

Prepared by & Return to:

 The Blackburn Law Firm, PLLC
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Olive Branch, MS 38654
662-895-6116

Grantor:

Rebecca Louise Romedy

Address:

10862 Nichols Drive, Apt 5-9
Olive Branch, MS 38654
Phone: 901-299-3536
N/A

Grantee:

Benny Clark Romedy

Address:

11882 Whispering Pines
Olive Branch, MS 38654
Phone: 901-489-7475
N/A

QUITCLAIM DEED

REBECCA LOUISE ROMEDY,

GRANTOR

TO:

BENNY C. ROMEDY,

GRANTEE

FOR AND IN CONSIDERATION of the sum of Ten (\$10.00) Dollars cash in hand paid and other good and valuable considerations, the receipt, adequacy and sufficiency of which is hereby acknowledged, I, REBECCA LOUISE ROMEDY, Grantor, do hereby grant, bargain, sell, quitclaim and convey any and all of my interest to BENNY C. ROMEDY, Grantee, the following described property lying and being situated in DeSoto County, Mississippi, being more particularly described as follows, to-wit:

INDEXING INSTRUCTIONS: 3.0 acres, being Lot 2, Frank Connor, 5 Lot, Minor Subdivision, located n Section 1, Township 2 South, Range 6 West, DeSoto County, Mississippi. *Part of the SE 1/4 NE 1/4*

Beginning at the accepted Southeast corner of Section 1, Township 2 South, Range 6 West, DeSoto County, Mississippi; thence North 00 degree 24 minutes 00 seconds East for a distance of 2121.21 feet to a point; thence North 00 degree 34 minutes 00 seconds West for a distance of 420.00 feet to a point; thence North 01 degrees 09

minutes 00 seconds West for a distance of 770.93 feet to a point; thence South 89 degrees 55 minutes 00 seconds West for a distance of 40.00 feet to an iron pin, said iron pin being located at the intersection of the north right-of-way line of Whispering Pines Drive and the west right of way line of Polk Lane, said iron pin also being the Southeast corner of said Frank Conner 5 lot Minor subdivision; thence South 88 degrees 20 minutes 20 seconds West with same said north right of way line for a distance of 0.80 feet to an pin; thence southwestwardly with same said north right of way line along a curve to the left (chord bearing - South 74 degrees 25 minutes 09 seconds West, chord length = 368.62 feet, radius = 759.06 feet arc length = 372.35 feet) to an iron pin; thence south 60 degrees 22 minutes 00 seconds west with same said north right of way line for a distance of 179.81 feet to an iron pin, said iron pin being also the true Point of Beginning for the herein described tract of land; thence continue South 60 degrees 22 minutes 00 seconds 311.58 feet to an iron pin, said iron pin being also the southeast corner of lot 1 of same said Frank Conner, 5 Lot, Minor Subdivision; thence North 19 degrees 43 minutes 21 seconds West along the east line of same said lot 1 for a distance of 507.54 feet to an iron pin, said iron pin being also the northeast corner of Lot 1 of same said Frank Conner, 5 Lot, Minor Subdivision; thence North 90 degrees 00 minutes 00 seconds East for a distance of 326.05 feet to an iron pin; thence South 19 degrees 43 minutes 21 seconds east for a distance of 343.88 feet to the Point of Beginning containing 3.00 acres of land being subject to all codes, right of ways, easements and restrictions of record.

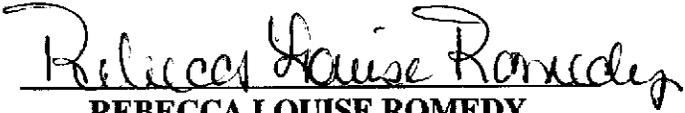
This conveyance is made subject to all applicable building restrictions, restrictive covenants, and easements of record.

Being the same property conveyed to the Grantor herein by Warranty Deed recorded April 1, 1993 in Book 255, Page 602, in the office of the Chancery Clerk of DeSoto County, Mississippi.

TO HAVE AND TO HOLD the above quitclaimed premises, together with all and singular the hereditament and appurtenances thereunder belonging or in any wise appertaining to said Grantee, his assigns and heirs, forever.

THIS INSTRUMENT WAS PREPARED WITHOUT THE BENEFIT OF TITLE EXAMINATION FROM INFORMATION FURNISHED TO THE BLACKBURN LAW FIRM, PLLC. THE BLACKBURN LAW FIRM, PLLC, PREPARER OF THIS DEED, MAKES NO WARRANTIES AS TO TITLE TO THE PROPERTY OR TO THE ACCURACY OF INFORMATION FURNISHED.

WITNESS the signature of the said Grantor, on this the 13 day of August, 2010.


REBECCA LOUISE ROMEDY

STATE OF MISSISSIPPI

COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority of law in and for said County and State, the within named **REBECCA LOUISE ROMEDY** who acknowledged that he executed and delivered the above and foregoing Quitclaim Deed on the day and year therein mentioned as his free and voluntary act and deed and for the purposes therein expressed.

GIVEN under my hand and official seal of office, this the 13 day of August, 2010.



NOTARY PUBLIC

MY COMMISSION EXPIRES:
3/15/12

