

RECORD & RETURN TO:  
GRIFFIN, CLIFT, EVERTON & THORNTON, PLLC  
ATTORNEYS AT LAW  
6469 Quail Hollow, Suite 100  
Memphis, TN 38120  
C2087669

Prepared By:

**THE BRADLEY LAW FIRM, PLLC**  
606 S. Mendenhall Rd., Suite 350  
Memphis, TN 38117  
(901)682-2030 / (901)682-7175 (fax)

**WARRANTY DEED**

FOR AND IN CONSIDERATION OF Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and legal sufficiency of all of which are hereby acknowledged,

**RONNY SCOTT CLIFT and wife, AIMEE ROYCE CLIFT** ("Grantor"),

has this day bargained and sold and by these presents does bargain, sell, transfer and convey unto

**DOUG RAINEY and wife, AMY G. RAINEY** ("Grantee")

the following described property being situated in Shelby County, Tennessee, to wit:

**Lot 229, Section "H-1", THE PLANTATION, Phase I, P.O.D. (R-3), in Section 22 and 27, Township 1 South, Range 6 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 47, Page 9, in the office of the Chancery Clerk of DeSoto County, Mississippi.**

The warranty in this Deed is subject to rights-of-way and easements of record for public roads and public utilities, subdivisions and zoning regulations in effect, prior reservations of oil and mineral rights, all applicable building restrictions and restrictive covenants of record, in the office of the Chancery Court Clerk of DeSoto County, Mississippi, including, but not limited to, Plat Book 47, Page 9.

TO HAVE AND TO HOLD the aforesaid real estate, together with all appurtenances and hereditaments thereunto appertaining unto Grantee, his/her/their heirs, successors and assigns in fee simple forever.

Grantor covenants that Grantor is lawfully seized and possessed of said real estate, has full power and lawful authority to sell and convey the same; that the title thereto is free, clear and unencumbered except as follows:

Subdivision Restrictions, Building Lines & Easements of record at: Plat Book 47, Page 9;

Easements of record at:

Declaration of Covenants, Conditions & Restrictions of record at:

Other: **This being one and the same property conveyed to Ronny Scott Clift and Aimee Royce Clift by way of Warrnaty Deed of record in Book 406, Page 556, in the Chancery Court Clerk's Office of DeSoto County, Mississippi.**

and except for the following, and all subsequent years', taxes: 2006 City of Olive Branch and 2006 DeSoto County taxes, not yet due and payable;

and Grantor will forever warrant and defend the same against the claims of all persons whomsoever.

The words Grantor and Grantee shall include the plural where appropriate, and pronouns shall be construed according to their proper gender and number according to the context thereof.

Griffin

IN WITNESS WHEREOF, Grantor has executed this instrument this 20th day of September, 2006.

*R. Clift*  
RONNY SCOTT CLIFT

*Aimee Royce Clift*  
AIMEE ROYCE CLIFT

STATE OF TENNESSEE

COUNTY OF SHELBY

Personally appeared before me, Rebecca A. Davidson, the undersigned Notary Public, RONNY SCOTT CLIFT and AIMEE ROYCE CLIFT, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal, at office, this 20th day of September, 2006.

*Rebecca A. Davidson*  
Notary Public

My Commission Expires: **MY COMMISSION EXPIRES OCT 19, 2008**

TG No.

**Owner Name and Address:**  
Doug Rainey and Amy G. Rainey  
8028 Hillside Cove  
Olive Branch, Mississippi 38654

**Property Address:**  
8028 Hillside Cove  
Olive Branch, Mississippi 38654

**Send Tax Bills To:**  
*Doug and Amy Rainey*  
*8028 Hillside Cove*  
*Olive Branch, MS 38654*

**Tax Parcel ID Number:**  
1-06-5-22-09-0-00229-00

**Return To:**  
Griffin, Clift, Everton & Thornton, PLLC  
6489 Quail Hollow Road - Suite 100  
Memphis, TN 38120  
(901) 752-1133

**Valuation Affidavit:**

I hereby swear or affirm that to the best of my knowledge, information and belief, the actual consideration for the transfer or the value of the property transferred, whichever is greater, is \$170,700.00, which amount is equal to or greater than the amount which the property transferred would command at a fair an voluntary sale.

*Oliver S. Griffin*  
Affiant

Subscribed and sworn to before me this 20th day of September, 2006.

*Michelle M. Presley*  
Notary Public

My Commission Expires: 3-27-07

Grantor's Address and Phone Number:  
Ronny S. Clift and Aimee R. Clift  
P.O. Box 38862  
Germantown, Tennessee 38138  
(901) 870-8634  
(901) 239-4289

Grantee's Address and Phone Number:  
Doug Rainey and Amy G. Rainey  
8028 Hillside Cove  
Olive Branch, Mississippi 38654  
(901) 844-3231  
(901) 870-7849

