

File No: 05-359
Prepared By & Return To:
Bridgforth & Buntin
P. O. Box 241
Southaven, MS
(662) 393-4450

4/06/05 10:10:19 ⁹³
BK 496 PG 314
DESOTO COUNTY, MS
W.E. DAVIS, CH CLERK

WARRANTY DEED

DAVID H. BRANNON, ET UX GRANTOR(S)

TO

JACK BILLYARD, ET UX GRANTEE(S)

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, DAVID H. BRANNON AND WIFE, JOHNNIE BRANNON, do hereby sell, convey and warrant unto JACK BILLYARD AND WIFE, BILLIE BILLYARD, 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 90, Phase II, The Lakes of Cedar Grove, situated in Section 7, Township 3 South, Range 7 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 76, Page 34, in the office of the Chancery Clerk of DeSoto County, Mississippi

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 the restrictive covenants of record; and further subject to Restrictive Covenants in Book 391, Page 70, in the office of the Chancery Clerk of DeSoto County, Mississippi.

Taxes for the current year have been pro-rated.

Possession is to be given 4/5/05.

WITNESS our signatures this the 5th day of April, 2005.



DAVID H. BRANNON

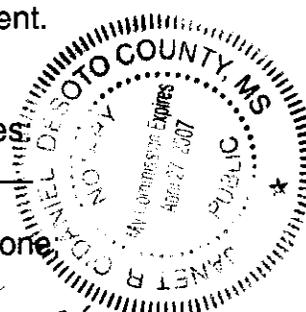


JOHNNIE BRANNON

STATE OF MISSISSIPPI
COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority in and for said County and State, on this 5th day of April, 2005, within my jurisdiction, the within named DAVID H. BRANNON AND JOHNNIE BRANNON, who acknowledged that they executed the above and foregoing instrument.

My Commission expires _____


NOTARY PUBLIC

Grantor Address & Phone

BWB
747 Burton Lane
Southaven, MS 38671
Home: 901-409-2724
Work: 662-393-4250

Grantee Address & Phone:

767 Cedar Trace Circle
Hernando, MS 38632
Home: *D/A*

Work: 714-337-4701