

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

Chambliss Builders, Inc.

6858 Swinnea Road
#3B Rutland Place
Southaven, Mississippi 38671
Work Phone #: (662) 349-5905
Home Phone #: n/a
GRANTOR

TO

WARRANTY
DEED

Mark T. Sperat, Sr. and wife, Sandra L. Sperat

7415 Ardennes Drive
Southaven, Mississippi 38671
Work Phone #:
Home Phone #:
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, Chambliss Builders, Inc., does hereby sell, convey, and warrant unto Mark T. Sperat, Sr. and wife, Sandra L. Sperat, as tenants by the entirety with full rights of survivorship and not as tenants in common, 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 266, Section G, Southern Trace Subdivision, in Section 28, Township 1 South, Range 7 West, DeSoto County, Mississippi, as per Plat thereof recorded in Plat Book 105, Page 3, 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.

Possession is to be given with delivery of this Deed.

WITNESS OUR SIGNATURE, this the 13th day of April, 2010

Chambliss Builders, Inc.

By: Donald R. Chambliss, Jr.
Donald R. Chambliss, Jr., Secretary/Treasurer

STATE OF Mississippi
COUNTY OF DeSoto

Personally appeared before me, the undersigned authority in and for the said county and state, on this the 13th day of April, 2010, within my jurisdiction, the within named Donald R. Chambliss, Jr., who acknowledged that he is Secretary/Treasurer of Chambliss Builders, Inc., a Mississippi Corporation, and that for and on behalf of the said Corporation, and as it act and deed he executed the above and foregoing instrument, after having been duly authorized by said corporation so to do.

Sarah Bryant
Notary Public
Sarah Bryant

My Commission Expires:

June 21, 2011

FILE NUMBER: 13001

