

Indexing Instructions:
Lot 73, Phase One College
Park Subdivision, Sec. 11,
T2S, R6W, DeSoto County,
Mississippi

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid and other valuable considerations, the receipt and sufficiency of which is hereby acknowledged, the undersigned **CITIFINANCIAL MORTGAGE COMPANY, INC.**, does hereby grant, bargain, sell, convey and specially warrant unto **RICHARD KING AND JESSIE KING**, as joint tenants with full rights of survivorship and not as tenants in common, the following described land lying and being situated in DeSoto County, Mississippi, to-wit:

Lot 73, Phase One, College Park Subdivision, located in Section 11, Township 2 South, Range 6 West, DeSoto County, Mississippi, Plat Book 79, Pages 30-32, in the Office of the Chancery Clerk of DeSoto County, Mississippi which plat reference is hereby made for a more particular description of said property.

Excepted from the warranty hereof are all restrictive covenants, easements, rights of way and mineral reservations of record affecting the described land and property.

The Grantor promises or covenants to defend title to the property from and against all lawful claims and demands of all persons claiming by, through or under Grantor and none other.

It is agreed and understood that the 2008 taxes have been prorated as of this date on an estimated basis and Grantor will not be responsible for any adjustment of taxes after this date.

Adam Edens

File #REO 1907
4073 Sidle Hill Dr., Olive Branch, MS

IN WITNESS WHEREOF, CITIFINANCIAL MORTGAGE COMPANY, INC., has caused this instrument to be signed in its name by its undersigned officer, on this the 4th day of November, 2008.

CITIFINANCIAL MORTGAGE COMPANY, INC.

BY: Justin Rand

ITS: Assistant Vice President



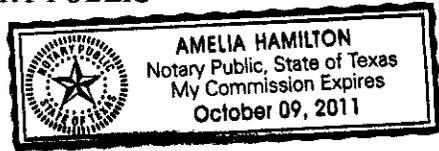
STATE OF Texas
COUNTY OF Dallas

PERSONALLY appeared before me, the undersigned authority in and for the above mentioned county and state, Justin Rand, personally known to me to be the avp, of the within named CITIFINANCIAL MORTGAGE COMPANY, INC., who acknowledged that he signed, sealed and delivered the above and foregoing instrument of writing on the day and year therein mentioned, for and on behalf of said entity being so authorized to do in the premises.

WITNESS MY SIGNATURE AND OFFICIAL SEAL, this the 4th day of November, 2008.

Amelia Hamilton
NOTARY PUBLIC

My Commission Expires:
10-09-2011



Grantor: 1111 Northpoint DR Coppell TX 75019
PHONE: (714) 250-4950

Grantee: 11573 S. E. 111th Dr. Olive Branch MD 28654
PHONE: (901) 553-4978

PREPARED BY AND RETURN TO:
ADAMS & EDENS, P.A.
POST OFFICE BOX 400
BRANDON, MS 39043
(601) 825-9508

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