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SPECIAL WARRANTY DEED BY EXECUTOR CONVEYANCE

For and in consideration of the sum of One Dollar (\$1.00), cash in hand paid, the receipt and sufficiency of all of which is hereby acknowledged,

STEVE THOMAS MCCULLOUGH, EXECUTOR
OF THE ESTATE OF SAM THOMAS MCCULLOUGH
8778 Millbranch
Southaven, MS 38671
(C) 901-619-9036
(H) 901-619-9036
GRANTOR

do hereby sell, convey, and warrant unto

BRAD MCCULLOUGH
2925 Devon Circle
Horn Lake, MS 38637
(C) 901-619-9036
(H) 662-342-3019

the land lying and being situated in DeSoto County, Mississippi, described as follows, to-wit:

Lot 473, Section B, South 1/2 and Second East of Cow Pen Creek, DeSoto Village, in Section 34, Township 1 South, Range 8 West, DeSoto County, Mississippi, as shown by the plat appearing of record in Plat Book 8, Pages 16-21, in the office of the Chancery Clerk of DeSoto County, Mississippi.

This is the same property conveyed to S. T. McCullough from Sue W. McCullough by virtue of a Quitclaim Deed executed on the 14th day of May, 1985 and filed for record on the 22nd day of May, 1985 at 9:35 a.m. and recorded in Book 178, page 298 in the office of the Chancery Clerk of DeSoto County, Mississippi.

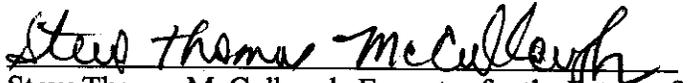
This also the same property wherein Steve Thomas McCullough, Executor of the Estate of Sam Thomas McCullough, Deceased also known as S. T. McCullough by Order Granting Authority to Convey Real Property located at 2925 Devon Circle, Horn Lake, DeSoto County, Mississippi to Brad McCullough for his interest in the Estate of Sam Thomas McCullough, Deceased order entered by Chancellor Percy L. Lynchard on the 29th day of March, 2012 with the Chancery Court Clerk's office of DeSoto County, Mississippi

INDEXING INSTRUCTIONS: Lot 473, Section B, DeSoto Village Subdivision

The warranty in this deed is made subject to subdivision and zoning regulations in effect by the DeSoto County Planning and Zoning Commission and to rights-of-way and easements for public roads and public utilities.

Possession will be given with delivery of this deed unto Grantee(s).

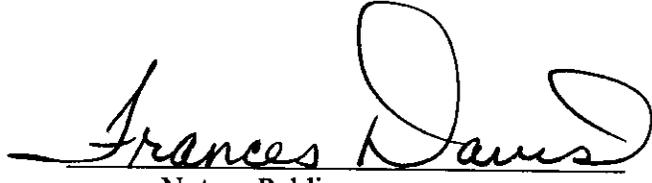
Witness my, this the 30th day of March, 2012.


Steve Thomas McCullough, Executor for the Estate of
Sam Thomas McCullough also known as S. T.
McCullough, Grantor

STATE OF MISSISSIPPI

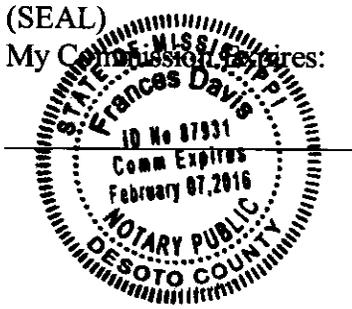
COUNTY OF DESOTO

Personally appeared before me, the undersigned authority in and for said county and state, on this the 30th day of March, 2012, within my jurisdiction, the within named Steve Thomas McCullough, Executor of the Estate of S. T. McCullough, who acknowledged that he executed the above and foregoing instrument.


Notary Public

(SEAL)

My Commission Expires:



No title work done and none requested

IN THE CHANCERY COURT OF DESOTO COUNTY, MISSISSIPPI

ESTATE OF SAM THOMAS MCCULLOUGH, DECEASED TESTATOR

VS.

CAUSE #: 11-03-0483 (PL)

STEVE THOMAS MCCULLOUGH,

EXECUTOR

**ORDER GRANTING AUTHORITY TO CONVEY
REAL PROPERTY LOCATED AT 2925 DEVON CIRCLE,
HORN LAKE, DESOTO COUNTY, MISSISSIPPI TO
BRAD McCULLOUGH FOR HIS INTEREST IN THE
ESTATE OF SAM THOMAS McCULLOUGH, DECEASED**

Coming on to be heard this day, the Petitioner, Steve Thomas McCullough, Executor of the Estate of Sam Thomas McCullough, Deceased, for an Order of this Court granting authority to the Executor to convey real estate as set out herein, and the Court finds the following facts, to-wit:

1.

Sam Thomas McCullough, Deceased died on the 21st day of September, 2010 leaving a Last Will and Testament naming the Petitioner, Steve Thomas McCullough, as the Executor of the decedent's estate. Said Will was duly admitted to probate on the 8th day of March, 2011 and Letters Testamentary were duly issued to Steve Thomas McCullough on the 9th day of March, 2011.

2.

Due notice to creditors was published for three (3) consecutive weeks in the DeSoto Times Tribune giving notice to all persons having claims against said Estate to present the same to the Clerk of this Court for probate and registration which notice was published on March 10, 2011; March 17, 2011; and March 24, 2011.

3.

Part of the Estate of decedent is real estate owned by him at his death located at 2904 Normand Drive, Horn Lake, DeSoto County, Mississippi which this Court granted authority to sell

for the sum of \$35,000.00 and the Court approved the sale of the Normandy Drive property by the Estate for the sum of \$35,000.00 which is being held in escrow in the amount of \$35,000.00 to be held in the H. R. Garner Attorney Escrow Account until further orders of the Court. That said Order Approving Sale of the Normandy Drive Property by the Estate was entered by the Court on the 3rd day of January, 2012. That the decedent also owned at the time of his death, a house and lot located at 2925 Devon Circle, Horn Lake, DeSoto County, Mississippi having appraised value pursuant to the appraisal made by William N. Sexton, Bill Sexton Realty and Appraisals, 7028 Flower Creek Drive, Southaven, DeSoto County, Mississippi, on July 12, 2011 of a fair market value of \$25,000.00. That also remaining in the Estate was real property owned by the deceased at the time of his death being a house and lot located at 1735 Brown Cove, Southaven, DeSoto County, Mississippi having appraised value pursuant to the appraisal made by William N. Sexton, Bill Sexton Realty and Appraisals, 7028 Flower Creek Drive, Southaven, DeSoto County, Mississippi, on July 12, 2011 of a fair market value of \$46,500.00.

4.

That Brad McCullough, one of the heirs at law of Sam Thomas McCullough, Deceased, has offered to accept the house and lot located at 2925 Devon Circle, Horn Lake, DeSoto County, Mississippi having appraised value pursuant to the appraisal made by William N. Sexton, Bill Sexton Realty and Appraisals, 7028 Flower Creek Drive, Southaven, DeSoto County, Mississippi, on July 12, 2011 of a fair market value of \$25,000.00, as his portion of the Estate of the Deceased, Sam Thomas McCullough.

5.

That all other heirs consisting of Amanda Smith, Individually and as Next Friend and Natural Mother of Garrett Smith, a Minor Child; Steve Thomas McCullough; Karl McCullough; as well as

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Brad McCullough, have agreed and have executed Affidavits, Joinder and Waiver of their entry and consent to the conveyance.

6.

Executor be and is hereby granted authority of this Court to convey the house and lot located at 2925 Devon Circle, Horn Lake, DeSoto County, Mississippi having appraised value pursuant to the appraisal made by William N. Sexton, Bill Sexton Realty and Appraisals, 7028 Flower Creek Drive, Southaven, DeSoto County, Mississippi, on July 12, 2011 of a fair market value of \$25,000.00, and the approval as his full and final settlement of his interest in the Estate of Sam Thomas McCullough, Deceased.

7.

Executor is granted authority of this Court to convey to Brad McCullough the house and lot located at 2925 Devon Circle, Horn Lake, DeSoto County, Mississippi having appraised value pursuant to the appraisal made by William N. Sexton, Bill Sexton Realty and Appraisals, 7028 Flower Creek Drive, Southaven, DeSoto County, Mississippi, on July 12, 2011 of a fair market value of \$25,000.00, as his full and final settlement of his interest in the Estate of Sam Thomas McCullough, Deceased. The real property being described and located as:

Lot 473, Section B, South ½ and Section East of Cow Pen Creek, DeSoto Village, in Section 34, Township 1 South, Range 8 West, DeSoto County, Mississippi, as shown by the plat appearing of record in Plat Book 8, Pages 16-21, in the office of the Chancery Clerk of DeSoto County, Mississippi.

This is the same property conveyed to S. T. McCullough from Sue W. McCullough by virtue of a Quitclaim Deed executed on the 14th day of May, 1985 and filed for record on the 22nd day of May, 1985 at 9:35 a.m. and recorded in Book 178, page 298 in the office of the Chancery Clerk of DeSoto County, Mississippi.

This being the house and lot located at 2925 Devon Circle, Horn Lake, DeSoto County, Mississippi.

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All of the heirs of the decedent have signed a Waiver of Service of Process as Joinder approving their transfer of the property and that pursuant to 91-7-205 of the Mississippi Code Annotated (1972, as amended), the Court does hereby waive the posting of a bond.

IT IS THEREFORE ORDERED, ADJUDGED AND DECREED that Steve Thomas McCullough, as the Executor of the Estate of Sam Thomas McCullough, Deceased, is granted the authority to do all things necessary to consummate the transfer of the real estate located at 2925 Devon Circle, Horn Lake, DeSoto County, Mississippi under the terms set forth in this Order including but not limited to, the execution of the Quit Claim Deed, confirmation or other requirement of reporting to this Court upon terms as the Executor deems best to consummate the transfer of said property.

ORDERED, ADJUDGED AND DECREED this the 29th day of March, 2012.

/s/ Percy L. Lynchard, Jr.
CHANCELLOR

Prepared and Presented By:
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