

RETURN TO:  
COVENANT ESCROW SERVICES  
3169 Professional Plaza, Ste 2  
Germantown, TN 38139  
901-759-0409

S45056LH

**WARRANTY DEED**

**THIS INDENTURE**, made and entered into this **27th** day of **June**, **2002**, by and between **Brad Rainey Homes, Inc.**, a corporation organized and existing under and by virtue of the laws of the State of Tennessee, party of the first part, and **Joell M. Miceli, an unmarried man**, party of the second part,

**WITNESSETH:** That for and in consideration of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in the City of **Olive Branch**, County of **DeSoto**, State of **MS**.

**Lot 189, Section E, Fairhaven Estates Subdivision situated in Sections 2 and 3, township 2 South, Range 6 West, as shown on plat of record in Plat Book 74, Pages 17 and 18, in the office of the Chancery Clerk's Office of DeSoto County, Mississippi, to which plat reference is hereby made for a more particular description of said property.**

**Parcel No. 2061-0200.0-00014.04 (Old Parcel #)**  
**New Parcel # 2061-0211.0-00189.00**

**This conveyance is made subject to: Subdivision restrictions, building lines and easements of record as shown in Plat Book 74, Pages 17 and 18, and 2002 City of Olive Branch and 2002 DeSoto County Taxes not yet due and payable.**

**Being a part of the same property conveyed to Grantor(s) herein as shown in Warranty Deed of record in Book 415, Page 294, in said Chancery Clerk's Office.**

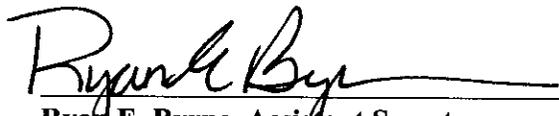
TO HAVE AND TO HOLD the aforesaid real estate together with all appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his/her heirs, successors and assigns in fee simple forever.

The said party of the first part does hereby covenant with the said party of the second part that it is lawfully seized in fee of the aforesaid real estate; that it has good right to sell and convey the same; that the same is unencumbered, EXCEPT as setforth above, and that the title and quiet possession thereto it warrants and forever defends against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signature of the party of the first part the day and year first above written.

**Brad Rainey Homes, Inc.**

  
\_\_\_\_\_  
**Ryan E. Byrne, Assistant Secretary**

STATE MS - DESOTO CO. FILED p2

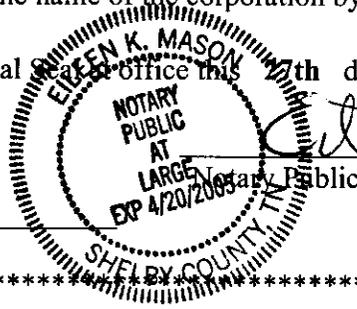
Jul 8 3 29 PM '02

BK 423 PG 480  
W.E. DAVIS CH. CLK.

STATE OF TENNESSEE, COUNTY OF SHELBY

Before me, the undersigned, Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Ryan E. Byrne** with whom I am personally acquainted, (or proven to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be **Assistant Secretary** (or other officer authorized to execute the instrument) of **Brad Rainey Homes, Inc.**, the within named bargainor, a corporation, and that he as such **Assistant Secretary**, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by himself as **Assistant Secretary**.

WITNESS my hand and Notarial Seal of Office this 17th day of **June**, 2002 .



*Eileen K. Mason*

My commission expires: \_\_\_\_\_

\*\*\*\*\*

Property address: **9836 Taylor Drive**  
**Olive Branch, MS 38654**

Grantor's address **281 Germantown Bend Cove**  
**Cordova, TN 38018**

Grantee's address **9836 Taylor Drive**  
**Olive Branch, MS 38654**

Phone No.: **901-754-4311**

Phone No.: *unknown*

Phone No.: *no*

Phone No.: *no*

Mail tax bills to, (Person or Agency responsible for payment of taxes)

**National Bank of Commerce**  
**185 North Main**  
**Collierville, TN 38017**

This instrument prepared by:

**Memphis Title Company**  
**7515 Corporate Centre Drive**  
**Germantown, TN 38138**  
**(901) 754-2080**

File No.: **S45056LH**

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**3169 Professional Plaza Suite 2**  
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**(901) 759-0409**

(FOR RECORDING DATA ONLY)