

Prepared by and Return to: The Law Office of Shannon Williams \* MBN#100412 \* 5960 Getwell Road, Ste 212 B \* Southaven, MS 38672 \* (662)895-9000 \* (662)895-6000 (fax) \* RE10-056

**INDEXING INSTRUCTIONS: Lot 121, Section C, Phase , ROSEBURY PUD, Section 10, Township 2 SOUTH, Range 7 WEST, Plat Book 97, Page(s) 28, DESOTO County, MS**

Grantors Address:  
P.O. BOX 166  
SOUTHAVEN, MS 38671  
Phone: 662-893-1500  
Phone: N/A

Grantees Address:  
4871 BRIARTON DRIVE  
SOUTHAVEN, MS 38672  
Phone: 901-626-9003  
Phone: N/A

**JOHNNY COLEMAN BUILDERS, INC**

GRANTOR (S) )  
)  
)  
TO )  
)  
)

**CORPORATE WARRANTY DEED**

**DANIEL R. SAYGER and MARY R. CASTO**  
GRANTEE (S)

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, **JOHNNY COLEMAN BUILDERS, INC**, hereinafter referred to as "Grantor" does hereby sell, convey and warrant unto **DANIEL R. SAYGER, A SINGLE PERSON and MARY R. CASTO, A SINGLE PERSON, AS JOINT TENANTS WITH FULL RIGHTS OF SURVIVORSHIP AND NOT AS TENANTS IN COMMON**, hereinafter referred to as "Grantee", the land lying and being situated in DESOTO County, MISSISSIPPI, described as follows, to-wit:

**Lot 121, Section C, ROSEBURY PUD as located in Section 10, Township 2 South, Range 7 West, DESOTO County, MS, as shown on plat of record in Plat Book 97, Pages 28, in the Office of the Chancery Clerk, DESOTO County, MS.**

**Property more commonly known as: 4871 BRIARTON DRIVE, SOUTHAVEN, MS 38672.**

The warranty in this deed is further subject to Covenants and Restrictions as recorded in the Chancery Clerk of DESOTO County, MS in Book 579, Page 165.

The warranty in this deed is further subject to building lines, easements and restrictions as recorded in the Chancery Clerk of DESOTO County, MS in Book 97, Page 28.

Right of way to MP & L in Book 254, Page 28 in the office of the Chancery Clerk of DeSoto County, MS.

Waterline easement to Pleasant Hill Water Association, Inc. in Book 347, Page 629, Book 632, Page 635 in the office of the Chancery Clerk of DeSoto County, MS.

Right of way to Entergy MS, Inc. in Book 518, Page 413 in the office of the Chancery Clerk of DeSoto County, MS.

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.

Taxes for the year 2010 are to be pro-rated, and possession is to be given with delivery of this deed.

WITNESS OUR SIGNATURES, this the 23<sup>rd</sup> day of April, 2010.

**JOHNNY COLEMAN BUILDERS, INC**

BY:   
**JOHNNY COLEMAN, PRESIDENT**

STATE OF MS

COUNTY OF DESOTO

Personally appeared before me, the undersigned authority in and for the said county and state, on this 23rd day of APRIL, 2010, within my jurisdiction, the within named JOHNNY COLEMAN, who acknowledged to me that HE is a PRESIDENT of JOHNNY COLEMAN BUILDERS, INC, a MISSISSIPPI member managed limited liability company, and that for and on behalf of said JOHNNY COLEMAN BUILDERS, INC limited liability company, and as act and deed of said limited liability company, HE executed the above and foregoing instrument for the purposes mentioned on the day and year therein, after first having been duly authorized by said limited liability company to do so.

  
Notary Public CRIS O. MCCAMMON

My Commission Expires:

07/29/11



(SEAL)