5/13/11 10:47:09
DK W BK 657 PG 401
DESOTO COUNTY, MS
W.E. DAVIS, CH CLERK

Prepared By & Return to:
Law Office of George B. Ready, MSB #4674
Post Office Box 127
Hernando, Mississippi 38632
(662) 429-7088

INDEXING INSTRUCTIONS: Being a part of Lot 467 & part of Lot 468; and part of an abandoned street, all situated in Section 13, Township 3 South, Range 8 West, by the Official Plat of the Town of Hernando, DeSoto County, Mississippi.

Grantor(s) Address:
415 Country Club Dr.
Hernando, MS 38632
Home No: 662-429-0096
Office No: N/A

JULIA S. HARRIS

Grantee(s) Address:
408 CR 102
Oxford, MS 38655
Home No: 662-234-4064
Office No: N/A

GRANTOR(S)

TO

BETTY B. SHEMWELL GUESS

GRANTEE(S)

QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00), cash in hand paid, the receipt and sufficiency of all of which is hereby acknowledged, I, JULIA S. HARRIS, (GRANTORS) does hereby convey and quitclaim unto BETTY B. SHEMWELL GUESS (GRANTEES), all of my right, title and interest in the land lying and being situated in **DeSoto** County, Mississippi, in the real property more particularly described as follows, to-wit:

> Part of Town lot 467 on Section 13, Township 3, Range 8 West as shown by the official Plat of the Town of Hernando on file in the office of the Chancery Clerk more particularly described as beginning at an iron pin in the north line of Robinson Street, said pin being the southwest corner of the Payne property and the southeast corner of the Tipton property; thence south 86° 16' west along the north line of said street 135.0 feet to an iron pin; thence north 5° 00' west 233.0 feet to an iron pin; thence north 85° 00' east 145.0 feet to an iron pin in the west line of the Payne property; thence south 2° 32' east along mid west property line 236.0 feet to the point of beginning and containing 0.75 acres, more or less. All bearings are magnetic as shown by the survey of J. E. Lauderdale, C.E., dated May 15, 1964.

AND

> A parcel of land situated in said Town of Hernando, Mississippi, being part of Town Lot 468 and part of an abandoned street, all situated in Section Thirteen (13),

Township Three (3), Range Eight (8), and more particularly described by metes and bounds as follows, to-wit:

Beginning at the Southwest corner of the P.S. Emerson lot (as shown by deed to him of record in Book 69, Page 279 of the Deed Records of said County) and which point is also the Southeast corner of the Shemwells' residence lot (as shown by deed to them, which deed, together with Engineer's Survey Plat is of record in Book 58, Page 341 of the Deed Records of said County), thence North 2 degrees 32 minutes West along the East line of said Shemwells' lot 236 feet to a point; thence North 85 degrees 00 minutes East 25 feet to an iron pin; thence South 2 degrees 32 minutes East 236.55 feet to a point in the South line of said Lot 468; thence South 86 degrees 16 minutes West along said lot line and projection thereof, 25 feet to the point of beginning, and as said parcel of land is shown by Survey Plat of J. E. Lauderdale, C.E. dated November 9, 1970, and a copy of which Plat is attached to this deed and made a part hereof. And said parcel is part of the lands conveyed to P.S. Emerson by Lelia Payne and Eppie Payne, by said deed dated May 22, 1967, and of record in Deed Book 69, Page 279.

The above described land is the same property described as the east part of the two acre tract shown in Deed Book 87, Page 427, and is the same land conveyed by the Deed of record in Deed Book 131, Page 626. Further, being the same property as conveyed to the Grantor by Quitclaim Deed of record in Deed Book 519, Page 83, all of record in the Office of the Chancery Clerk of DeSoto County, Mississippi.

This subject property is this conveyance is no part of the Grantor's homestead property.

together with all and singular improvements thereon and appurtenances thereunto belonging.

WITNESS MY SIGNATURE, this the 28th day of April, 2011.

Julia S. Harris

Julia S. Harris

STATE OF MISSISSIPPI
COUNTY OF DESOTO

Personally appeared before me, the undersigned authority in and for the aforesaid County and State, on this the 28th day of April, 2011, within my jurisdiction, the within named JULIA S. HARRIS, who acknowledged she executed the above and foregoing instrument.

Notary Public

My Commission Expires:

STATE OF MISSISSIPPI NOTARY PUBLIC ID # 46034 KAREN RENEE' ROBERTSON Commission Expires June 18, 2012 DESOTO COUNTY

No title search requested or performed by the Law Office of George B. Ready, Attorney.