

MANUEL A. ZEPEDA, ET UX
GRANTOR(S)

TO

STATE MS.-DESOTO CO. 
FILE

QUITCLAIM DEED

MAY 18 2 51 PM '04

MANUEL ZEPEDA,
GRANTEE(S)

ST. 472 PG 369
DAVID OH. CLK.

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, **MANUEL A. ZEPEDA and BEATRICE ZEPEDA, husband and wife**, do hereby sell, convey and quitclaim unto **MANUEL ZEPEDA, an unmarried person**, 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 291, Section F, KINGSTON ESTATES SUBDIVISION, in Section 8, Township 1 South, Range 8 West, as shown by plat of record in Plat Book 70, Page 2, 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 2004 shall be prorated among the parties.

WITNESS OUR SIGNATURE(S) this the 14th day of May, 2004.

Manuel A. Zepeda
MANUEL A. ZEPEDA

Beatrice A. Zepeda
BEATRICE ZEPEDA
AKA BEATRICE A ZEPEDA

STATE OF MISSISSIPPI
COUNTY OF DESOTO

THIS DAY personally appeared before me, the undersigned authority within and for the State and County aforesaid, MANUEL A. ZEPEDA and BEATRICE ZEPEDA, AKA Beatrice A. Zepeda, who acknowledged that they signed, executed and delivered the above and foregoing Quitclaim Deed on the day and year therein mentioned.

Given under my hand and official seal this 14th day of May, 2004.



Cheryl T. Harmon
NOTARY PUBLIC

My Commission Expires:

TITLE NOT CHECKED BY PREPARER OF INSTRUMENT

ADDRESS OF GRANTORS:
7388 Lee Ann Drive
Horn Lake, MS 38637
Home: (662) 280-7677
Work: NONE

ADDRESS OF GRANTEES:
7388 Lee Ann Drive
Horn Lake, MS 38637
Home: (662) 280-7677
Work: NONE

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

FILE # S11884