

STEVE ANDERSON

GRANTOR(S)

TO

**WARRANTY DEED**

EARNEST L. PICKENS AND  
SHARON DENICE SANDERS

GRANTEE(S)

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, STEVE ANDERSON, does hereby sell, convey and warrant unto EARNEST L. PICKENS and SHARON DENICE SANDERS, as joint tenants with full rights of survivorship and not as tenants in common, the land lying and being situated in **DeSoto** County, Mississippi, more particularly described as follows, to-wit:

Lot 4, Section A, Weatherby Place Subdivision, located in Section 14, Township 3 South, Range 8 West, DeSoto County, Mississippi as per plat thereof recorded in Plat Book 94, Page 20, in the Office of the Chancery Clerk of DeSoto County, Mississippi.

The warranty in this deed is subject to subdivision and zoning regulations in DeSoto County, Mississippi, rights of way and easements for public roads and public utilities, and restrictive covenants for said subdivision.

It is understood and agreed that the taxes for the year 2007 have been prorated as of this date on an estimated basis only and when said taxes are actually determined, if the proration is incorrect then Grantor(s) agree to pay Grantee(s) or their assigns any deficiency and likewise Grantee(s) agree to pay Grantor(s) or their assigns any amount overpaid.

Possession to take place upon closing.

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WITNESS MY SIGNATURE this the 19<sup>th</sup> day of January, 2007.

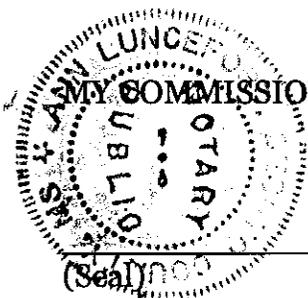
Steve Anderson  
STEVE ANDERSON

STATE OF MISSISSIPPI  
COUNTY OF DESOTO

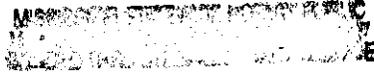
THIS DAY personally appeared before me the undersigned authority in and for the above county and state, the within named STEVE ANDERSON, who acknowledged that he/she signed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned as his/her free and voluntary act and deed after being duly authorized to do so.

GIVEN UNDER MY HAND and official seal of office this the 19<sup>th</sup> day of January, 2007.

Ahn Lunceford  
NOTARY PUBLIC / Ahn Lunceford



MY COMMISSION EXPIRES: 9/14/07



GRANTORS ADDRESS: 2101 Itasca, Nesbit, MS 38651  
HOME PHONE: N/A WORK PHONE: (901) 335-4599

GRANTEES ADDRESS: 1657 Weatherby Dr., Hernando, MS 38632  
HOME PHONE: N/A WORK PHONE:(323) 854-2056

Prepared by and return to:  
George B. Ready  
P.O. Box 127  
Hernando, MS 38632  
(662) 429-7088