

Space Above This Line for Recording Data

Prepared By: Realty Title, 6525 Quail Hollow Road #115, Memphis, Tennessee 38120 (901)260-4055

Return To: Realty Title, 6525 Quail Hollow Road #115, Memphis, Tennessee 38120 (901)260-4055

WARRANTY DEED

Grantor(s): **Carol A. Brown** ^{CAB}
Address: ~~6200 North~~ 24949 Hwy 72 East, Clinton, SC 29325
Phone: 9126042842 (Home) N/A (Work, if any)

Grantee(s): **Willis H. Kilpatrick, III**
Address: 6200 Northwood Drive Olive Branch MS 38654
Phone: 6014163557 (Home) NA (Work, if any)

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00) cash in hand paid and other good and valuable considerations, **Carol A. Brown** does/so hereby sell, convey and warrant unto **Willis H. Kilpatrick, III**, the land lying and being situated in Desoto County, Mississippi, more particularly described as follows, to wit:

LEGAL DESCRIPTION: Lot 4, Section A, Pleasant Hill Estates East Subdivision, situated in Section 7, Township 2 South, Range 6 West, as shown on plat of record in Plat Book 11, Pages 4-8, in the Chancery Clerk's Office of Desoto County, Mississippi.

The warranty in this deed is subject to rights of way and easements for public roads and public utilities, subdivision and zoning regulations in effect in Desoto County, Mississippi, and further subject to all applicable building restrictions and the restrictive covenants of record.

IT IS AGREED and understood that the taxes for the current year have been prorated as of this date on an estimated basis, and when said taxes are actually determined, if the proration as of this date is incorrect, then the parties hereto agree to pay on the basis of an actual proration.

Realty OB

WITNESS our signature this 31 day of March, 2010.

Carol A. Brown
Carol A. Brown

STATE OF South Carolina
COUNTY OF Newberry

Personally appeared before me, the undersigned authority in and for the said county and state, on this 31 day of March, 2010, within my jurisdiction, the within named Carol A. Brown, who acknowledged that he/she/they executed the above and foregoing instrument.

Vicki M. Hendrix
(Notary Public)

My commission expires:
November 30, 2014

