

When Recorded Return To:
Lenders First Choice
Recording Department
3803 Parkwood Blvd., Ste. 100
Frisco, TX 75034

This Instrument Prepared by:
William E. Curphey & Associates
2605 Enterprise Road, Suite 155
Clearwater, Florida 33759

Mail Tax Statements to:
Hugh F. & Dorthe M. Wright
7602 Lilly Drive
Southaven, MS 38671

Property Tax ID#: 1-07-09-30-25-0-00089-0

WARRANTY DEED

THIS INSTRUMENT, made and entered into on this the 17~~th~~ day of FEBRUARY, 2005, by and between HUGH F. WRIGHT, a now married man, Grantor, and HUGH F. WRIGHT and DORTHE M. WRIGHT, husband and wife, whose post office address is 7602 Lilly Drive, Southaven, MS 38671, Grantees.

WITNESSETH: That for and in consideration of the sum of One Hundred Thousand Dollars (\$100,000.00) and other good and valuable consideration, cash in hand paid, receipt of which is hereby acknowledged, the Grantor has this day bargained and sold, and by these presents, do hereby sell, transfer and convey unto the said Grantees, their successors and assigns, the following described real estate:

THE FOLLOWING DESCRIBED PROPERTY, TOGETHER WITH THE IMPROVEMENTS, HEREDITAMENTS AND APPURTENANCES THEREUNTO BELONGING, LOCATED IN THE COUNTY OF DESOTO, STATE OF MISSISSIPPI, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO-WIT:

LOT 89. GARDENS OF GREENBROOK, IN SECTION 30, TOWNSHIP 1 SOUTH, RANGE 7 WEST, DESOTO COUNTY, MISSISSIPPI, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 44, PAGE 25, IN THE OFFICE OF THE CHANCERY CLERK OF DESOTO COUNTY, MISSISSIPPI.

SOURCE OF TITLE: BOOK 0362 PAGE 0408 (RECORDED 11/04/1999)

TAX PARCEL IDENTIFICATION # 1-07-9-30-25-0-00089-00

This conveyance is made subject to all valid restrictive covenants and easements, if any, of record, or which may be apparent from an inspection of the premises.

TO HAVE AND TO HOLD unto the said Grantees, their successors and assigns, in fee simple forever.

And the said Grantor covenants with the Grantees, their successors and assigns, that it is lawfully seized and possessed of the premises above conveyed, and have a good and lawful right to sell and convey the same; that said premises is free from all encumbrance, and that they, the Grantor, will forever warrant and defend said premises and the title thereto against the lawful claims and demands of all persons whomsoever.

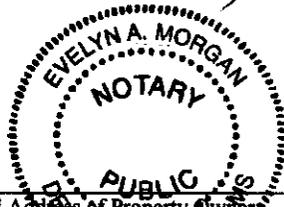
IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal on this the day and date first written above.

Hugh F. Wright
HUGH F. WRIGHT

STATE OF MISSISSIPPI }
COUNTY OF Desoto }

Personally appeared before me, the undersigned authority, a Notary Public, in and for said State and County, the within named bargainer, ~~JOEL ELADNE LEIGH~~ ^{JOEL ELADNE LEIGH}, with whom I am personally acquainted (or whose identity was proved to me on the basis of satisfactory evidence), and whom have acknowledged that she has executed the within instrument as her free act and deed for the purposes therein contained.

Witness my hand and official seal at office in the State and County aforesaid this the 17th day of February, 2005.



Evelyn A. Morgan
Notary Public Evelyn A. Morgan
My Commission expires: 07-19-2006

Name and Address of Property Owner: <u>Hugh F. Wright</u> <u>DORTHE M. WRIGHT</u> <u>7602 Lilly Drive</u> <u>SOUTHAVEN, MS. 38671</u> <u>662-280-8153</u> <u>MA</u>	Name and Address of the Person or Entity Responsible for the Payment of the Real Property Tax: <u>Hugh F. Wright</u> <u>DORTHE M. WRIGHT</u> <u>7602 Lilly Drive</u> <u>SOUTHAVEN, MS. 38671</u> <u>662-280-8153</u> <u>MA</u>
---	--

No title search was performed on the subject property by the preparer. The preparer of this deed makes no representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by Grantor/Grantee and /or their agents, no boundary survey was made at the time of this conveyance.