

Prepared by

FAYETTE COUNTY TITLE COMPANY

16720 Highway 64 *** Phone 901/465-8675
Somerville, Tennessee 38068

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good, legal and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, the undersigned, **BRANDI M. BEARDEN and husband JOSH D. BEARDEN**, herein referred to as Grantors do hereby sell, convey and warrant unto **ANTHONY CLANCY and wife LESLIE CLANCY as tenants by the entirety**, herein referred to as Grantees, the following described real property situated and being located in Desoto County, Mississippi, to-wit:

INDEXING INSTRUCTIONS: SECTION C, TOWNSHIP 3 SOUTH, RANGE 7 WEST, DESOTO COUNTY, MISSISSIPPI.

Lot 286, Section C, Edgewater Subdivision, located in Section 22, Township 3 South, Range 7 West, Desoto County, Mississippi, as shown on plat of record in Plat Book 74, Pages 39-40, in the office of the Chancery Clerk of Desoto County, Mississippi, to which plat reference is hereby made for a more particular description of said property.

This being the same property conveyed to Brandi M. Bearden and husband Josh D. Bearden from Whitfield Electric Co, Inc., by Warranty Deed, found of record in Book 423 Page 274 in the Registers Office of Desoto County, Mississippi.

The warranty in this deed is subject to rights of way and easements for public roads and public utilities, any other easements, any subdivision and zoning regulations in effect in Desoto County, Mississippi and to all applicable building restrictions and restrictive covenants of record ; and further subject to Restrictions, Plat References, Setback Lines, and Easements of Record in Plat Book 74, Page 39-40, in the office of the Chancery Clerk of Desoto County, Mississippi, and the 2004 Real Estate taxes which the Grantees hereby assume and agree to pay.

STATE MS.-DESOTO 00

MAY 27 9 55 AM '04

BK 473 PG 80
THE DAVIS CH. CLK.

WITNESS THE SIGNATURE of the Grantors on this the 21st day of May, in the year of our Lord Two Thousand Four.

Brandi M. Bearden
 BRANDI M. BEARDEN

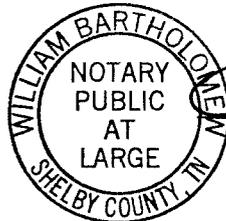
Josh D. Bearden
 JOSH D. BEARDEN

STATE OF TENNESSEE

COUNTY OF SHELBY

On this the 21st day of May, 2004, before me, a Notary Public, in and for said State and County, duly commissioned and qualified, personally appeared **BRANDI M. BEARDEN and husband JOSH D. BEARDEN**, to me known to be the persons described in and who executed the foregoing instrument and acknowledged that they executed and delivered same as their free act and deed.

Given under my hand and seal of office.



William Bartholomew
 Notary Public

My Commission Expires: 9-13-05

My Commission Expires
 09-13-05

GRANTOR(S) ADDRESS	GRANTEE(S) ADDRESS
Brandi M. Bearden & Josh D. Bearden	Anthony Clancy & Leslie Clancy
4366 Nicholas Lane, Southaven, Ms. 38672	3269 Sundial Dr., Hernando, Ms. 38632
TELEPHONE: 901-212-0058	TELEPHONE: 901-628-9473
TELEPHONE: None	TELEPHONE: None

THIS INSTRUMENT PREPARED BY: *& Return to*
 FAYETTE COUNTY TITLE COMPANY
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 SOMERVILLE, TN 38068
 901-465-8675 901-466-0212

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