

PREPARED BY AND RETURN TO:
Select Title & Escrow, LLC
Almon M. Ellis, Jr., Staff Attorney
7145 Swinnea Road Suite 2
Southaven, MS 38671
(662) 349-3930
File # 07-1054

Indexing Instructions: Lot 244 Deer Creek Subd.
Hernando, DeSoto County, Mississippi

WARRANTY DEED

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 all of which is hereby acknowledged, **Hanna Homes, LLC, a Mississippi limited liability company**, does hereby sell, convey and warrant unto **Michael D. McDaniel and Xenia I. McDaniel, husband and wife, as tenants by the entirety with full rights of survivorship and not as tenants in common**, the following described property, together with the improvements, hereditaments and appurtenances thereunto belonging, located in the County of DeSoto, State of Mississippi more particularly described as follows, to-wit:

Lot 244, Section J, Deer Creek Subdivision as located in Section 1, Township 3 South, Range 8 West, DeSoto County, Mississippi, as found at Plat Book 99, Page 25, in the Office of the Chancery Clerk of DeSoto County, Mississippi, and to which plat reference is hereby made for a more particular description of said lot.

IT IS AGREED AND UNDERSTOOD that the taxes for the current year have been prorated as of this date based on an estimated basis, and when said taxes are actually determined, if the proration as of this date is incorrect, then the grantor agrees to pay to said grantees or their assigns any deficit on actual proration and likewise, the grantees agree to pay to grantor any amount overpaid by it.

THIS conveyance is subject to rights of way and easements for public roads and for public utilities; to applicable building, zoning, subdivision and Health Department regulations; to the covenants, limitations and restrictions of record with the said recorded plat of said subdivision and to which reference is hereby made; to any matter which might be disclosed by a current, accurate survey and physical inspection of said lands.

The Grantor herein further warrants that subject property constitutes no part of its homestead and is not subject to the homestead rights of any person at the time of conveyance.

Possession is given upon the delivery of this deed or at an agreed upon date between the parties.

Edco 6510 Stage Rd Barrett

WITNESS ITS SIGNATURE, on this 29th day of March, 2007.

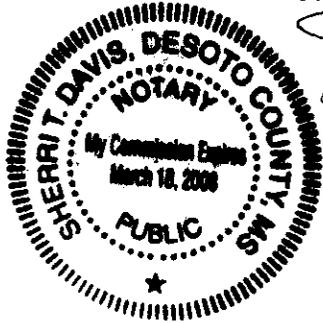
HANNA HOMES, LLC

By: *David M. Hanna* (SEAL)
David M. Hanna, Managing Member

STATE OF MISSISSIPPI
COUNTY OF DESOTO

Personally appeared before me, the undersigned authority in and for the said county and state, on this 29th day of March, 2007, within my jurisdiction, the within named David M. Hanna, who acknowledged that he is Managing Member, of Hanna Homes, LLC, a Mississippi limited liability company, and that for and on behalf of said limited liability company, and as its act and deed, he executed the above and foregoing instrument, after first having been duly authorized by said limited liability company so to do.

GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE, this 29th day of March, 2007.



Sherri T. Davis
Notary Public

(SEAL)

My Commission Expires:

GRANTOR:

Hanna Homes, LLC
930 Clearview Cv.
Hernando, MS 38632

HOME: N/A

WORK: 901-268-9181

GRANTEES

Michael D. McDaniel and Xenia I. McDaniel
199 Doe Creek Trail
Hernando, MS 38632

HOME: 905-813-8438

WORK: 905-676-2606

RETURN TO:

EDCO Title & Closing Services, Inc.
6510 Stage Rd.
Bartlett, TN 38134
(901) 382-0470