

Prepared by:
Joe McIlvain
P.O. Box 1248
Olive Branch, MS 38654
901-497-7711/901-525-5111
Mississippi Bar #100294

(enw) Return to:
Title and Escrow Services, Inc.
1669 Kirby Parkway, Suite 100
Memphis, TN 38120
901-753-6030

Grantor(s) Name and Address:
Tim R. O'Heron, Trustee of the
Thomas E. O'Heron, Sr. Irrevocable
Trust, dated September 26, 2011
2932 Forest Edge Drive
Lakeland, TN 38002
Home Phone: 901-481-5322
Work Phone: 901 870-4344

Grantee(s) Name and Address:
Thomas G. Bowie
8106 Hunter's Creek
Olive Branch, MS 38654
Home Phone: 662-895-3430
Cell ~~XXXX~~ Work Phone: 901-270-7610

WARRANTY DEED

Tim R. O'Heron, Trustee of the Thomas E. O'Heron, Sr.
Irrevocable Trust, dated September 26, 2011
Thomas G. Bowie, married

GRANTOR(S)
GRANTEE(S)

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, I, **Tim R. O'Heron, Trustee of the Thomas E. O'Heron, Sr. Irrevocable Trust, dated September 26, 2011**, do hereby sell, convey and warrant unto **Thomas G. Bowie, married**, the land lying and being situated in DeSoto County, Mississippi described as follows, to-wit:

Lot 437, Section C, Eastover Subdivision, located in Section 29, Township 1 South, Range 6 West, DeSoto County, Mississippi, as shown on plat of record in Plat Book 12, Page 39, in the Chancery Clerk's Office of DeSoto County, Mississippi.

Indexing Instructions: Section 29 Township 1 South, Range 6 West, DeSoto County, Mississippi.

Parcel I.D.: 1069-29070-00437.00
Property Address: 7427 Kingcrest Cove, Olive Branch, MS 38654

This being the same property conveyed to the Thomas E. O'Heron, Sr. Irrevocable Trust, Tim R. O'Heron and Vicki O. Miller, Trustees by Quit Claim Deed of record in Book 666, Page 654, in the Office of the Chancery Clerk of DeSoto County, Mississippi. Vicki O. Miller subsequently died in Memphis, Tennessee, on May 20, 2012. Tim R. O'Heron is conveying the property pursuant to the terms of the Thomas E. O'Heron, Sr. Irrevocable Trust.

The conveyance herein made is subject to subdivision restrictions, building line and easements of record in Plat Book 12, Page 39; amendment to subdivision restrictions of record in Plat Book 43, Page 125 and Plat Book 123, Page 3, as well as 2012 City of Olive Branch and DeSoto County taxes, not yet due and payable, which grantee herein assumes and agrees to pay. It is agreed and understood that taxes are to be prorated for the year 2012, and possession is given upon delivery of this Deed.

To Have and to Hold the aforesaid real estate together with all the appurtenances and hereditaments thereunto belong or in any wise appertaining unto the said grantee, his/her heirs or successors and assigns in fee simple forever.

The said grantor does hereby covenant with the said grantee that he/she is lawfully seized in fee of the aforescribed real estate, that he/she has a good right to sell and convey the same; and that the title and quiet possession thereto he/she will warrant and forever defend against the lawful claims of all persons.

WITNESS THE SIGNATURE(S) of the Grantor, this 15 day of October, 2012.

Tim R. O'Heron

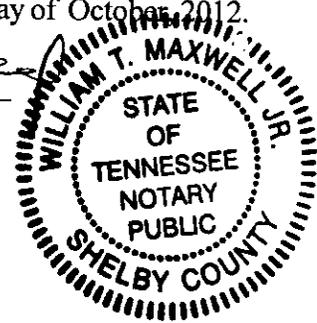
Tim R. O'Heron, Trustee of the Thomas E. O'Heron, Sr. Irrevocable Trust, dated September 26, 2011

**STATE OF TENNESSEE
COUNTY OF SHELBY**

Personally appeared before me, the undersigned authority in and for said County and State, within my jurisdiction, the within named **Tim R. O'Heron, Trustee of the Thomas E. O'Heron, Sr. Irrevocable Trust, dated September 26, 2011**, who acknowledged that he signed, sealed and delivered the above and foregoing Warranty Deed as his free and voluntary act and deed and for the purposes herein expressed.

Given under my hand and official seal of this office, this 15th day of October, 2012.

William T. Maxwell Jr.
Notary Public



My Commission Expires:
5-12-16