

Warranty Deed

THIS INDENTURE, made and entered into this 30th day of July 2003

by and between Action Home Buyer or Phillip Levine

of the first part, and LASHONDA TOLLIVER married Brian Tolliver, of the second part

WITNESSETH: That for the consideration hereinafter expressed the said party/parties of the first 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 SOUTHAVEN County of DESOTO State of MS

Land situated in Desoto County, Mississippi to wit:

Lot 343, Section B, Southaven Subdivision, located in Section 23, Township 1 South, Range 8 West, Plat Book 3, Page 14-16, in the Registers Office for Desoto County, Mississippi, which plat referene is hereby made for a more particular descriptio of said property.

Being the same property conveyed to grantor, Action Home Buyers or Phillip Levine, herein by Warranty Deed, dated August 19, 2002, filed for record June 5, 2003, at Book 445 Page 555, in the Chancery's Clerk Office Desoto County, Mississippi.

STATE MS.-DESOTO CO. *BC*

SEP 24 1 49 PM '03

453 PG 695
E. DAVIS CH. CLK.

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 2003 DESOTO County real property taxes, being liens not yet due and payable, and Subdivision Restrictions, Building Lines and Easements of record in Plat Book 3, Page 14-16, 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.

[Signature]
ACTION HOME BUYER

Phillip Levine by Phillip Levine as POA
PHILLIP LEVINE as POA

INDIVIDUAL

STATE OF TENNESSEE, }
COUNTY OF SHELBY. }

Personally appeared before me, Ursual Joi Jones,
a Notary Public of said County and State, ACTION HOME BUYER
PHILLIP LEVINE, 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 30th day of July, 2003.

Notary Public
My Commission Expires day of , 20.

INDIVIDUAL

STATE OF TENNESSEE, }
COUNTY OF SHELBY. }

Personally appeared before me, _____,
a Notary Public of said County and State, _____,
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 30th day of July, 2003.

Notary Public
My Commission Expires day of , 20.

ATTORNEY IN FACT

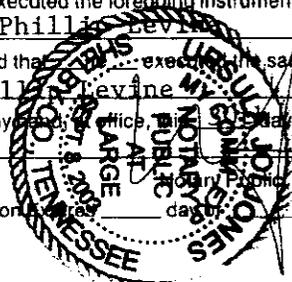
STATE OF TENNESSEE, }
COUNTY OF SHELBY. }

On this 30th day of July, 2003, before me
personally appeared Tammy Caldwell
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 _____

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

Witness my hand, at office, this 30th day of July, 2003.

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: E25468/PW
Parcel Number: 1086-2309-0343

(FOR RECORDING DATA ONLY)

Property address: 1539 MOSS POINT DRIVE
SOUTHAVEN, MS 38671
Mail tax bills to: (Person or Agency responsible
for payment of taxes)

~~CHARLES K. SIX HORN PAGE~~ Lashonda Tolliver
1539 Moss Point Drive
Southaven, MS. 38671

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

State tax \$ 465.52
Register's fee
Recording fee 135.00
Total
T.G. #
Return to:

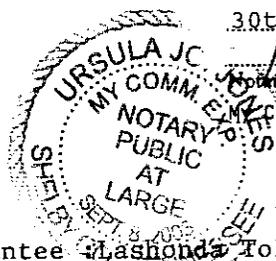
Prepared by and return to:
Equity Title & Escrow Co.
6373 Quail Hollow, Suite 102
Memphis, Tennessee 38120
901-374-0089

Property Owner's Name and Address
LASHONDA TOLLIVER

1539 MOSS POINT DRIVE
SOUTHAVEN, MS 38671

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 \$ 98,800.00, which amount is equal to or
greater than the amount which the property
transferred would command at a fair and volun-
tary sale.

Subscribed and sworn to before me this
30th day of July, 2003.



Grantee Lashonda Tolliver
1539 Moss Point
Southaven, Ms.
662-393-9004
901-346-1132

Grantor: Action Home Buyer
Phillip Levine
P.O. Box 301
Horn Lake, Ms 662-331-4560
N/A