

BK 0456 PG 0476

DENNY RUTT and GALE RUTT, GRANTORS

TO

WARRANTY DEED

JOHN HAYDEN, GRANTEEES

FOR AND IN CONSIDERATION of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable legal consideration, the receipt and sufficiency of which is hereby acknowledged, the Grantors, DENNY RUTT and Wife, GALE RUTT, hereby sell, convey, and warrant unto the Grantee, JOHN HAYDEN, the land in DeSoto County, Mississippi, being more particularly described as follows:

Lot 23, Fox Hollow Subdivision, Phase II, in Sections 34 and 35, Township 3 South, Range 6 West, as per plat thereof of record in Plat Book 47, at Pages 34-38, in the Office of the Chancery Clerk of DeSoto County, Mississippi.

By acceptance of this Deed, the parties agree that this conveyance is made subject to subdivision, health department, zoning and other regulations in effect in DeSoto County, Mississippi and rights of way and easements for public roads, flowage, and utilities and any mineral or mineral rights, including oil and gas, leased, granted or retained by current or prior owners. Taxes for the year 2003 shall be estimated and prorated at closing and paid by the Grantee when due with any final adjustments in proration to be made between Grantor and Grantee when the actual ad-valorem tax bill is rendered. Possession is to be given upon delivery of this Deed.

EXECUTED this the 24th day of October, 2003.

STATE MS. - DESOTO CO.

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DENNY RUTT


GALE RUTT
GRANTORS

STATE OF MISSISSIPPI
COUNTY OF DeSOTO

This day personally appeared before me, the undersigned authority in and for said County and State, the within named DENNY RUTT and Wife, GALE RUTT, who acknowledged signing and delivering the above and foregoing Warranty Deed on the day and year therein mentioned as a free and voluntary act and deed and for the purposes therein expressed.

GIVEN under my hand and official seal of office this the 24th day of October, 2003.



Gina M. Crends
Notary Public

My Commission Expires:

GRANTOR'S ADDRESS:

7415 Barbara Dr. Hernando, MS 38632
Home #: () _____ Bus #: () N/A
662-429-5243

GRANTEE'S ADDRESS:

5320 Fox Lake Dr. Hernando, MS 38632
Home #: () _____ Bus #: () N/A
662-233-0999

Prepared by:
Walker, Brown & Brown, P. A.
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Hernando, MS 38632
662-429-5277
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