

File No: H8-1  
Prepared By & Return To:  
MS Real Estate Closings, LLC  
1576 Monteith Avenue, Suite A  
Hernando, MS 38632  
Phone: (662) 429-8822

**WARRANTY DEED**

**VENTURE SIGNATURE HOMES, LLC, GRANTOR**

**TO**

**WILLIAM MICHAEL MCCLINTIC  
and wife, MONICA STEVENS MCCLINTIC, GRANTEES**

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, the undersigned, **VENTURE SIGNATURE HOMES, LLC, Grantor**, does hereby sell, convey and warrant unto, **WILLIAM MICHAEL MCCLINTIC and wife, MONICA STEVENS MCCLINTIC, 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 No. 104, Phase 2, Heritage Oaks, situated in Section 17, Township 3 South, Range 7 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 92, Page 3, in the office of the Chancery Clerk of DeSoto County, Mississippi.

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.

Possession is to be given with delivery of deed.

Property taxes for the year 2008 shall be prorated between the Grantor and Grantees herein.

WITNESS THE SIGNATURE of the Grantor this the 28<sup>th</sup> day of February, 2008.

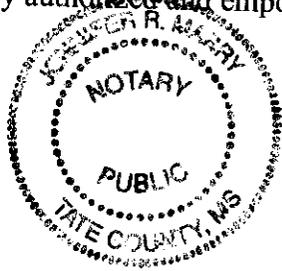
VENTURE SIGNATURE HOMES, LLC

By: Charles Stott, Authorized

STATE OF MISSISSIPPI

COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority in and for said County and State, on this 15<sup>th</sup> day of February, 2008, within my jurisdiction, the within named Charles Stott, Authorized, for VENTURE SIGNATURE HOMES, LLC, who acknowledged to me that he executed and delivered the above and foregoing instrument and duly authorized and empowered so to do.



[Signature]
NOTARY PUBLIC

My Commission expires: 2/13/2009

GRANTOR:

1576 Monticott Ave
Hernando Ms 38632
(662) 429-8822
(662) 429-8850

GRANTEES:

2231 Della St
Hernando Ms 38632
(662) 429-1460
(901) 494-5747

Please index in: Phase 2, Heritage Oaks, situated in Section 17, Township 3 South, Range 7 West, DeSoto County, Mississippi.