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Prepared by: **First National Financial Title Svs, LLC, Lawrence F. Hatten, III, Attorney (MS Bar# 101536),
6880 Cobblestone Blvd, Ste 2, Southaven, MS 38672 (662) 892-6536**

* Return to: **First National Financial Title Svs, LLC, 6880 Cobblestone Blvd, Ste 2, Southaven, MS 38672
(662) 892-6536**

WARRANTY DEED

Grantor(s): **Larry W McCullar and Melba K McCullar**
Address: **P. O. Box 1340
Olive Branch, MS 38654**
Phone: **901-491-4637 (Home) 662-895-7451 (Work, if any)**

Grantee(s): **Bruce Nazary and Kristin Nazary**
Address: **10520 Oak View Drive
Hernando, MS 38632**
Phone: **901-634-3134 (Home) 901-634-5043 (Work, if any)**

For and in consideration of the sum of Ten Dollars (\$10.00) cash in hand paid and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, We, the undersigned Grantors, **LARRY W MCCULLAR AND MELBA K MCCULLAR, husband and wife**, do hereby sell, convey and warrant unto **BRUCE NAZARY AND KRISTIN NAZARY, husband and wife**, as tenants by the entirety with full right of survivorship and not as tenants in common, the following described property, together with the improvements, hereditaments and appurtenances thereunto belonging, located in the County of DeSoto, State of Mississippi, and more particularly described as follows, to-wit:

Lot 43, Section "A", Honey Ridge, situated in Section 35, Township 3 South, Range 6 West, as shown by plat of record in Plat Book 61, at Pages 8-15, Chancery Clerk's Office for DeSoto County, Mississippi, to which plat reference is hereby made for a more complete legal description.

Said lands are subject to rights of way and easements for public roads and for public utilities; to applicable building, zoning, subdivision and Health Department regulations; to the covenants, limitations and restrictions of record with the said recorded plat of said subdivision and to which reference is hereby made; to any matter which might be disclosed by a current, accurate survey and physical inspection of said lands.

Possession is given upon the delivery of this deed; taxes for the year 2009 shall be prorated among the parties.

WITNESS OUR SIGNATURES this 27th day of July, 2009.

Larry W McCullar

Larry W McCullar

Melba K. McCullar

Melba K McCullar

STATE OF MISSISSIPPI

COUNTY OF DESOTO

Personally appeared before me, the undersigned authority in and for the said county and state, on this 27th day of July, 2009, within the jurisdiction, the within named Larry W McCullar and Melba K McCullar, who acknowledged that they executed the above and foregoing instrument.

L F Hatten

Notary Public

(SEAL)

My Commission expires:



FILE #: S16404