

3/02/11 10:56:44
DK W BK 653 PG 63
DESOTO COUNTY, MS
W.E. DAVIS, CH CLERK

Space Above This Line for Recording Data

Prepared By: Realty Title, 2396 East Parkway, Hernando, MS 38632 (662)429-2680

Return To: SAME

WARRANTY DEED

Grantor(s): **Robert D. Clay and Amy Clay**

Address: 3271 Hwy 306, Coldwater, MS 38618

Phone: 901-412-3009 (Home) 901-413-9788 (Work, if any)

Grantee(s): **Rakesh C. Patel and Alka Patel**

Address: 601 East Lee Street, Sardis, MS 38666

Phone: 662-609-3036 (Home) SAME (Work, if any)

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00) cash in hand paid and other good and valuable considerations, Robert D. Clay and wife, Amy Clay does/do hereby sell, convey and warrant unto Rakesh C. Patel and wife, Alka Patel, as tenants by the entirety with full rights of survivorship and not as tenants in common, the land lying and being situated in DeSoto County, Mississippi, more particularly described as follows, to wit:.

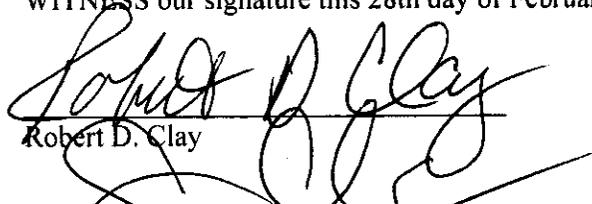
LEGAL DESCRIPTION: Lot 55, Section A, Notting Hill Subdivision, located in Section 8, Township 3 South, Range 7 West, as shown on plat of record in Plat Book 92, Page 30 in the Chancery Clerk's Office of DeSoto County, Mississippi, to which plat reference is made for a more particular description of said property.

The warranty in this deed is subject to rights of way and easements for public roads and public utilities, subdivision and zoning regulations in effect in DeSoto County, Mississippi, and further subject to all applicable building restrictions and the restrictive covenants of record.

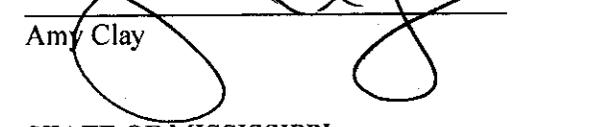
IT IS AGREED and understood that the taxes for the current year have been prorated as of this date on an estimated basis, and when said taxes are actually determined, if the proration as of this date is incorrect, then the parties hereto agree to pay on the basis of an actual proration.

2

WITNESS our signature this 28th day of February, 2011.



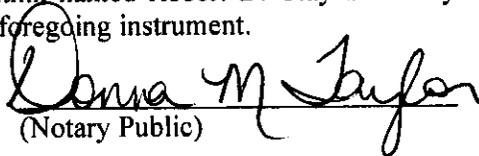
Robert D. Clay



Amy Clay

STATE OF MISSISSIPPI
COUNTY OF DeSOTO

Personally appeared before me, the undersigned authority in and for the said county and state, on this 28th day of February, 2011, within my jurisdiction, the within named Robert D. Clay and Amy Clay, who acknowledged that he/she/they executed the above and foregoing instrument.



(Notary Public)

My commission expires:

