

Prepared By ~~XXXXXXXXXX~~  
Bridgforth & Buntin  
P. O. Box 241  
Southaven, MS  
(662) 393-4450

Return to:  
H. Mark Beanblossom, P.C.  
1661 Aaron Brenner Drive, S. 301  
Memphis, TN 38120

**WARRANTY DEED**

ROBERT M. BRANKSTONE, ET UX

GRANTOR(S)

TO

KEITH A. FISCHER, ET UX

GRANTEE(S)

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good, and valuable considerations, the receipt of all of which is hereby acknowledged, ROBERT M. BRANKSTONE AND WIFE, JENNIFER F. BRANKSTONE, do hereby sell, convey and warrant unto KEITH A. FISCHER AND WIFE, SUSAN M. FISCHER, as tenants by the entirety with full rights of survivorship and not as tenants in common, the land lying and being situated in DeSoto County, Mississippi, described as follows, to-wit:

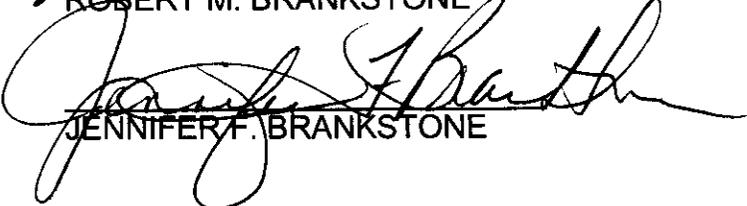
Lot 25, Section D, Bare Ranchettes Subdivision, situated in Section 17, Township 3 South, Range 8 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 90, Pages 5-8, in the office of the Chancery Clerk of DeSoto County, Mississippi.

The warranty in this deed is subject to rights of way and easements for public roads and public utilities, subdivision and zoning regulations in effect; and further subject to all applicable building restrictions and the restrictive covenants of record.

Taxes for the current year have been pro-rated.

Possession is to be given with deed.

WITNESS their signatures this the 24th day of October, 2008.

  
ROBERT M. BRANKSTONE  
  
JENNIFER F. BRANKSTONE

STATE OF MISSISSIPPI  
COUNTY OF DESOTO

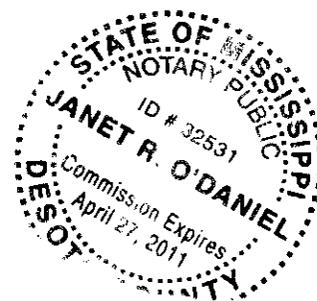
PERSONALLY appeared before me, the undersigned authority in and for said County and State, on this 24th day of October, 2008, within my jurisdiction, the within named Robert M. Brankstone and wife, Jennifer F. Brankstone, who acknowledged that they executed the above and foregoing instrument.

My Commission expires:  
\_\_\_\_\_

  
NOTARY PUBLIC

Grantor Address & Phone:  
1889 Daisy Cove  
W do, Mo 3863d  
901-485-9364  
901-351-8118

Grantee Address & Phone:  
4237 Skyline Drive  
Hernando, MS 38637  
641-676-3389-H  
937-726-7531-W



This Instrument Prepared by and Return to:  
 H. Mark Beanblossom, Attorney  
 1661 Aaron Brenner Drive, Suite 301  
 Memphis, Tennessee 38120

**POWER OF ATTORNEY**

**STATE OF TENNESSEE**

**COUNTY OF SHELBY**

Know all men by these presents, that I, **Susan M. Fischer**, the undersigned, do hereby make, constitute and appoint **H. Mark Beanblossom**, of Memphis, Tennessee, my true and lawful attorney in fact for me and in my name, place and stead, and on my behalf, and for my use and benefit. The attorney-in-fact, or agent, by accepting or acting under the appointment, assumes the fiduciary and other legal responsibilities of an agent. I hereby ratify and confirm all that my attorney-in-fact, or his successors, shall lawfully do or cause to be done by virtue of this power of attorney and the rights, powers and authority granted herein.

I agree that any third party who receives a copy of this document may act under it. Revocation of the durable power of attorney is not effective as to a third party until the third party receives actual notice of the revocation. I agree to indemnify the third party from any claims that arise against the third party because of reliance on this power of attorney.

To sign on behalf of me any and all documents affecting the purchase of the real property municipally numbered and known as **4237 Skyline Drive, Hernando, Mississippi 38632 (Parcel ID 3084.1705.0000.2500)**, and being more particularly described as follows:

**Lot 25, Section "D", Bar E Ranchettes Subdivision, in Section 17, Township 3 South, Range 8 West, and as shown on plat of record in Plat Book 90, Pages 5-8, in the Chancery Court Clerk's Office of DeSoto County, Mississippi, to which plat reference is hereby made for a more particular description of said property.**

Said documents are to include, but not be limited to, settlement sheets, Note, Deed of Trust, and/or any other documents required by the mortgage lender, title company or the closing attorney for the closing of the above real property. Loan Amount: \$220,000.00; Sales Price: \$375,000.00; Loan Type: Conventional.  
 Loan #0178305785

The rights, powers and authority of said attorney in fact herein granted shall commence and be in full force and effect upon the date of execution of this Power of Attorney, and such rights, powers and authority shall remain in full force and effect thereafter until such time as the real estate closing transaction is completed, all documents signed and recorded or until this power of attorney is canceled in writing, whichever event shall first occur.

This power of attorney shall not be affected by my disability and the authority hereby conferred shall be exercisable notwithstanding my later disability or death.

Except as to persons having actual knowledge of a modification or termination of this power of attorney, the recordation of this instrument or a copy hereof, in any land records or other appropriate records shall be conclusive as to the authority of the persons designed herein to perform the functions and exercise the powers herein granted as to any such act performed prior to the date a modification or revocation hereof shall have been filed for record in the appropriate records in the county wherein the land or any part thereof is situated.

DATED THIS 16<sup>TH</sup> day of October, 2008.

Susan M. Fischer  
Susan M. Fischer

STATE OF  
COUNTY OF

On this 16<sup>th</sup> day of October, 2008, before me personally appeared Susan M. Fischer, to me known (or, proved to me on the basis of satisfactory evidence) to be the person described in and who executed the foregoing instrument, and who acknowledges the execution of the same to be her free act and deed.

Witness my hand at office this 16<sup>th</sup> day of October, 2008.

Jill M. Ewing  
Notary Public

My Commission Expires:

12-27-08

