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THIS INSTRUMENT PREPARED BY AND RETURN TO:  
Eric L. Sappenfield, PLLC, Attorney at Law, MS Bar #6468  
6858 Swinnea Road, 5 Rutland Place  
Southaven, MS 38671  
(662) 349-3436

Mary E. Glass, an unmarried person

7765 Chesterfield Drive  
Southaven, Mississippi 38671  
Work Phone #: n/a  
Home Phone #: n/a  
GRANTOR

TO

WARRANTY  
DEED

Bradley J. Peddinani, a single person

7765 Chesterfield Drive  
Southaven, Mississippi 38671  
Work Phone #: 800-944-6986  
Home Phone #: 662-449-5394  
GRANTEE

For and in consideration of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, Mary E. Glass, an unmarried person, does hereby sell, convey, and warrant unto Bradley J. Peddinani, a single person, the following described property situated in the County of DeSoto, State of Mississippi, together with all improvements and appurtenances thereon more particularly described as follows:

Lot 95, Heritage Hills P.U.D., Phase III-D in Section 26, Township 1 South, Range 8 West, DeSoto County, Mississippi, as per Plat thereof recorded in Plat Book 57, Page 15, in the Office of the Chancery Clerk of DeSoto County, Mississippi.

The warranty in this deed is subject to subdivision and zoning regulations in effect in DeSoto County, rights of ways and easements for public roads and public utilities and restrictive covenants and easements of record.

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It is understood and agreed that the taxes for the year 2009 have been prorated as of this date on an estimated basis and when said taxes are actually determined, if the proration is incorrect then Grantor(s) agree to pay Grantee(s) or their assigns any deficiency and likewise Grantee(s) agree to pay Grantor(s) or their assigns any amount overpaid.

Possession is to be given with delivery of this Deed.

WITNESS OUR SIGNATURE, this the 2nd day of November, 2009

Mary E. Glass  
Mary E. Glass

STATE OF Mississippi  
COUNTY OF DeSoto

Personally appeared before me, the undersigned authority in and for the said county and state, on this the 2nd day of November, 2009, within my jurisdiction, the within named Mary E. Glass, who acknowledged that she executed the above and foregoing instrument.

Sarah Bryant  
Notary Public  
Sarah Bryant

My Commission Expires:

June 21, 2011

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FILE NUMBER: 12898

