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## WARRANTY DEED

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This Deed of Conveyance is this day made by the undersigned JENNIFER RAMBO DAVIS, hereinafter referred to as the GRANTOR, and FRANCES C. BOYD, hereinafter referred to as the GRANTEE, WITNESSETH THAT:

For and in consideration of the sum of Ten Dollars (\$10.00) cash in hand paid by the GRANTEE to the GRANTOR, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged by the GRANTOR, JENNIFER RAMBO DAVIS, the GRANTOR does hereby and by these presents sell, convey, and warrant unto FRANCES C. BOYD, the GRANTEE, the hereinafter described real property located in the City of Hernando, DeSoto County, Mississippi, and being described as follows, to-wit:

Lot 84, Section "C", Cross Creek Subdivision as situated in Section 12, Township 3 South, Range 8 West, DeSoto County, Mississippi at Plat Book 64 Page 6 in the Office of the Chancery Clerk of DeSoto County, Mississippi and to which plat reference is hereby made for a more particular description of said lot.

The foregoing covenant of warranty is made subject to the following: all rights of ways and easements for public roads and public utilities; subdivision and zoning regulations in effect in the City of Hernando, DeSoto County, Mississippi; to any prior reservation or conveyance of minerals of every kind and character, including, but not limited to, oil, gas,

*Attest*

sand and gravel in, on and under the subject property; to any unrecorded rights of way or easements; and any discrepancies, conflicts, encroachments, or shortages in area and boundaries which a correct survey and/or physical inspection of the property would reveal; and to all restrictive covenants, building restrictions and easements of record including but not limited to those as found with the recorded plat of said subdivision.

The Grantor herein warrants that she is one and the same person as Jennifer L. Rambo.

Taxes and assessments against said property for the year 2009 shall be the responsibility of the GRANTEE, and/or her successor's in interest and all subsequent years are hereby excepted from the foregoing covenant of warranty.

Possession shall be given upon delivery of this deed.

WITNESS the signature of the GRANTOR on this the 11th day of June, 2009.

*Jennifer Rambo Davis*  
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JENNIFER RAMBO DAVIS

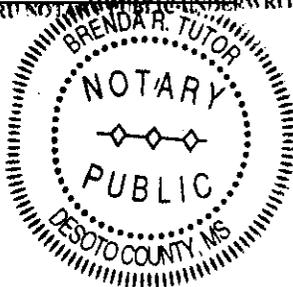
STATE OF MISSISSIPPI  
COUNTY OF DESOTO

Personally appeared before me, the undersigned authority in and for the said county and state, on this the 11th day of June, 2009, within my jurisdiction, the within named **JENNIFER RAMBO DAVIS**, who acknowledged that she executed the above and foregoing instrument.

*Brenda R. Tutor*  
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NOTARY PUBLIC

My Commission Expires:

NOTARY PUBLIC STATE OF MISSISSIPPI AT LARGE  
MY COMMISSION EXPIRES: May 15, 2011  
~~BONDED THIRD PARTY NOTARY PUBLIC UNDERWRITERS~~  
(SEAL)



GRANTOR'S ADDRESS:  
206 McLaurin Dr.  
Oxford, MS 38655  
RES. TEL.: 901-634-4618  
BUS. TEL.: N/A

GRANTEE'S ADDRESS:  
1239 Cross Creek Drive E.  
Hernando, MS 38632  
RES. TEL.: 662-801-2264  
BUS. TEL.: N/A

Prepared by:  
KENNETH E. STOCKTON  
ATTORNEY AT LAW  
5 WEST COMMERCE STREET  
HERNANDO, MS 38632  
662-429-3469

(090067)