforesaid, personally appeared _____,
with whom I am personally acquainted
(or proved to me on the basis of satisfactory evidence), and who, upon oath,
acknowledged himself (or herself) to be a partner of _____

_____ the within named bargainer,
a partnership, and that he as such partner, executed the foregoing instru-
ment for the purpose therein contained, by signing the name of the partner-
ship by himself (or herself) as partner.

Witness my hand and seal, this _____ day of _____,

Notary Public
My Commission Expires _____ day of _____, 20.

File Number: E15994/DL
Parcel Number: 3094-1901-0146

(FOR RECORDING DATA ONLY)

Property address 3020 SPRUCE COVE
HERNANDO, MS 38632
Mail tax bills to: (Person or Agency responsible
for payment of taxes)

~~YEAR EX KODAK COPY SERVICES~~ John F. Burton and Janet T Childress

3020 Spruce Cove
Hernando, MS 38632

This instrument prepared by: Equity Title & Escrow Co. of Memphis, LLC
6373 Quail Hollow Road, Suite 102
Memphis, Tennessee 38120

State tax..... \$ 425.50
Register's fee.....
Recording fee..... 94.00
Total

T.G. #

Return to:
(901) 374-6089
Prepared by and return to:
Equity Title & Escrow Co.
6373 Quail Hollow, Suite 102
Memphis, Tennessee 38120

Grantee's Address:
Property Owner's Name and Address
JOHN F. BURTON and JANET T CHILDRESS

3020 SPRUCE COVE
HERNANDO, MS 38632
(w) 800-347-2860
(w) 901-222-2625

Grantor's Address:
Marie Wilson Cantrell
105 Tamara Lane
Oakridge, TN 37830
(h) 865-482-2766
na

I, or we, hereby swear or affirm that, to the best
of affiant's knowledge, information, and belief,
the actual consideration for this transfer or value
of the property transferred, whichever is greater,
is \$ 115,000.00, which amount is equal to or
greater than the amount which the property
transferred would command at a fair and volun-
tary sale.

Melana Ogden
Affiant

Subscribed and sworn to before me this
4th day of September, 2001.

Marie Wilson Cantrell
Notary Public

My Comm. Exp. on _____ day of _____, _____

