

637373

BK0484PG0630

prepared by and
RETURN TO:
MEMPHIS TITLE COMPANY
6465 QUAIL HOLLOW, SUITE 300
MEMPHIS, TN 38120
(901) 754-2080

STATE MS. - DESOTO CO. SS

Oct 21 11 42 AM '04

484 PG 630
ON CLK.

File No. 2035-637373

WARRANTY DEED

THIS INDENTURE, made and entered into this **Eleventh day of October, 2004**, by and between **Climmie Lester and wife, Mildred B. Lester, as Tenants by the Entirety**, parties of the first part, and **Ekaterini Hester, a single person**, party of the second part,

WITNESSETH: This for and in consideration of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said parties of the first part have bargained and sold and do hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in the City of **Hernando**, County of **DeSoto**, State of **Mississippi**.

32.1157 ACRE TRACT IN THE NORTHEAST QUARTER OF SECTION 29, TOWNSHIP 3 SOUTH, RANGE 6 WEST, DESOTO COUNTY, MS BEING FURTHER DESCRIBED AS FOLLOWS TO WIT: COMMENCING AT THE NORTHEAST CORNER OF SECTION 29, TOWNSHIP 3 SOUTH RANGE 6 WEST IN DESOTO COUNTY, MS AND BEING THE POINT OF BEGINNING; RUN THENCE SOUTH FOR A DISTANCE OF 04 DEGREES 28' 38" EAST FOR A DISTANCE OF 1698.50 FEET, RUN THENCE ALONG AN ESTABLISHED FENCE LINE AS FOLLOWS: SOUTH 06 DEGREES 20' 47" EAST FOR A DISTANCE OF 831.05 FEET, RUN THENCE SOUTH 83 DEGREES 34' 22" WEST FOR A DISTANCE OF 725.40 FEET, RUN THENCE NORTH 02 DEGREES 16' 11" EAST FOR A DISTANCE OF 2569.19 FEET, RUN THENCE NORTH 85 DEGREES 10' 30" EAST FOR A DISTANCE OF 396.05 FEET TO THE POINT OF BEGINNING.

BEING THE SAME PROPERTY CONVEYED BY WARRANTY DEED FROM CONSOLIDATED LAND INVESTMENT COMPANY, INC. TO CLIMMIE LESTER AND WIFE, MILDRED B. LESTER, AS TENANTS BY THE ENTIRETY WITH FULL SURVIVORSHIP RIGHTS AND NOT AS TENANTS IN COMMON AS RECORDED ON THE 19TH DAY OF JUNE, 1992 IN BOOK 246, PAGE 466 AND WARRANTY DEED FROM MARK L. JACKSON TO CLIMMIE LESTER AND WIFE, MILDRED B. LESTER, AS TENANTS BY THE ENTIRETY AS RECORDED ON THE 21ST DAY OF JANUARY, 1993 IN BOOK 253, PAGE 385 RE-RECORDED AT BOOK 273, PAGE 513 RECORDED ON THE 29TH DAY OF JUNE, 1994, IN THE REGISTER'S OFFICE OF DESOTO COUNTY, MISSISSIPPI.

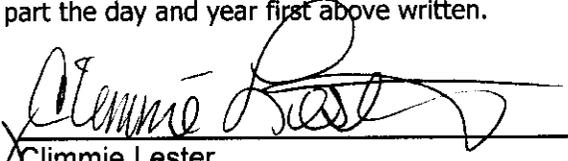
Being the same property conveyed to Grantor(s) herein as shown in Deed of record at Book and Page/Instrument No. **Book 273, Page 513** in said Register's Office.

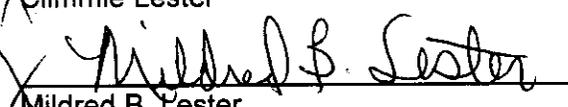
TO HAVE AND TO HOLD the aforesaid real estate together with all appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his/her heirs, successors and assigns in fee simple forever.

The said parties of the first part do hereby covenant with the said party of the second part that they are lawfully seized in fee of the aforescribed real estate; that they have good right to sell and convey the same; that the same is unencumbered, EXCEPT as setforth above, and that the title and quiet possession thereto they warrants and forever defends against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

WITNESS the signatures of the parties of the first part the day and year first above written.


Climmie Lester


Mildred B. Lester

(FOR RECORDING DATA ONLY)

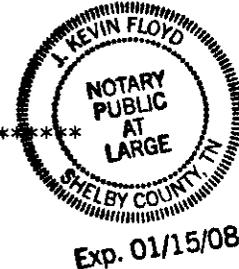
STATE OF Tennessee

COUNTY OF Shelby

Personally appeared before me, the undersigned authority in and for the said county and state, on this **Eleventh day of October, 2004**, within my jurisdiction, the within named **Climmie Lester and wife, Mildred B. Lester, as Tenants by the Entirety**, who acknowledged that (he)(she) executed the above foregoing instrument.

[Signature] (Notary Public)

My commission expires: 1/15/08
(Affix official seal, if applicable)



Property address: **0 Holly Springs Road
Hernando, Mississippi 38632**

Grantor's address *Climmie & Mildred Lester
8365 Pardue Dr.
Memphis, TN 38125*
Phone No.: *(901) 789-9078*
Phone No.: *(901) 230-8366*

Grantee's address *~~0 Holly Springs Road
Hernando, MS 38632~~ Ekaterini Hester
8365 Pardue Dr.
Memphis, TN 38125*
Phone No.: *(901) 757-7714*
Phone No.: *(901) 238-8876*

Mail tax bills to, (Person or Agency responsible for payment of taxes)
*Ekaterini Hester
8365 Pardue Dr.
Memphis, TN 38125*

This instrument was prepared by:
**Memphis Title
6465 Quail Hollow, Suite 300
Memphis, TN 38120
(901) 754-2080**

File No: **2035-637373**

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