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Space Above This Line for Recording Purposes

Warranty Deed  
Cover Sheet

Prepared By and Return To: ~~\*~~ Realty Title and Escrow Co., Inc.  
6397 Goodman Road, Suite 112  
Olive Branch, MS 38654  
662-893-8077

Grantor: Geon Ahn  
2095 Appling Road  
Cordova, TN 38016  
Home: 901-849-9922 Work: 901-751-3040

Grantee: James A. Worthy, Sr. and Shirley A. Jones  
13076 Sandbourne South  
Olive Branch, MS 38654  
Home: 773-374-3630 Work: NA

Legal Description: Lot 267, Section E, Braybourne Subdivision, situated in Section 32, Township 1 South, Range 5 West, as shown on plat of record in Plat Book 72, Page 6 in the Chancery Clerk's Office of DeSoto County, Mississippi.

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AFTER RECORDING ~~RETURN TO~~:  
 H. Mark Beanblossom, P.C.  
 C/O Jamie W. Howell, Jr. MS License #2735  
 1661 Aaron Brenner, Suite 301  
 Memphis, Tennessee 38120  
 (901)758-0500

Prepared By and Return To:  
 Realty Title  
 6397 Goodman Road  
 Suite 112  
 Olive Branch, MS 38654  
 Ph # 662-893-8077  
 10080366

### WARRANTY DEED

THIS INDENTURE, made and entered into this 30th day of September, 2010, by and between Geon Ahn, a married person, GRANTORS party of the first part, and James A. Worthey, Sr., and Shirley A. Jones GRANTEES, As Joint Tenants With Right of Survivorship and not as Tenants In Common, party of the second part.

WITNESSETH: That for and inconsideration 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 said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in the City of Olive Branch, County of DeSoto, State of Mississippi.

Lot 267, Section "E", Braybourne Subdivision, in Section 32, Township 1 South, Range 5 West, DeSoto County, Mississippi, as per plat of record in Plat Book 72, Page 6, in the Chancery Clerk's Office of County, Mississippi, to which plat reference is hereby made for a more particular description of said property.

This being the same property conveyed to the Grantor herein by Warranty Deed of record in Book 439, Page 279, in the Chancery Clerk's Office of DeSoto County, Mississippi.

This conveyance is made subject to the 2011 DeSoto County Taxes which are not yet due and payable and which Grantee hereby assumes and agrees to pay and further subject to Subdivision Restrictions, Building Lines and Easements of record in Plat Book 72, Page 6, and Easements of record at Book 180, Page 290 and Covenants at Book 370, Page 680 and Book 404, Page 193; also 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, all in said Clerk's Office.

It is understood and agreed that the taxes for the year 2010 have been prorated as of this date on an estimated basis and when said taxes are actually determined, if the proration is incorrect then the Grantor(s) agree to pay Grantee(s) or their assigns any deficiency and likewise Grantee(s) agree to pay Grantor(s) or their assigns any amount overpaid.

( ) unimproved

This is ( X ) improved property known as 13076 Sandbourne South, Olive Branch, MS 38654

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possesses of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Grantees, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 30th day of September, 2010.

Geon Ahn  
Geon Ahn

Kyeomgmi Cheon  
Kyeomgmi Cheon

STATE OF TENNESSEE  
COUNTY OF SHELBY

Before me, the undersigned, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Geon Ahn and wife, Kyeomgmi Cheon, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that they executed the same as their free act and deed.

WITNESS my hand and Notarial Seal at office this 30th day of September, 2010.

[Signature]  
Notary Public

My Commission Expires: 9-2-14



SEND TAX BILLS TO:

Southpointe Financial Services, Inc  
5955 Shuloh Rd E Ste 200  
Alpharetta, GA 30025

GRANTORS:

Geon Ahn

2095 Appling Rd

Cordova, TN 38016

HOME: (901) 849-9922

OFFICE: (901) 751-3040

GRANTEES:

James A. Worthey, Sr. & Shirley A. Jones  
13076 Sandbourne South

Olive Branch, MS 38654

HOME: (773) 374-3630

OFFICE: ( ) n/a

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