

## WARRANTY DEED

**THIS INDENTURE**, made and entered into this **24th** day of **August, 2005**, by and between **Billy M. Golden, Jr. and Jessica D. McLemore Golden**, parties of the first part, and **Cynthia L. Starbuck, An Unmarried Woman**, party of the second part,

**WITNESSETH:** That 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 **Olive Branch**, County of **DeSoto**, State of **MS**.

**Lot 536, Section M, Magnolia Estates Subdivision, Section 35, Township 1 South, Range 6 West, as shown on plat of record in Plat Book 51, Pages 8-9, in the Chancery Clerk's Office of DeSoto County, Mississippi, to which plat reference is hereby made for a more particular description of said property.**

**This being the same property conveyed to Grantors herein by Warranty Deed of record in Book 370, page 436 of the said Chancery Clerk's Office.**

**Parcel #: 1067-3524.0-00536.00**

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 party of the first part does hereby covenant with the said party of the second part that he/she is lawfully seized in fee of the aforescribed real estate; that he/she has good right to sell and convey the same; that the same is unencumbered, EXCEPT for:

Subdivision restrictions, building lines and easements of record, and any subsequent years taxes not yet due and payable,

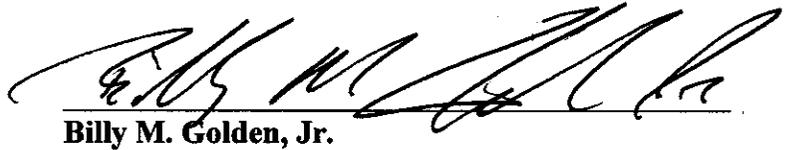
and that the title and quiet possession thereto he/she warrants and forever defends against the lawful claims of all persons.

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.

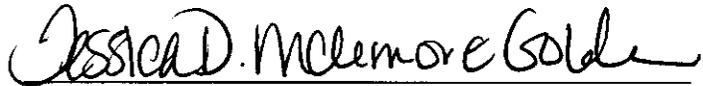
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WITNESS the signature of the party of the first part the day and year first above written.

  
\_\_\_\_\_

**Billy M. Golden, Jr.**

  
\_\_\_\_\_

**Jessica D. McLemore Golden**

STATE OF TENNESSEE, COUNTY OF SHELBY

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Billy M. Golden, Jr. and Jessica D. McLemore Golden** to me known to the persons described in and who executed the foregoing instrument, and acknowledged that they executed the same for the purposes therein contained.

WITNESS my hand and Notary Seal at office this **24th** day of **August, 2005**.



  
\_\_\_\_\_  
Notary Public

My commission expires:

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Property address: **6571 Kristen Drive**  
**Olive Branch, MS 38654**

BK 508 PG 511

Grantor's address **7916 State Line Rd.**  
**Olive Branch Ms. 38654**

Grantee's address **6571 Kristen**

**Olive Branch, MS 38654**

Phone No.: **(901) 849-8210**

Phone No.: **662-893-1755**

Phone No.: **(901) 849-2146**

Phone No.: **901-755-5300**

Mail tax bills to, (Person or Agency responsible for payment of taxes)

**Countrywide Home Loans, Inc**  
**6515 Poplar Avenue, Suite 109**  
**Memphis, TN 38119**

This instrument prepared by:

**Southern Trust Title Company**  
**6465 Quail Hollow, Suite #401**  
**Memphis, TN 38120**  
**(901) 751-7955**

**File No.: 949461S**

**Return to:**

**Southern Trust Title Company**  
**6465 Quail Hollow, Suite #401**  
**Memphis, TN 38120**

**(FOR RECORDING DATA ONLY)**