

4/04/11 9:00:03  
DK W BK 654 PG 795  
DESOTO COUNTY, MS  
W.E. DAVIS, CH CLERK

**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 # 11-1056

**RETURN TO:**  
Sharon K. Anderson, Attorney  
46 Timber Creek Drive  
Cordova, TN 38018-4233

Indexing Instructions: Lot 79, Sec A, Edgewater Subdivision, in  
Sec 20, T3S, R7W, PB 64, Pgs 29-30, DeSoto County, Mississippi

**GRANTOR:**  
Cindy Eure Coker Spencer  
8985 HUNTER'S WAY  
APPLE VALLEY ml 55124  
HOME: 901 628 1009  
WORK: NONE

**GRANTEE**  
Glynnis M. Miller  
3435 Clepsyda Drive  
Hernando, Ms 38632  
HOME: 662-420-2056  
WORK: 901-516-7000

## 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, **Cindy Eure Coker Spencer, a married woman, who acquired title as Cindy Eure Coker, does hereby sell, convey and warrant unto Glynnis M. Miller, ~~as sole owner~~**, 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: \* and husband, Daniel Miller, as tenants by the entirety with full rights of survivorship and not as tenants in common,

**Lot 79, Section A, EDGEWATER SUBDIVISION, in Section 20, Township 3 South, Range 7 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 64, Pages 29-30, in the office of the Chancery Clerk of DeSoto County, Mississippi**

**Being the same property conveyed to Cindy Eure Coker by Quitclaim Deed of record in Book 552, Page 252, in the office of the Chancery Clerk of DeSoto County, Mississippi**

Parcel # 3074-2008.0-00079.00

Property Address: 3435 Clepsyda Drive, Hernando, MS 38632

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 grantee or their assigns any deficit on actual proration and likewise, the grantee agrees to pay to grantor any amount overpaid by her.

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.

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.

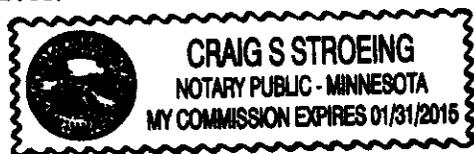
WITNESS MY SIGNATURE, on this 28<sup>th</sup> day of March, 2011.

Cindy Eure Coker Spencer (SEAL)  
Cindy Eure Coker Spencer

STATE OF Minnesota  
COUNTY OF Dakota

PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the said county and state, within the jurisdiction, the within named Cindy Eure Coker Spencer 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 28<sup>th</sup> day of March, 2011.



[Signature]  
Notary Public

(SEAL)

My Commission Expires: