

1/14/05 1:24:23
 BK 490 PG 648
 DESOTO COUNTY, MS
 W.E. DAVIS, CH CLERK

This Instrument Prepared by:
 Accurate Title and Escrow Inc.
 8245 Cordova Road Ste 100A
 Cordova, Tennessee 38016
 901-969-0077

Grantor + Grantee

QUITCLAIM DEED

**PROPERTY ADDRESS &
 ADDRESS NEW OWNER**

Tracy and Jennifer Scott
 4615 Fulton Road
 Hernando, MS 38632
~~662-429-5749~~
 901-734-4495

SEND TAX BILLS TO:
 Tracy and Jennifer Scott
 4615 Fulton Road
 Hernando, MS 38632

MAP & Parcel

For and in consideration of the sum of Ten Dollars (\$10.00) cash in hand paid by Grantee, the receipt of which is hereby acknowledged Tracy A. Scott and wife, Jennifer W. Scott, GRANTOR, does hereby quitclaim and convey unto Tracy A. Scott and wife, Jennifer W. Scott, GRANTEE, all right, title and interest in and to a certain tract or parcel of land being more particularly described as follows:

Commencing at the commonly accepted northwest corner of the northeast quarter of Section 14, Township 3 South, Range 7 West, DeSoto County, Mississippi; thence North 89 degrees 47 minutes 34 seconds East along the north line of said quarter section, a distance of 360.95 feet to the POINT OF BEGINNING; thence North 89 degrees 47 minutes 34 seconds East along said line, a distance of 417.15 feet; thence North 89 degrees 47 minutes 33 seconds East along said line, a distance of 79.93 feet; thence South 0 degrees 31 minutes 48 seconds East, a distance of 868.75 feet to a 1/2" rebar found; thence North 89 degrees 47 minutes 34 seconds East, a distance of 333.38 feet to a 1/2" rebar found; thence South 0 degrees 16 minutes 43 seconds West, a distance of 463.79 feet to a 1/2" rebar found in the southeast side of a 60" oak tree; thence South 88 degrees 33 minutes 58 seconds West, a distance of 406.81 feet to a 3/4" rebar found in the west side of a ditch bank; thence North 0 degrees 31 minutes 48 seconds West, a distance of 1133.40 feet to a fence corner post; thence North 89 degrees 54 minutes 28 seconds West, a distance of 414.50 feet to a fence corner post; thence North 1 degree 16 minutes 15 seconds West, a distance of 205.71 feet to the POINT OF BEGINNING; said described tract containing 7.97 acres, more or less, as per survey by Hensley Land Surveying on 11/20/02, revised 1/2/05.

Being the same property conveyed to Tracy A. Scott and wife, Jennifer W. Scott, as tenants by the entirety with full rights of survivorship, by Warranty Deed from Michael Welton Davis, Administrator CTA of the estate of Mary Jo Williams, dated 1/13/03, filed in Book 0436, page 0003, re-recorded in Book 0437, page 0486, said Register's Office.

Also being the same property conveyed to Tracy A. Scott and wife, Jennifer W. Scott, as tenants by the entirety with full rights of survivorship, by Quit Claim Deed from Marilyn Work Bickerstaff, dated 1/12/05, filed in Book 490, page 506, said Register's Office.

The purpose of this deed is to combine the 2 tracts of land previously conveyed in the above shown derivations.

Said property is conveyed subject to such limitations, restrictions and encumbrances as may affect the premises.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

IN WITNESS WHEREOF, the GRANTOR has hereunder set his/her hand this 14th day of Jan, 2005.

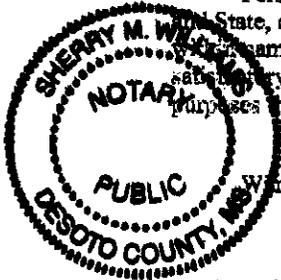
GRANTOR'S: _____

Tracy A. Scott

Jennifer W. Scott

STATE OF MS
COUNTY OF Desoto

Personally appeared before me, the undersigned, a Notary Public in and for said County of said State, duly commissioned and qualified, Tracy A. Scott and wife, Jennifer W. Scott, the named bargainors, with whom I am personally acquainted, or proved to me on the basis of satisfactory evidence, and who acknowledged that they executed the foregoing instrument for the purposes therein contained.



Witness my hand, at office, this 14th day of Jan, 2005.

My Commission Expires _____

My Commission Expires March 24, 2007.

Notary Public

STATE OF Mississippi
COUNTY OF Desoto

The actual consideration for this transfer is \$-0-

Marilyn Scott
Affiant

Subscribed and sworn to before me, this the 14th day of January, 2005

Wanda Wimberly
Notary Public

My Commission Expires: 9-5-2007

seal

