

4/21/11 10:20:16  
DK W BK 655 PG 753  
DESOTO COUNTY, MS  
W.E. DAVIS, CH CLERK

Space Above This Line for Recording Data

Prepared By: Realty Title, 6397 Goodman Road, Suite 112, Olive Branch, MS 38654 (662)893-8077

Return To: First National Title, LLC, 6880 Cobblestone Blvd #2, Southaven, MS 38672  
(662)892-6536

### WARRANTY DEED

Grantor(s): **Kenny M. Sparks and Rhonda Sparks**

Address: 606 SERRATT OAK ST. #303, SOUTHAVEN, MS 38671

Phone: 901-603-7876 (Home) NA (Work, if any)

Grantee(s): **Lucas C. Marler and Jeffie Marler**

Address: 9525 Quail Road, Olive Branch, MS 38654

Phone: 731-607-8350 (Home) 901-287-4461 (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, Kenny M. Sparks and Rhonda Sparks does/do hereby sell, convey and warrant unto Lucas C. Marler and Jeffie Marler, 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 14, Section A, First Addition, College Grove Subdivision, situated in Section 10, Township 2 South, Range 6 West, as shown on plat of record in Plat Book 14, Page 26-29 in the Chancery Clerk's Office of DeSoto County, Mississippi.**

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.

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WITNESS our signature this 14th day of April, 2011.

Kenny M. Sparks  
Kenny M. Sparks

Rhonda Sparks  
Rhonda Sparks

STATE OF MISSISSIPPI  
COUNTY OF DeSOTO

Personally appeared before me, the undersigned authority in and for the said county and state, on this 14<sup>th</sup> day of April, 2011, within my jurisdiction, the within named Kenny M. Sparks and Rhonda Sparks, who acknowledged that he/she/they executed the above and foregoing instrument.

[Signature]  
(Notary Public)

My commission expires:  
\_\_\_\_\_

