
SPACE ABOVE THIS LINE FOR RECORDING PURPOSES ONLY

BA Prepared By & Return To:
Brittenuum Bruce, PLLC
Van Turner - MSB#101648
6465 Quail Hollow Road, Suite 103
Memphis, Tennessee 38120
(901) 271-3795

WARRANTY DEED

DESOTO COUNTY BANK
a Mississippi Banking Corporation
6040 Highway 51 N
Horn Lake, MS 38637
Business Phone: 662-393-3277

GRANTOR

TO

B C ZEN PROPERTIES, LLC
a Mississippi limited liability company
2540 Flowood Drive
Flowood, MS 39232
Business Phone: 601-664-1001

GRANTEE

Indexing Instructions: Lot 76C, FIRST REVISION TO LOTS 76 AND 77, Country Oaks Estates Subdivision First Addition, situated in Section 28, Township 1 South, Range 7 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 105, Page 38, in the office of the Chancery Clerk, DeSoto County, Mississippi.

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS (\$10.00) cash in hand paid and other good and valuable considerations, the receipt of all of which is hereby acknowledged, DeSoto County Bank, a Mississippi Banking Corporation, Grantor, does hereby sell, grant, bargain convey and warrant unto B C Zen Properties, LLC, a Mississippi limited liability company, Grantee, the land lying and being situated in DeSoto County, Mississippi, more particularly described as follows, to-wit:

Lot 76C, FIRST REVISION TO LOTS 76 AND 77, Country Oaks Estates Subdivision First Addition, situated in Section 28, Township 1 South, Range 7 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 105, Page 38, in the office of the Chancery Clerk, DeSoto County, Mississippi.

The warranty in this deed is subject to road rights of way and easements for public roads and public utilities, health department regulations, subdivision and zoning regulations in effect in DeSoto County, Mississippi; subject to any prior reservation or conveyance of oil, gas or mineral rights of any kind or character whatsoever; subject to any covenants, limitations, and restrictions of said subdivision as found in the records of DeSoto County, Mississippi; and subject to taxes for the year 2012 and all subsequent years.

Taxes for the current year have been pro-rated between the Grantor and the Grantee as part of this closing.

IN TESTIMONY WHEREOF, witness the signatures of the Grantor on this 28th day of December, 2011.

DESOTO COUNTY BANK
a Mississippi Banking Corporation

By: William M. Renovich
William M. Renovich, President

STATE OF MISSISSIPPI
COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority in and for said County and State, on this the 28th day of December, 2011, within my jurisdiction, the within named William M. Renovich, who acknowledged to me that he is the President of DeSoto County Bank, and that for and on behalf of the said corporation, and as its act and deed he executed and delivered the above and foregoing Warranty Deed, after having been duly authorized by said corporation so to do.

Elizabeth A. Thomas
Notary Public

My Commission expires

