

Prepared by and Return to:
Mary Austin Monteith, MSB#3412
Austin Law Firm, P.A.
6928 Cobblestone Dr., Suite 100
Southaven, MS 38672
662.890.7575

Grantor Address:	Grantee Address:
<u>6234 Cheyenne Drive</u> <u>Olive Branch, MS 38654</u>	<u>6258 Cheyenne Dr.</u> <u>Olive Branch, MS. 38654</u>
Phone: <u>662-890-7575</u>	Phone: <u>662-420-4634</u>

INDEXING INSTRUCTIONS: Lot 41, Cherokee Trails, Part of Cherokee Valley PUD Subdivision as per plat thereof recorded in Plat Book 56, Page 30, Section 32, Township 1 South, Range 6 West, DeSoto County, Mississippi.

WARRANTY DEED

The Estate of Eunice L. Emert,
Donald Lawrence Wineman, Executor,
Betty Lois Turpin, as Trustee of
The Eunice L. Emert Revocable Trust
Dated March 12, 1993, Betty Lois Turpin,
Individually as Beneficiary, and Virginia Lou Marks,
Individually as Beneficiary,

GRANTORS

TO

SHELLEY BARNES,

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 of all of which is hereby acknowledged, The Estate of Eunice L. Emert, Donald Lawrence Wineman, Executor, Betty Lois Turpin, as Trustee of The Eunice L. Emert

Revocable Trust Dated March 12, 1993, Betty Lois Turpin, Individually, Virginia Lou Marks, Individually, do hereby sell, convey, and warrant unto Shelley Barnes, the land lying and being situated in DeSoto County, Mississippi, described as follows, to-wit:

Lot 41, Cherokee Trail, Part of Cherokee Valley PUD Subdivision, located in Section 32, Township 1 South, Range 6 West, DeSoto County, Mississippi, as recorded in Plat Book 56 Page 30, in the office of the Chancery Clerk of DeSoto County, Mississippi.

The warranty in this deed is subject to rights of ways and easements for public roads and public utilities, to building, zoning, subdivision and health department regulations in effect in DeSoto County, Mississippi.

Subject to subdivision restrictive covenants, easements and setback lines as recorded in Book 56, Page 30 in the office of the Chancery Clerk of DeSoto County, Mississippi.

Taxes for 2009 have been prorated and possession is given with this deed.

By way of explanation Eunice L. Emert departed this life on the 29th day of April, 2009 leaving a Last Will and Testament said Will being filed in the Chancery Clerk's office of DeSoto County, Mississippi in Cause No. 09-11-2420. By virtue of Order of the Court in said cause, Donald Lawrence Wineman was duly appointed Executor for said estate. By further order of the Court, the above real estate was approved for sell and transfer to the Grantee herein. Joining in this deed is the duly appointed Trustee of the Eunice L. Emert Revocable Trust dated March 12, 1993, Betty Lois Turpin. Betty Turpin joins in this conveyance as the beneficiary to the real estate pursuant to the Last Will and Testament of Eunice L. Emert and Betty Lois Turpin and Virginia Lou Marks join in this conveyance as the beneficiaries pursuant to the Eunice L. Emert Revocable Trust dated March 12, 1993.

This deed may be executed in any number of counterparts which, when taken together, shall constitute a whole. THIS instrument is dated this the 19th day of November, 2009 and has a future effective date of the 20th day of November, 2009.

The Estate of Eunice L. Emert

By: _____
Donald Lawrence Wineman
Executor

**The Eunice L. Emert Revocable Trust
dated March 12, 1993**

By: Betty Lois Turpin
Betty Lois Turpin
Trustee

Virginia Lou Marks, Individually
As Beneficiary under the Eunice L. Emert
Revocable Trust dated March 12, 1993

✓ Betty Lois Turpin
Betty Lois Turpin, Individually
As Beneficiary under the Last Will & Testament
of Eunice L. Emert and as Beneficiary under the
Eunice L. Emert Revocable Trust dated March
12, 1993

Revocable Trust Dated March 12, 1993, Betty Lois Turpin, Individually, Virginia Lou Marks, Individually, do hereby sell, convey, and warrant unto Shelley Barnes, the land lying and being situated in DeSoto County, Mississippi, described as follows, to-wit:

Lot 41, Cherokee Trail, Part of Cherokee Valley PUD Subdivision, located in Section 32, Township 1 South, Range 6 West, DeSoto County, Mississippi, as recorded in Plat Book 56 Page 30, in the office of the Chancery Clerk of DeSoto County, Mississippi.

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Subject to subdivision restrictive covenants, easements and setback lines as recorded in Book 56, Page 30 in the office of the Chancery Clerk of DeSoto County, Mississippi.

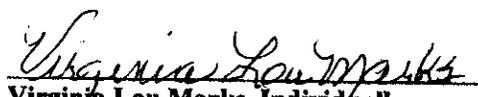
Taxes for 2009 have been prorated and possession is given with this deed.

By way of explanation Eunice L. Emert departed this life on the 19th day of April, 2009 leaving a Last Will and Testament said Will being filed in the Chancery Clerk's office of DeSoto County, Mississippi in Cause No. 09-11-2420. By virtue of Order of the Court in said cause, Donald Lawrence Wineman was duly appointed Executor for said estate. By further order of the Court, the above real estate was approved for sell and transfer to the Grantee herein. Joining in this deed is the duly appointed Trustee of the Eunice L. Emert Revocable Trust dated March 12, 1993, Betty Lois Turpin. Betty Turpin joins in this conveyance as the beneficiary to the real estate pursuant to the Last Will and Testament of Eunice L. Emert and Betty Lois Turpin and Virginia Lou Marks join in this conveyance as the beneficiaries pursuant to the Eunice L. Emert Revocable Trust dated March 12, 1993.

This deed may be executed in any number of counterparts which, when taken together, shall constitute a whole. THIS instrument is dated this the 19th day of November, 2009 and has a future effective date of the 20th day of November, 2009.

The Estate of Eunice L. Emert

By: _____
Donald Lawrence Wineman
Executor


Virginia Lou Marks, Individually
As Beneficiary under the Eunice L. Emert
Revocable Trust dated March 12, 1993

**The Eunice L. Emert Revocable Trust
dated March 12, 1993**

By: _____
Betty Lois Turpin
Trustee

Betty Lois Turpin, Individually
As Beneficiary under the Last Will & Testament
of Eunice L. Emert and as Beneficiary under the
Eunice L. Emert Revocable Trust dated March
12, 1993

Revocable Trust Dated March 12, 1993, Betty Lois Turpin, Individually, Virginia Lou Marks, Individually, do hereby sell, convey, and warrant unto Shelley Barnes, the land lying and being situated in DeSoto County, Mississippi, described as follows, to-wit:

Lot 41, Cherokee Trail, Part of Cherokee Valley PUD Subdivision, located in Section 32, Township 1 South, Range 6 West, DeSoto County, Mississippi, as recorded in Plat Book 56 Page 30, in the office of the Chancery Clerk of DeSoto County, Mississippi.

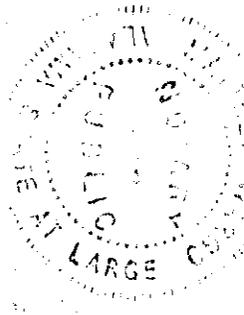
The warranty in this deed is subject to rights of ways and easements for public roads and public utilities, to building, zoning, subdivision and health department regulations in effect in DeSoto County, Mississippi.

Subject to subdivision restrictive covenants, easements and setback lines as recorded in Book 56, Page 30 in the office of the Chancery Clerk of DeSoto County, Mississippi.

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By way of explanation Eunice L. Emert departed this life on the 19th day of April, 2009 leaving a Last Will and Testament said Will being filed in the Chancery Clerk's office of DeSoto County, Mississippi in Cause No. 09-11-2420. By virtue of Order of the Court in said cause, Donald Lawrence Wineman was duly appointed Executor for said estate. By further order of the Court, the above real estate was approved for sell and transfer to the Grantee herein. Joining in this deed is the duly appointed Trustee of the Eunice L. Emert Revocable Trust dated March 12, 1993, Betty Lois Turpin. Betty Turpin joins in this conveyance as the beneficiary to the real estate pursuant to the Last Will and Testament of Eunice L. Emert and Betty Lois Turpin and Virginia Lou Marks join in this conveyance as the beneficiaries pursuant to the Eunice L. Emert Revocable Trust dated March 12, 1993.

This deed may be executed in any number of counterparts which, when taken together, shall constitute a whole. THIS instrument is dated this the 19th day of November, 2009 and has a future effective date of the 20th day of November, 2009.



The Estate of Eunice L. Emert

By Donald Lawrence Wineman
Donald Lawrence Wineman
Executor
Wash Wingo

NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: AUGUST 26, 2011
BONDED THRU WESTERN SURETY COMPANY

The Eunice L. Emert Revocable Trust
dated March 12, 1993

By: _____
Betty Lois Turpin
Trustee

Virginia Lou Marks, Individually
As Beneficiary under the Eunice L. Emert
Revocable Trust dated March 12, 1993

Betty Lois Turpin, Individually
As Beneficiary under the Last Will & Testament
of Eunice L. Emert and as Beneficiary under the
Eunice L. Emert Revocable Trust dated March
12, 1993

STATE OF Mississippi
COUNTY OF Desoto

PERSONALLY APPEARED before me, the undersigned authority at law, in and for the State and County aforesaid, the within named, **Betty Lois Turpin** who acknowledged on her oath after first being duly sworn that she signed and delivered the above and foregoing ~~Deed~~ as her voluntary act and deed and for the purposes therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 19th day of November, 2009.

My commission expires



Mary Austin Monteith
Notary Public

STATE OF Mississippi
COUNTY OF DeSoto

PERSONALLY APPEARED before me, the undersigned authority at law, in and for the aforesaid jurisdiction, the within named **Betty Lois Turpin**, who acknowledged that she is the Trustee of the The Eunice L. Emert Revocable Trust Dated March 12, 1993 and that in said capacity and for and on behalf of said Trust, she executed the above and foregoing instrument after first being duly authorized so to do.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 19th day of November, 2009.

My commission expires



Mary Austin Monteith
Notary Public

STATE OF TEXAS
COUNTY OF WILLIAMSON

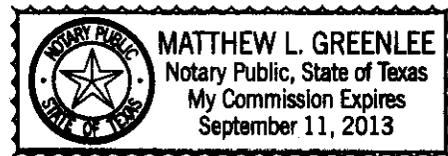
PERSONALLY APPEARED before me, the undersigned authority at law, in and for the State and County aforesaid, the within named, **Virginia Lou Marks** who acknowledged on her oath after first being duly sworn that she signed and delivered the above and foregoing Deed as her voluntary act and deed and for the purposes therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 19 day of November, 2009.



Notary Public

My commission expires: SEPT. 11, 2013



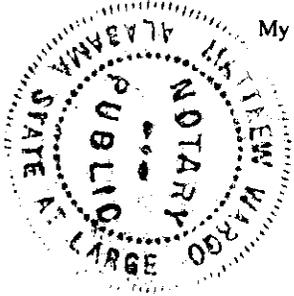
STATE OF ALABAMA
COUNTY OF BALDWIN

Personally appeared before me, the undersigned authority in and for the jurisdiction aforesaid, Donald Lawrence Wineman, who acknowledged to me that he is the Executor of the Estate of Eunice L. Emert and that in said capacity and for and on behalf of said Estate, he signed and delivered the foregoing instrument of writing, on the day and year and in the capacity therein set forth after first being duly authorized so to do.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 19th day of November, 2009.

[Handwritten Signature]
Notary Public

My commission expires:



NOTARY PUBLIC STATE OF ALABAMA AT LARGE
MY COMMISSION EXPIRES: AUGUST 26, 2011
BONDED THRU WESTERN SURETY COMPANY