

3/15/11 9:52:35  
DK W BK 653 PG 654  
DESOTO COUNTY, MS  
W.E. DAVIS, CH CLERK

Prepared by and return to:-

O'Brien Law Firm, LLC/Bar No. 10731  
1630 Goodman Road East, Suite 5  
Southaven, MS 38671  
(662) 349-3339

File No. 11030018

**TWO BUDDIES PROPERTIES, LLC A/K/A TWO BUDDIES, LLC**

Grantor

TO



Return to:

Stewart Title of Memphis, Inc.  
7842 Farmington Blvd.  
Germantown, TN 38138  
(901)755-1000  
20117156

WARRANTY DEED

**RACHEL D. BUCKNER, UNMARRIED AND RYAN E. HEBERLING, UNMARRIED**

Grantees

For and in consideration 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 undersigned, **TWO BUDDIES PROPERTIES, LLC, A MISSISSIPPI LIMITED LIABILITY COMPANY A/K/A TWO BUDDIES, LLC**, Grantor, does hereby sell, convey and warrant unto **RACHEL D. BUCKNER, UNMARRIED AND RYAN E. HEBERLING, UNMARRIED, as joint tenants with Right of Survivorship**, Grantees, the following described real property located and situated in DeSoto County, Mississippi, and more particularly described as follows, to-wit:

**Lot 670, Dickens Place PUD, Section J, Canterbury Glenn Subdivision, located in Section 9, Township 2 South, Range 7 West, DeSoto County, Mississippi as per Plat recorded in Plat Book 93, Page 45, in the Chancery Clerk's Office, DeSoto County, Mississippi, to which plat reference is hereby made for a more particular description of said property.**

**Subdivision Restrictions, Building Lines & Easements: Plat Book 93, Page 45; Amend to Sub. Restrictions: DCCRs: Book 321, Page 126; Amended and Restated DCCR @ Book 337, Page 257; Supplemental DCCR @ Book 507, Page 754 Other: By-Laws @ Book 636, Page 716**

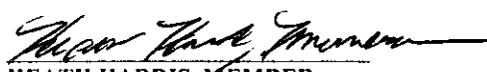
The warranty in this deed is subject to restrictive covenants and utility easements shown on plat of said subdivision, subdivision and zoning regulations in effect in DeSoto County, Mississippi, rights of ways and easements for public roads and public utilities and all applicable building restrictions and easements of record, Health Department regulations in effect in DeSoto County, Mississippi, and any prior reservation of minerals of every kind and character, including, but not limited to, oil, gas, sand and gravel, in, on and under the aforescribed real property.

Possession will be given upon delivery of this deed.

Taxes for the year 2011 will be prorated between the Grantors and Grantees.

Grantor hereby warrants that the entity identified as Two Buddies, LLC in the Special Warranty Deed recorded at Book 632 Page 51 in the Office of the DeSoto County Chancery Clerk is one and the same entity and is also known as Two Buddies Properties, LLC.

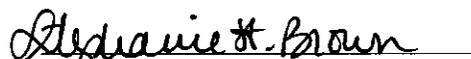
WITNESS THE SIGNATURES of the Grantors this the 11<sup>th</sup> day of March, 2011

  
HEATH HARRIS, MEMBER

  
SHANE HUGHES, MEMBER

STATE OF MISSISSIPPI  
COUNTY OF DESOTO

Personally appeared before me, the undersigned authority in and for the said County and State, on this 11<sup>th</sup> day of March, 2011, within my jurisdiction, the within named, **HEATH HARRIS AND SHANE HUGHES** who acknowledged that they are both Members of **TWO BUDDIES PROPERTIES, LLC** and that for and on behalf of said Corporation, they executed and delivered the above and foregoing instrument after first having been duly authorized by said Corporation so to do and, upon their oath, swore that the entity identified as Two Buddies, LLC in the Special Warranty Deed recorded at Book 632 Page 51 in the Office of the DeSoto County Chancery Clerk is one and the same entity and is also known as Two Buddies Properties, LLC.

  
Notary Public

My commission expires: June 19, 2012  
Grantor's Address  
1670 Ready Cove  
Hemando, MS 38632  
Home: N/A  
Work: 901-647-4986

Grantee's Address  
2939 Boffin Drive  
Southaven, MS 38672  
Home: 901-461-7533  
Work: 901-497-4620

