

File No. S07-301  
Prepared by & Return to:  
MS Real Estate Closings, LLC  
5699 Getwell Road, Bldg G, Suite 1  
Southaven, MS 38672  
662-349-1818

After recording, return to  
Select Title & Escrow, LLC  
7145 Swinnea Road, Suite 1  
Southaven, MS 38671  
(662) 349-3930

File # 07-1231

**WARRANTY DEED**

BARBARA A. TOWNSEND, TRUSTEE OF  
THE BARBARA A. TOWNSEND LIVING TRUST

GRANTOR

TO

CHRISTINE A. ARNDT, ET VIR

GRANTEE

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00) cash in hand and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, we, the undersigned, BARBARA A. TOWNSEND, TRUSTEE OF THE BARBARA A. TOWNSEND LIVING TRUST (Grantors), do hereby sell, convey and warrant unto CHRISTINE A. ARNDT AND JACK L. ARNDT (Grantees), as tenants by the entirety with full rights of survivorship and not as tenants in common the following described real property located and being situated in DeSoto County, Mississippi, and being more particularly described as follows, to wit:

**Lot 34 of the revised plan of the First Addition to Whitehaven Village Subdivision, in the Northeast Quarter of Section 23, Township 1 South, Range 8 West, in DeSoto County, Mississippi as shown on plat of record in Plat Book 3, Page 7, in the Office of the Chancery Clerk of DeSoto County, Mississippi, to which plat reference is made for a more particular description.**

The warranty of this conveyance is made expressly subject to all applicable building restrictions and restrictive covenants of record, any subdivision and zoning regulations in effect, any rights-of-way, restrictions, easements or servitudes, and any lease, grant, exception or reservation of minerals or mineral rights.

Taxes for the year were prorated.

Possession is to be given with delivery of deed.

WITNESS THE SIGNATURE of the Grantors this the 11<sup>th</sup> of July, 2007.

BARBARA A. TOWNSEND LIVING TRUST

Barbara A. Townsend as Trustee  
By BARBARA A. TOWNSEND, as Trustee

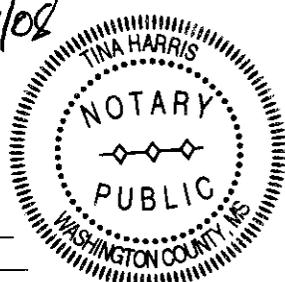
STATE OF MISSISSIPPI

COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority in and for said County and State, on this 11<sup>th</sup> day of July, 2007, within my jurisdiction, the within named BARBARA A. TOWNSEND, who acknowledged that she is the TRUSTEE OF THE BARBARA A. TOWNSEND LIVING TRUST, and that in said representative capacity she executed the above and foregoing instrument, after first having been duly authorized so to do.

My Commission expires: 5/18/08

Tina Harris  
Notary Public



Grantors Address:  
1448 Nottingham South  
Hernando, MS 38632  
Home: 662-449-0115  
Work: 662-393-5273

Grantee Address:  
1061 Brandywine St.  
Southaven, MS 38671  
Home: 662-781-3874  
Work: N/A

Select