

WARRANTY DEED

Tanya D Trulove

Grantor(s)
To

Richard D. Dertinger Sr.
Pamela R. Dertinger

Grantee(s)

THIS INDENTURE made and entered into this 23rd day of October, 2006, by and between Tanya D Trulove, married party(ies) of the first part, and Richard D. Dertinger Sr. and Pamela R. Dertinger, husband and wife, tenants by the entirety with party(ies) of the second part. **rights of survivorship and not as tenants in common**

WITNESS: That for and in consideration of ten and no/100 Dollars (\$10.00) cash in hand paid, and other good and valuable consideration, the receipt of all of which is hereby acknowledged, said party of the first part has bargained and sold and does hereby bargain, sell, convey, and confirm unto said party of the second part the following described real estate, situated and being in the County of DeSoto, State of Mississippi, to wit:

Lot 71, Section "A", Ansley Park Subdivision, located in Section 21, Township 1 South, Range 7 West, DeSoto County, Mississippi, as recorded in Plat Book 74, Pages 26-27, in the office of the Chancery Clerk of DeSoto County, Mississippi.

Tanya Dawn Trulove by virtue of Warranty Deed, dated July 14, 2004, in Book 477, Page 253 in the Chancery Clerk's of DeSoto County, MS.

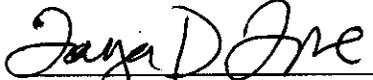
By way of explanation, Adam Kisner, husband of Tanya D. Trulove, joins in this Warranty Deed to convey any homestead, marital or any other rights he may have or hereinafter acquire in said property by virtue of his marriage to Tanya D. Trulove.

TO HAVE AND TO HOLD the aforesaid real estate, together with all of the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, their 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 it is lawfully seized in fee of the aforescribed real estate; that it has a good right to sell and convey the same; that same is unencumbered, except for: The lien of the following general and special taxes for the year or years specified and subsequent years: 2006 City of Southaven taxes and DeSoto County taxes not yet due and payable.
- Subdivision Restrictions, Building Lines and Easements of record in Plat Book 74, Pages 26-27, in the Chancery Clerk's Office of DeSoto County, Mississippi.
- Zoning and Subdivision regulations and health department regulations in effect for DeSoto County.
- Easements for public roads and public utilities for record in said county.
and that title and quiet possession thereto it will warrant and forever defend against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if it refers to more than one person or entity, and pronouns shall be construed according to their proper gender and number according to the context hereof.

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


Tanya D Trulove


Adam Kisner

Frankley Jan

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**STATE OF MISSISSIPPI
COUNTY OF DESOTO**

Before me, the undersigned Notary Public of the State and County aforesaid, personally appeared **Tanya D Trulove and husband, Adam Kisner** with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence to be the person(s) herein named) and executed the foregoing instrument for the purposes therein contained.

WITNESS my hand and official seal at office this 23rd day of October, 2006.

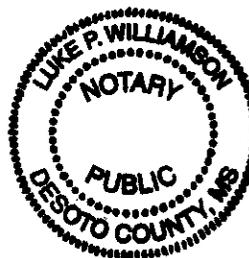
Luke P. Williamson

Notary Public

My Commission Expires: _____

Tax Parcel No.: **1075210200007100**

Property Address: **2046 Ansley Park N.
Southaven, MS 38671-8328**



Notary Public State of Mississippi
At Large
My Commission Expires
June 22, 2010
BONDED THRU
HEIDEN, BROOKS & GARLAND, INC.

GRANTOR'S ADDRESS

Tanya D Trulove
**5006 Noahwood Lake Drive East
Northpoint, AL 35473**

Home Phone #: **901 485-7302**
Work Phone #: **N/A**

GRANTEE'S ADDRESS

Richard D. Dertinger Sr.
Pamela R. Dertinger
2046 Ansley Park N.
Southaven, MS 38671-8328
Home Phone #: **870-368-2290**
Work Phone #: **901-547-2330**

This Instrument Prepared by & Return To:

**Fearnley & Califf - MS
981 Goodman Road - Suite 105
Horn Lake MS 38637
662 536-4907**