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This document was prepared by John C. Morris, III, 2309 Oliver Road, Louisiana 71201.
gray
Telephone: (318) 330-9020

INDEXING INSTRUCTIONS:
Lot 156, Sec G, Pinchurst S/D, Sec 10, T2S, R7W, DeSoto Co., MS

STATE OF MISSISSIPPI

COUNTY OF DeSoto

SPECIAL WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), and other good and valuable consideration, the undersigned, grantor (s) **CitiMortgage, Inc.** hereby convey, and warrant specially unto grantee (s) **Clinton D. Hinkofer** and **Courtney S. Hinkofer**, as joint tenants with right of survivorship and not as tenants in common, the following described property situated in DeSoto County, Mississippi, to-wit:

SEE ATTACHMENT EXHIBIT "A"

City, County, and State ad valorem taxes for the year 2009 are to be pro-rated as of the date of delivery of this deed.

The above warranty and this conveyance is made subject to any and all valid and outstanding oil, gas, and mineral leases, exceptions, reservations and conveyances.

The above warranty and this conveyance is made subject to any and all easements for public utilities as presently laid out, constructed or in use.

WITNESS MY SIGNATURE, this the 7 day of May, 2009.
CitiMortgage, Inc. BY ITS ATTORNEY-IN-FACT **National Default REO, Services, a Delaware Limited Liability Company, dba First American Asset Closing Services, (FAACS)**

[Signature]
BY: RENE DAVLOS, VP

STATE OF CALIFORNIA

COUNTY OF RIVERSIDE

PERSONALLY CAME AND APPEARED BEFORE ME, the undersigned authority in and for the aforesaid jurisdiction, on this, the 7 day of MAY, 2009, within my jurisdiction, the within name RENE DAVLOS who acknowledge that he/she is VICE PRESIDENT of **National Default REO, Services, a Delaware Limited Liability Company, dba First American Asset Closing Services, (FAACS)**, a corporation which is the Attorney in Fact for **CitiMortgage, Inc.**, a corporation, and that for and on behalf of the said **National Default REO, Services, a Delaware Limited Liability Company, dba First American Asset Closing Services, (FAACS)** in its representative capacity as Attorney in Fact for **CitiMortgage, Inc.**, that he/she executed the above and foregoing instrument, after first having been duly authorized so to do.

[Signature]
NOTARY RECHELLE L. MANNING MY COMMISSION EXPIRES JUNE 13, 2010

GRANTOR:
CitiMortgage, Inc.
3 First American Way
Santa Ana, CA 92707
714-800-4370

GRANTEE:
Clinton D. Hinkofer and Courtney S. Hinkofer
4787 Henry Dr,
Southaven, MS 38672
662-252-1007

R08-1531/ mw



EXHIBIT "A"

LEGAL DESCRIPTION:

Lot 156, Section G, Pinchurst Subdivision, in Section 10, Township 2 South, Range 7 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 53, Page 35, in the office of the Chancery Clerk of DeSoto County, Mississippi.

INDEXING INSTRUCTIONS: Lot 156, Sec G, Pinchurst S/D, Sec 10, T2S, R7W, DeSoto Co., MS

LIMITED POWER OF ATTORNEY

STATE OF TEXAS)
 COUNTY OF DALLAS) ss. KNOWN ALL MEN BY THESE PRESENTS:

That CitiMortgage, Inc. successor by reason of merger with CitiFinancial Mortgage Company, Inc., a New York corporation ("CitiMortgage"), , and acting by and through its duly authorized officers and agents, and pursuant to terms of that certain Service Agreement, effective as of January 21, 2003, entered into between CitiFinancial Mortgage and First American Asset Closing Services, has made, constituted, and appointed, and by these presents does hereby make, constitute, and appoint **National Default REO Services, a Delaware Limited Liability Company, d/b/a First American Asset Closing Services**, a California corporation, its true and lawful ("Attorney in Fact") in its name, place, and stead to do and perform the following acts, which are limited to real property and any improvements and fixtures located thereon, (together called the "Property") which are owned by: CitiMortgage, Inc., Citicorp Trust Bank, fsb, a Federal Savings Bank or CitiFinancial Inc.

To sign, seal, execute, acknowledge, and deliver, on behalf of the undersigned, such Special Warranty Deeds, Limited Warranty Deeds, Warranty Deeds, or Quitclaim Deeds as may be necessary for the conveyance of the Property pursuant to the Service Agreement, at the closing of the sale of the Property, but only with respect to said Property, including with regard to real property, to execute, to acknowledge, to seal, to deliver, and to revoke:

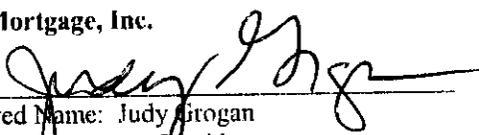
- a) deed and instruments (including but not limited to HUD-1 Settlement Statements, Affidavits, Bills of Sale, and any other documents (excluding releases) necessary to transfer real property on behalf of CitiMortgage to convey title to 1-4 unit real estate owned by CitiMortgage;
- b) documents (excluding releases) required of CitiMortgage as a seller of real estate, or otherwise required to be prepared and executed in connection with the sale of such real estate, to include but not limited to a HUD-1; and
- c) documents (excluding releases) required of CitiMortgage to obtain, transfer and/or convey title or ownership rights to mobile homes, modular homes, or manufactured homes.

All rights, power and authority of said Attorney in Fact to exercise any and all rights and powers herein granted shall commence and be in full force and effect on the date this Limited Power of Attorney is signed by the undersigned, and such rights and powers herein shall be in full force and effect until revoked by the undersigned, and no firm, person, or corporation dealing with its said Attorney in Fact, shall be deemed to have knowledge of its revocation, except for actual knowledge of such revocation or until such revocation is filed by CitiMortgage, its successors or assigns, in the real property records of the county or town where the Property is situated.

This Limited Power of Attorney is given pursuant to the resolutions adopted on February 11, 2003, by the Board of Directors of CitiFinancial Mortgage. It is the understanding of the undersigned that notwithstanding any provisions of the Texas Trust Act, nothing in this Power of Attorney shall prevent First American Asset Closing Services from acting in its capacity as Attorney in Fact on behalf of CitiMortgage covering the Property that is the subject of this Limited power of Attorney.

Executed this 1st day of January 2008

CitiMortgage, Inc.

By: 
 Printed Name: Judy Grogan
 Its: Assistant Vice President

STATE OF TEXAS)
 COUNTY OF DALLAS)

This instrument was acknowledged before me this 1st day of January, 2008, by Judy Grogan it's Assistant Vice President of CitiMortgage, Inc. a New York corporation, on behalf of said corporation.


 Notary Public: Amelia Hamilton

My Commission expires: 10/08/2011
 Commission No. 12628379-7

