

**UNION PLANTERS BANK N.A.
N/K/A REGIONS BANK,
TRUSTEE FOR THE BENEFIT
OF THE MARION KAZAR
BRUCE LIVING TRUST
GRANTOR**

SC
4/25/07 10:01:45
BK 556 PG 611
DESOTO COUNTY, MS
W.E. DAVIS, CH CLERK

TO

SPECIAL WARRANTY DEED

**TAMMY K. WEBER
GRANTEE**

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, I, the undersigned Grantor, **UNION PLANTERS BANK N.A. N/K/A REGIONS BANK, TRUSTEE FOR THE BENEFIT OF THE MARION KAZAR BRUCE LIVING TRUST,** do hereby sell, convey and warrant unto **TAMMY K. WEBER, a married person,** the following described property, together with the improvements, hereditaments and appurtenances thereunto belonging, located in the County of DeSoto, State of Mississippi, and more particularly described as follows, to-wit:

Lot 68, Carriage Hills Estates Subdivision, Amended, in Section 23, Township 1 South, Range 8 West, as shown by plat of record in Plat Book 28, Pages 38-39, Chancery Clerk's Office for DeSoto County, Mississippi, to which plat reference is hereby made for a more complete legal description.

Said lands are 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.

Possession is given upon the delivery of this deed; taxes for the year 2007 shall be prorated among the parties.

GRANTOR HEREIN does hereby covenant with the Grantees 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 as stated hereinabove and that title and quiet possession thereto it will warrant and forever defend against the lawful claims of all persons claiming by, through, or under Grantor, but not further or otherwise.

The Grantors herein further warrant that subject property constitutes no part of his homestead and is not subject to the homestead interests of anyone at the time of conveyance.

FNF

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WITNESS OUR SIGNATURES this 20th day of April, 2007.

UNION PLANTERS BANK, N.A. N/K/A
REGIONS BANK, TRUSTEE FOR THE
BENEFIT OF THE MARION KAZAR BRUCE
LIVING TRUST

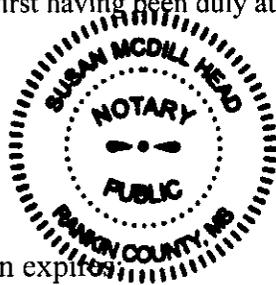
By: *C. Michael Womack*
C. Michael Womack, Vice President &
Trust Officer

STATE OF MISSISSIPPI

COUNTY OF Hinds

Personally appeared before me, the undersigned authority in and for the said county and state, on this 20 of ~~December~~ ^{April}, 2007, within my jurisdiction, the within named C. Michael Womack, Vice President & Trust Officer, who acknowledged that he is Trustee for The Benefit of the Marion Kazar Bruce Living Trust and that in said representative capacity he executed the above and foregoing document, after first having been duly authorized so to do.

(SEAL)



Susan McMill Head
Notary Public

My Commission expires
April 19, 2010

GRANTOR'S ADDRESS AND PHONE:
P.O. Box 23053
Jackson, MS 39225-3053
Home: None
Work: 601-968-4601

GRANTEE'S ADDRESS AND PHONE:
1230 Five Oaks Drive
Southaven, MS 38671
Home: NONE
Work: NONE

PREPARED BY AND RETURN TO:
FIRST NATIONAL FINANCIAL TITLE SERVICES, LLC
JAMES R. CARR, ATTORNEY
6880 COBBLESTONE BLVD, SUITE 2
SOUTHAVEN, MS 38672
PHONE: 662.892.6536 FAX: 662.890.8775

FILE #: S14581