

BK 0454 PG 0412

STATE MS.-DESOTO CO
FILED

SEP 30 3 31 PM '03

JESSICA M. BROWNING
n\k\ JESSICA M. WOOLSEY, ET VIR
GRANTOR(S)

BK 454 PG 412
W.E. DAVIS CH. CLK.

TO

WARRANTY DEED

**RONALD BANEY, ET UX,
GRANTEE(S)**

For and in consideration of the sum of Ten Dollars (\$10.00) cash in hand paid and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, We, the undersigned Grantors, **JESSICA M. WOOLSEY, who acquired title as Jessica M. Browning, and NICK J. WOOLSEY, husband and wife,** do hereby sell, convey and warrant unto **RONALD BANEY and CYNTHIA BANEY, husband and wife, as tenants by the entirety with full right of survivorship and not as tenants in common,** 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 4, Eudora Meadows Subdivision, located in Section 16, Township 3 South, Range 9 West, as shown by plat of record in Plat Book 54, Page 36, Chancery Clerk's Office for DeSoto County, Mississippi, to which plat reference is hereby made for a more complete legal description.

Said lands are subject to rights of way and easements for public roads and for public utilities; to applicable building, zoning, subdivision and Health Department regulations; to the covenants, limitations and restrictions of record with the said recorded plat of said subdivision and to which reference is hereby made; to any matter which might be disclosed by a current, accurate survey and physical inspection of said lands.

Possession is given upon the delivery of this deed; taxes for the year 2003 shall be prorated among the parties.

WITNESS OUR SIGNATURE(S) this the 23rd day of September, 2003.

Jessica M. Browning nka Jessica M. Woolsey
JESSICA M. BROWNING nka JESSICA M. WOOLSEY
Nick J. Woolsey
NICK J. WOOLSEY

STATE OF MISSISSIPPI
COUNTY OF DESOTO

THIS DAY personally appeared before me, the undersigned authority within and for the State and County aforesaid, JESSICA M. BROWNING, nka JESSICA M. WOOLSEY, and NICK J. WOOLSEY, 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 this 23rd day of September, 2003.



Shelly R. Byrum
NOTARY PUBLIC

My Commission Expires:

ADDRESS OF GRANTORS:
1680 Cedar Bend Rd
Hernando MS 38632
Home: 662 429-6993
Work: 901 572-5800

ADDRESS OF GRANTEEES:
9214 Chad Lane
Hernando, MS 38632
Home: 662-429-6588
Work: (901) 367-5908

PREPARED BY AND RETURN TO:
FIRST NATIONAL FINANCIAL TITLE SERVICES, INC.
WILLIAM W. BALLARD, STAFF ATTORNEY
7145 SWINNEA ROAD, SUITE 2
SOUTHAVEN, MS 38671
(662) 349-6536

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