

PREPARED BY AND RETURN TO:

Select Title & Escrow, LLC
Almon M. Ellis, Jr., Attorney (MS Bar # 101914)
7145 Swinnea Road Suite 2
Southaven, MS 38671
(662) 349-3930
File # 10-1331

Indexing Instructions: Lot 24 Wesson Heights Phase 1 Sec A 1-11
, DeSoto County, Mississippi

GRANTOR:

Estate of Ferrell Tate Murley, Deceased
Ellen Murley Bickley, Executrix
7645 Savannah Cove
Olive Branch, MS 38654
HOME: 662-895-8311
WORK:
cell: 901-734-8438

GRANTEES

Stoney L Hardy and Kimberly D. Hardy
4731 Wesson Heights
Olive Branch, MS 38654
HOME: 662-895-5671
WORK: 901-377-6391

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00) cash in hand paid and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, **Ellen Murley Bickley, individually as the heir at law of Ferrell Tate Murley, and acting in her official capacity as Executrix of the Estate of Ferrell Tate Murley, Deceased** does hereby sell, convey and warrant unto **Stoney L Hardy and Kimberly D. Hardy, as tenants by the entirety with full right of survivorship and not as tenants in common**, the following described property, together with the improvements, hereditaments and appurtenances thereunto belonging, located in the County of DeSoto, State of Mississippi, more particularly described as follows, to-wit:

Lot 24, Phase 1, Section A, WESSON HEIGHTS, in Section 10, Township 2 South, Range 6 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 92, Pages 46-48, in the office of the Chancery Clerk of DeSoto County, Mississippi

Parcel # 2062-1013.0-00024.00

Property Address: 4701 Wesson Heights, Olive Branch, MS 38654

IT IS AGREED AND UNDERSTOOD that the taxes for the current year have been prorated as of this date based on an estimated basis, and when said taxes are actually determined, if the proration as of this date is incorrect, then the grantor agrees to pay to said grantees or their assigns any deficit on actual proration and likewise, the grantees agree to pay to grantor any amount overpaid by it.

THIS conveyance is subject to rights of way and easements for public roads and for public utilities; to applicable building, zoning, subdivision and Health Department regulations; to the covenants, limitations and restrictions of record with the said recorded plat of said subdivision and to which reference is hereby made; to any matter which might be disclosed by a current, accurate survey and physical inspection of said lands.

By way of explanation, Ferrell T. Murley and Carolyn B. Murley acquired title to subject property as tenants by the entirety with full right of survivorship. Carolyn B. Murley died May 12, 2010, a copy of her death certificate being available from the Mississippi Department of Health Vital Statistics.

The Grantor herein further warrants that subject property constitutes no part of her homestead and is not subject to the homestead rights of any person at the time of conveyance.

Possession is given upon the delivery of this deed or at an agreed upon date between the parties.

WITNESS ITS SIGNATURE, on this 29th day of October, 2010.

**ESTATE OF FERRELL TATE MURLEY,
DECEASED**

By: ^{EB} Ellen B. Murley Bickley (SEAL)
Ellen Murley Bickley, Executrix, pursuant to Order in
the Chancery Court of DeSoto County, Mississippi,
Chancery Cause #10-08-1790

Ellen Murley Bickley (SEAL)
Ellen Murley Bickley, Individually

STATE OF MISSISSIPPI
COUNTY OF DESOTO

PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the said county and state, within the jurisdiction, the within named **Ellen Murley Bickley**, who acknowledged to me that she is the **Executrix of The Estate of Ferrell Tate Murley, Deceased**, and that in said representative capacity she executed the above and foregoing instrument, after first having been duly authorized so to do.

GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE, this 29th day of October, 2010.



[Handwritten Signature]

Notary Public

(SEAL)

My Commission Expires:

STATE OF MISSISSIPPI
COUNTY OF DESOTO

PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the said county and state, within the jurisdiction, the within named **Ellen Murley Bickley** who acknowledged to me that she executed the above and foregoing instrument of writing on the day and year therein mentioned, for the purposes therein stated, as her own free act and deed.

GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE, this 29th day of October, 2010.



[Handwritten Signature]

Notary Public

(SEAL)

My Commission Expires: