

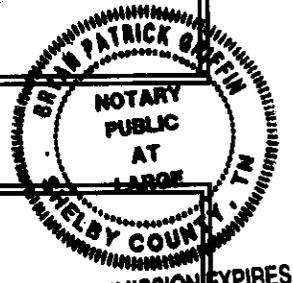
STATE OF MISSISSIPPI  
 COUNTY OF DE SOTO

The actual consideration or value, whichever is greater, for this transfer is \$82,000.00.

Subscribed and sworn to before me, this 19th day of December, 2003.

My Commission Expires: \_\_\_\_\_

Affiant  
 Notary Public



**WARRANTY DEED**

THIS INSTRUMENT WAS PREPARED BY  
 FIRST NATIONAL FINANCIAL TITLE SERVICES  
 8001 CENTERVIEW PARKWAY  
 SUITE 221  
 CORDOVA, TN. 38018

ADDRESS OF NEW OWNER:		SEND TAX BILLS TO:	
NAME: ELVIA DECELIS		NAME: ELVIA DECELIS	
STREET ADDRESS: 688 WHITE GOOSE		STREET ADDRESS: 688 WHITE GOOSE	
CITY: HERNANDO	STATE: MISSISSIPPI	CITY: HERNANDO	STATE: MISSISSIPPI
ZIP CODE: 38632		ZIP CODE: 38632	
MAP & PARCEL NO.: 1086-1301.0-00112.00			

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEE, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, **CHRISTOPHER O. HYTEN AND CLAIRE B. HYTEN** HEREINAFTER CALLED GRANTORS HAVE, BARGAINED AND SOLD, AND BY THESE PRESENTS DOES HEREBY TRANSFER AND CONVEY UNTO **ELVIA DECELIS, UNMARRIED** HEREINAFTER CALLED GRANTEE, HIS/HER HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO, LOCATED IN DE SOTO COUNTY, STATE OF MISSISSIPPI, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

**ALL THAT CERTAIN LOT OR PARCEL OF LAND SITUATED IN THE COUNTY OF DESOTO, STATE OF MISSISSIPPI, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:**

LOT 112 IN SECTION A OF BUENA VISTA LAKES SUBDIVISION, IN SECTION 13, TOWNSHIP 4, RANGE 8 WEST, AS SHOWN BY PLAT OF RECORD IN PLAT BOOK 4, PAGES 33-37, CHANCERY CLERK'S OFFICE FOR DESOTO COUNTY, MISSISSIPPI, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE COMPLETE LEGAL DESCRIPTION.

BEING THE SAME PROPERTY CONVEYED TO CHRISTOPHER O. HYTEN AND CLAIRE B. HYTEN, TRUSTEES AND THEIR SUCCESSORS AS TRUSTEES OF THE HYTEN FAMILY TRUST, BY WARRANTY DEED FROM CHRISTOPHER O. HYTEN AND CLAIRE B. HYTEN, DATED 12/12/97, RECORDED 01/16/98, IN BOOK 327, PAGE 529, IN THE CLERK OF CHANCERY COURT OF DESOTO COUNTY, MISSISSIPPI.

THIS IS IMPROVED PROPERTY KNOWN AS 688 WHITE GOOSE, HERNANDO, MS 38632

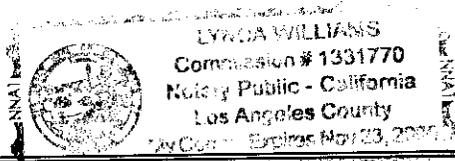
TO HAVE AND TO HOLD THE SAID TRACT OR PARCEL OF LAND, WITH ALL THE APPURTENANCE, ESTATE, TITLE AND INTEREST THERETO BELONGING TO THE SAID GRANTEE, HIS/HER HEIRS AND ASSIGNS, FOREVER; AND WE DO COVENANT WITH THE SAID GRANTEE THAT WE ARE LAWFULLY SEIZED AND POSSESSED OF SAID LAND IN FEE SIMPLE, HAVE A GOOD RIGHT TO CONVEY IT, AND THE SAME IS UNENCUMBERED, EXCEPT TO MATTERS APPEARING ON PLAT RECORDED IN PLAT BOOK 4, PAGE 33-37, IN THE CLERK OF CHANCERY COURT OF DESOTO COUNTY, MISSISSIPPI AND AMENDMENT TO RESTRICTIONS IN BOOK 392, PAGE 89 IN THE CHANCERY CLERKS OFFICE OF DESOTO COUNTY, MISSISSIPPI; UNLESS OTHERWISE HEREIN SET OUT; AND WE DO FURTHER COVENANT AND BIND OURSELVES, OUR HEIRS AND REPRESENTATIVES, TO WARRANT AND FOREVER DEFEND THE TITLE TO THE SAID LAND TO THE SAID GRANTEE, HIS/HER HEIRS AND ASSIGNS, AGAINST THE LAWFUL CLAIMS OF ALL PERSONS WHOMSOEVER..

m36969

WITNESS OUR HANDS THIS 19TH DAY OF DECEMBER, 2003.

*Christopher O. Hytten*  
CHRISTOPHER O. HYTTEN

*Claire B. Hytten*  
CLAIRE B. HYTTEN

State of TENNESSEE	} ss
County of SHELBY	
<p>On this the 19th day of December, 2003, before me, the undersigned Notary Public, personally appeared <b>CHRISTOPHER O. HYTTEN and CLAIRE B. HYTTEN</b>, known to me (or satisfactorily proven) to be the persons whose names are subscribed to the within instrument, and acknowledged that they executed the same for the purposes therein contained.</p>	
<p>IN WITNESS WHEREOF, I hereunto set my hand and official seal.</p>	
	<p><i>Lynda Williams</i> Notary Public My commission expires <u>11-23-05</u></p>

GRANTEE:

ELVIA DECELIS  
688 WHITE GOOSE  
HERNANDO, MS 38632  
PHONE# 9013601177  
WK# 9013601177

GRANTOR:

CHRISTOPHER O. HYTTEN  
CLAIRE B. HYTTEN  
8648 LEHIGH AVENUE  
SUN VALLEY, CA 91352  
PHONE# 8187677813  
WK# 8187677813

=====  
**WARRANTY DEED**  
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STATE MS.-DESOTO CO.  
FILED

JAN 8 2 27 PM '04

BC  
SC

BK 462 PG 407  
DAVID CH. CLK.