

S04-1135

BOBBY M. SIMMONS AND WIFE, PATRICIA A. SIMMONS,
GRANTORS

WARRANTY

TO

DEED

JOSEPH H. DANDAN AND WIFE, DEBRA L. DANDAN,
GRANTEES

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00) cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, Bobby M. Simmons and wife, Patricia A. Simmons, do hereby sell, convey, and warrant unto Joseph H. Dandan and wife, Debra L. Dandan, as tenants by the entirety with full rights of survivorship and not as tenants in common, the land lying and being situated in DeSoto County, Mississippi, described as follows, to-wit:

Lot 2, Simmons Subdivision, located in Section 9, Township 2 South, Range 7 West, DeSoto County, Mississippi, as recorded in Plat Book 21, page 49, in the office of the Chancery Clerk of DeSoto County, Mississippi.

Together with a perpetual easement for right of ingress and egress 12 - 1/2 feet wide running north and south along the east line of said property a distance of 42.92 feet is granted herein.

The warranty in this deed is subject to rights of ways and easements for public roads and public utilities, to building, zoning, subdivision and health department regulations in effect in DeSoto County, Mississippi.

Subject to subdivision restrictive covenants, easements and setback lines as recorded in Book 21, Page 49, in the office of the Chancery Clerk of DeSoto County, Mississippi.

Taxes for 2004 have been prorated, and possession is given with this deed.

WITNESS our signature(s), this the 20th day of September, 2004.

STATE MS.-DESOTO CO.

OCT 6 8 59 AM '04

BK 483 PG 592
CH. CLK.

Bobby M. Simmons
Bobby M. Simmons
Patricia A. Simmons
Patricia A. Simmons

STATE OF MISSISSIPPI:
COUNTY OF DESOTO:

PERSONALLY APPEARED before me, the undersigned authority at law, in and for the State and County aforesaid, the within named BOBBY M. SIMMONS AND WIFE, PATRICIA A. SIMMONS, 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 20th day of September, 2004.



[Signature]
Notary Public

My commission expires:
2085 E. Church Rd.
Southaven, MS 38671
Grantors Address:

Home Phone Number: 349-3572
Business Number: N/A
Tax Parcel No.: 2072-09000-00006.00
Prepared By:

Austin Law Firm, P.A.
6928 Cobblestone Drive
Suite 100
Southaven, Mississippi 38672
(662) 890-7575

Grantees Address:
2085 E. Church Rd.
Southaven, MS 38671
Home Phone Number: (901) 606-5996
Business Number: (901) 397-7275

RETURN TO:
KIRKLAND, ROTHMAN - BRANNING
& ASSOCIATES, PLLC
6489 Quail Hollow, Suite 102
Memphis, TN 38120
File No. S048182
Telephone No.: (901) 758-5588