

PREPARED BY & RETURN TO:  
MISSISSIPPI CLOSING SERVICES  
1124 N LAMAR  
OXFORD, MS 38655

MISSISSIPPI CLOSING SERVICES  
1124 NORTH LAMAR  
OXFORD, MISSISSIPPI 38655  
662-234-6912 Telephone  
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STATE OF MISSISSIPPI

FHA CASE NO. 283-013881

**SPECIAL WARRANTY DEED**

This Indenture, made this 21 day of April, 2005, between ALPHONSO JACKSON, Secretary of Housing and Urban Development of Washington, D.C., party of the first part, (Grantor), and a(n) **Sina Rohani and Hans Dezfuli**, as joint tenants with full rights of survivorship and not as tenants in common, party(ies) of the second part (Grantees).

**Witnesseth**, That the said party of the first part, for and in consideration of the sum of one dollar (\$1.00), and other valuable consideration in hand paid, at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledge, has granted, bargained, sold, aliened, conveyed and confirmed, and by these presents does grant, bargain sell, alien, convey and confirm, unto the said party(ies) of the second part, and the heirs and assigns of the said party(ies) of the second part, the following described property situated in DeSoto County, State of Mississippi:

Lot 769, Section "B" North half of DeSoto Village Subdivision in Section 33, Township 1 South, Range 8 West, as shown by the plat appearing of record in Plat Book 8, Pages 12-15, in the Office of the Chancery Clerk of DeSoto County, Mississippi.

**Being** the same property acquired by the party of the first part pursuant to the provisions of the National Housing Act, as amended (12 USA 1701 et seq.) and the Department of Housing and Urban Development Act (42 U.S.C. 3531).

**To have and to hold** the said property hereinbefore described, with all and singular the rights, members and appurtenances thereunto appertaining, to the only proper use, benefit and behoof of the said party(ies) of the second part, forever, in fee simple; and the said party of the first part specially warrants the title to the said bargained property above described against the lawful claims of all persons claiming by, through or under the party of the first part.

**Subject to all** covenants, restrictions, reservations, easements, conditions and right appearing of record; and **subject** to any state of facts an accurate survey would show.

This Deed not to be in effect until: May 18, 2005.

**In Witness whereof** the undersigned has set his/her hand and seal as HUD Office, Atlanta, Georgia, for and on behalf of the said Secretary of Housing and Urban Development, under authority and by virtue of 35 F.R. 16106 (10/14/70), as amended.

*M. Closing*

SECRETARY OF HOUSING AND  
URBAN DEVELOPMENT

Kendra Myers  
Unofficial Witness

By: Valerie D., as  
Attorney-in-Fact

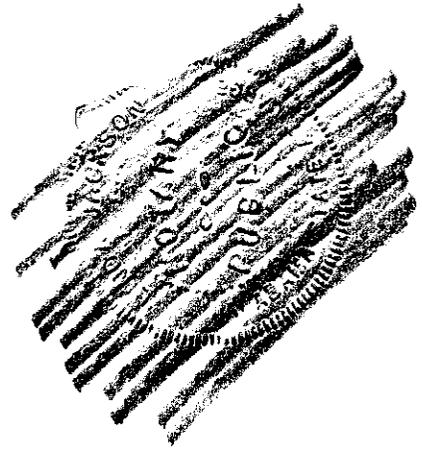
STATE OF ALABAMA  
COUNTY OF CALHOUN

Personally appeared before me, the undersigned authority in and for the said County and State, on this 21 day of April, 2005 within my jurisdiction, the within named Valerie D., who acknowledged that (he)(she) is Attorney-in-Fact under Power of Attorney recorded at Deed Book 105 at Page 364 in Desoto County records and that in said representative capacity (he)(she) executed the above and foregoing instrument, after first having been duly authorized so to do.

Commission Expires: 2/03/09

Linda Jackson  
Notary Public

LINDA JACKSON  
NOTARY PUBLIC  
ALABAMA STATE AT LARGE  
MY COMMISSION EXPIRES  
FEBRUARY 3, 2009



Indexing instructions to the  
Chancery Court Clerk of DeSoto  
County, Mississippi, as per Section  
89-5-33 MCA Annotated.

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appearing of record in Plat Book 8, Pages 12-15, in the Office of the  
Chancery Clerk of DeSoto County, Mississippi.



Prepared by: Jordan Bankhead  
Mississippi State Bar #100897  
MISSISSIPPI CLOSING SERVICES  
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Oxford, Mississippi 38655  
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Grantor's Address:  
Hooks Van Holm  
1021 Noble Street  
Suite 212  
Anniston, AL 36203  
256-241-1415  
No Second Number

Grantees' Address:  
Sina Rohani  
Hans Dezfuli  
6596 Tulane  
Horn Lake, DeSoto, Mississippi  
(901) 485-5314 Home  
No Second Number