

WARRANTY DEED

11/12/10 11:58:53
DK W BK 646 PG 605
DESOTO COUNTY, MS
W.E. DAVIS, CH CLERK

STATE OF *TN*
COUNTY OF *Shelby*

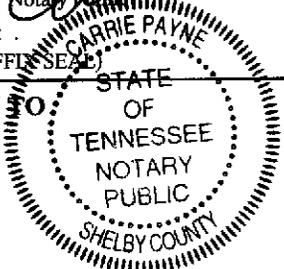
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS
GREATER, FOR THIS TRANSFER IS \$212,500.00

[Signature]
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 29TH
DAY OF OCTOBER, 2010.

[Signature]
Notary Public

MY COMMISSION EXPIRES: *11/12/12*
(AFFILIATE)



THIS INSTRUMENT WAS PREPARED BY & RETURN TO
Lender's Title & Escrow, LLC

*(UAS)
(RS)*

5395 Estate Office Drive
Suite 1
Memphis, Tennessee 38119

901-680-7944

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Tracy Calvin Blaney (NAME)	First state Bank (NAME)	20742005000060.00
2022 Great Barrington Place (ADDRESS)	480 Oil Well Rd 2nd FL (ADDRESS)	
Nesbit, MS (CITY) (STATE) (ZIP)	Jackson TN 38205 (CITY) (STATE) (ZIP)	

901-680-7944 - 2nd # N/A

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **Shetland Construction, LLC**, HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Tracy Calvin Blaney, ~~married person~~ HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DESOTO COUNTY, STATE OF Mississippi, DESCRIBED AS FOLLOWS, TO-WIT:

Lot 60, Section A, Shetland Garden Subdivision, located in Section 20, Township 2 South, Range 7 West, DeSoto County, Mississippi, as recorded in Plat Book 105, Pages 16-18, in the office of the Chancery Clerk of DeSoto County, Mississippi.

This being the property conveyed to Shetland Garden, LLC by Warranty Deed dated 02/19/2004 recorded 03/10/2004 at Book 467, Page 37 in the DeSoto County, Mississippi Chancery Clerk's Office.

This also being the same property conveyed to Shetland Construction, LLC by Warranty Deed dated 04/08/2010 recorded 04/14/2010 at Book 631, Page 35 in the DeSoto County, Mississippi Chancery Clerk's Office.

This conveyance is made subject to subdivision restrictions, building lines and easements of record in Plat Book 105, Page 16-18; and the 2011 Desoto County Taxes and the 2011 City of Nesbit Taxes, which the party of the second part agrees to assume and pay.

** and wife Christina Blaney, as tenants by the entirety with full right of survivorship and not as tenants in common.*

unimproved

This is improved property, known as 2022 Great Barrington Place, Nesbit, MS 38651
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

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 possessed 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 29th day of October, 2010.

Shetland Construction, LLC

By: *[Signature]*
Terry C. Lane, Chief Manager

Grantee: *Shetland Construction LLC
700 Arvington Dr Ste C
Ridgland MS 39157
901-680-7944 I NA*

LIMITED LIABILITY COMPANY ACKNOWLEDGEMENT

STATE OF TENNESSEE
COUNTY OF SHELBY

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Terry C. Lane, with whom I am personally acquainted, and who, upon oath, acknowledged himself to be the **Chief Manager** of Shetland Construction LLC, the within named bargainer, a limited liability company, and that he as such **Chief Manager** being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the limited liability company, by himself as such **Chief Manager**.

WITNESS my hand and seal this 29 day of October, 2010.

My Commission Expires:
11-12-12

Carrie Payne
Notary Public

