

BK 0480PG0248

PREPARED BY AND RETURN TO: REALTY TITLE  
6397 GOODMAN RD SUITE 109  
OLIVE BRANCH, MS 38654  
662-893-8077

FILE #04-149  
PREPARED BY & RETURN TO:  
MCFALL LAW FIRM  
7105 SWINNEA RD SUITE 1  
SOUTHAVEN, MS 38671  
(662) 349-7780  
0406 0171

**GENE TUCKER AND WIFE,  
ALISON TUCKER, a/k/a ALLISON TUCKER  
GRANTORS**

**WARRANTY  
DEED**

TO

**DEBBY CHRISTENSEN,  
GRANTEES,**

FOR AND IN CONSIDERATION of Ten Dollars (\$10.00), cash in hand paid, and for other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, **GENE TUCKER AND WIFE ALISON TUCKER A/K/A ALLISON TUCKER**, do hereby sell, convey, and warrant unto **DEBBY CHRISTENSEN, A SINGLE PERSON**, the following described property situated in the County of DeSoto, State of Mississippi, together with all improvements and appurtenances thereon more particularly described as follows:

**TRACT I:**

Lot 46, ROLLING GREEN SUBDIVISION, Part IV, Revised in Section 29, Township 1 South, Range 8 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 26, Page 29-31, in the office of the Chancery Clerk of DeSoto County, Mississippi.

LESS AND EXCEPT: Land conveyed to Carl R. Carter and Brenda Carter by Quitclaim Deed recorded 2-8-02 in Book 411, Page 238 in the Chancery Clerk's office of DeSoto County, Mississippi and further described as follows: Beginning at the Southeast corner of Lot 46, Rolling Green Subdivision; Thence S 79 degrees 07'05"W along the South line of said lot, a distance of 326.17 feet to a point; Thence around a curve to the right, with a radius of 61.00 feet through a central angle of 88 degrees 21'14", a distance of 94.07 feet to a point; Thence around a curve to the left, with a radius of 139.00 feet, through a central angle of 71 degrees 09'51", a distance of 172.64 feet to a point; thence N 13 degrees 05' 48", a distance of 75.48 feet to a point on the East line of said Lot 46; Thence S 34 degrees 38'20" E along said East line, a distance of 223.39 feet to the point of beginning and containing 27,517.21 square feet of .063 acres more or less.

**TRACT II:**

Part of Lot 45, Rolling Green Subdivision, Part IV, Revised, more particularly described as follows: Beginning at the Northwest corner of the South 0.94 acres of Lot 45, Rolling Green Subdivision, as shown on survey by Jerry T. Stafford dated August 15, 2000; Thence N 47 degrees 37'46" E, a distance of 154.96 feet to a point; Thence S 42 degrees 22' 14" E a distance of 2.21 feet to a point; Thence around a curve to the left, with a radius of 61.00 feet, through a central angle of 35 degrees 02' 59", a distance of 37.32 feet to a point; Thence S 13 degrees 05' 48" W a distance of 162.81 feet to a point on the West line of said 0.94 acres; Thence N 34 degrees 38' 20' W along said West Line A distance of 106.21 feet to the point of beginning and containing 7371.04 square feet or 0.17 acres more or less.

**INDEXING INSTRUCTIONS:** Lots 45 & 46 Rolling Green Subdivision, Part IV, Revised.

A copy of survey prepared by Jones-Davis & Associates, Inc. dated November 13, 2001, is attached hereto and incorporated herein as Exhibit A.

The warranty in this deed is subject to rights of way and easements for public roads and public utilities, subdivision and zoning regulations in effect in DeSoto County, Mississippi and further subject to all applicable building restrictions and covenants of record; in the Chancery Court Clerk of Desoto County, Mississippi.

Taxes for the year 2004 have been prorated between Grantors and Grantees and are to be paid on due date by Grantees.

WITNESS OUR SIGNATURE, this the 28th day of JULY, 2004.

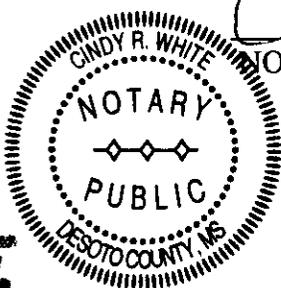
STATE MS.-DESOTO CO. FILED  
AUG 23 8 51 AM '04  
BK 480 PG 248  
J.E. DAVIS CH. CLK.  
Gene Tucker  
GENE TUCKER  
Alison Tucker  
ALISON TUCKER A/K/A ALLISON TUCKER

STATE OF MISSISSIPPI;  
COUNTY OF DESOTO;

PERSONALLY APPEARED before me, the undersigned authority at law, in and for the State and County aforesaid, within named: GENE TUCKER AND ALISON TUCKER, who acknowledged that they signed and delivered the above and foregoing Deed on the day and year therein mentioned, as their free act and deed, and for the purposes therein expressed.

GIVEN Under my hand and seal of office, this the 28<sup>TH</sup> day of July, 2004.

Cindy R White  
NOTARY PUBLIC



My Commission Expires:

**NOTARY PUBLIC STATE OF MISSISSIPPI AT LARGE  
COMMISSION EXPIRES: Aug 23, 2007  
BOARD-REGISTERED PUBLIC IDENTIFICATION**

GRANTOR'S ADDRESS

172 Kimbrough Pl. #109  
Memphis, TN  
38104

GRANTEE'S ADDRESS

4385 Angel Drive  
Haralake, MS 38637

901-725-9839 901-272-8386  
HM PHONE WK PHONE

662-342-2177 901-374-5677  
HM PHONE WK PHONE