

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 # 11-1098

Indexing Instructions: Lot 209, Sec E, Ravenwood Subdivision, in
Sec 32, T1S, R8W, Plat Book 102, Page 29, DeSoto County, Mississippi

GRANTOR:
Chambliss Builders, Inc.
6858 Swinnea Road
#3 Rutland Place
Southaven, MS 38671
HOME: N/A
WORK: (662) 349-5905

GRANTEE
Rolandaus Rodgers
4304 Louden Drive,
Horn Lake, MS 38637
HOME: 901-288-5205
WORK: 901-761-5730

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, **Chambliss Builders, Inc.** does hereby sell, convey and warrant unto **Rolandaus Rodgers, an unmarried man, 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:

Lot 209, Section E, RAVENWOOD SUBDIVISION, in Section 32, Township 1 South, Range 8 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 102, Page 29, in the office of the Chancery Clerk of DeSoto County, Mississippi

Being a part of that property conveyed to Chambliss Builders, Inc. by Correction Warranty Deed of record in Book 372, Page 135, in the office of the Chancery Clerk of DeSoto County, Mississippi.

Parcel # 1089-3221.0-00209.00

Property Address: 4304 Louden Drive, Horn Lake, MS 38637

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 it.

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.

Possession is given upon the delivery of this deed or at an agreed upon date between the parties.

WITNESS ITS SIGNATURE, on this 8th day of June, 2011.

CHAMBLISS BUILDERS, INC.

By: Donald R. Chambliss, Jr. (SEAL)
Donald R. Chambliss, Jr., Secretary/Treasurer

STATE OF MISSISSIPPI
COUNTY OF DESOTO

PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the said county and state, within the jurisdiction, the within named **Donald R. Chambliss, Jr.**, who acknowledged that he is **Secretary/Treasurer** of **Chambliss Builders, Inc.**, a Mississippi corporation, and that for and on behalf of the said corporation, and as its act and deed he executed the above and foregoing instrument, after first having been duly authorized by said corporation to do so.

GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE, this 8th day of June, 2011.

[Signature]

Notary Public

(SEAL)

My Commission Expires

