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1/23/13 11:09:16  
DK W BK 698 PG 792  
DESOTO COUNTY, MS  
W.E. DAVIS, CH CLERK

Prepared by:  
Morris & Associates  
2309 Oliver Road  
Monroe, LA 71201  
Phone: 318-330-9020  
Emily Kaye Courteau Bar# 100570

PREPARED BY AND RETURN TO  
**REALTY TITLE**  
2306 East Parkway  
Hernando, MS 38832  
(662) 428-8880 FAX (662) 428-5180

Return to:  
Morris & Associates  
2309 Oliver Road  
Monroe, LA 71201  
Phone: 318-330-9020

STATE OF MISSISSIPPI  
COUNTY OF DeSoto

**SPECIAL WARRANTY DEED**

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), and other good and valuable consideration, the undersigned, grantor (s) **Federal National Mortgage Association** do hereby convey, and warrant specially unto grantee (s) **Nancy Wilson Hatcher** the following described property situated in **DeSoto County, Mississippi**, to-wit;

**SEE ATTACHMENT EXHIBIT "A"**

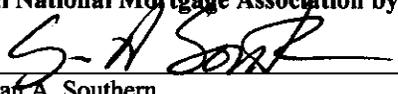
**INDEXING INSTRUCTIONS:** Lot 6, Green River Estates SD, in Sec. 4, T3S, R9W, plat book 16, page 16, DeSoto Co., MS

City, County, and State ad valorem taxes for the year 2013 are to be pro-rated as of the date of delivery of this deed. The above warranty and this conveyance are made subject to any and all valid and outstanding oil, gas, and mineral leases, exceptions, reservations and conveyances. The above warranty and this conveyance is made subject to any and all easements for public utilities as presently laid out, constructed or in use.

Grantee herein shall be prohibited from conveying captioned property for a sales price of greater than **\$149,880.00** for a period of 3 months from the date of the recording of this deed. Grantee shall also be prohibited from encumbering subject property with a security interest in the principal amount of greater than **\$149,880.00** for a period of 3 months from the date of the recording of this deed. These restrictions shall run with the land and are not personal to grantee. This restriction shall terminate immediately upon conveyance at any foreclosure sale related to a mortgage or deed of trust.

WITNESS MY SIGNATURE, this the 8 day of January, 2013.

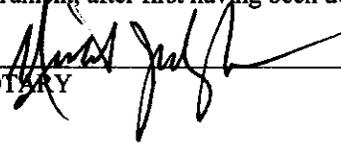
**Federal National Mortgage Association by Its Attorney-In-Fact, Morris and Associates**



BY: Sean A. Southern  
Title: Associate Attorney

STATE OF LOUISIANA  
PARISH OF OUACHITA

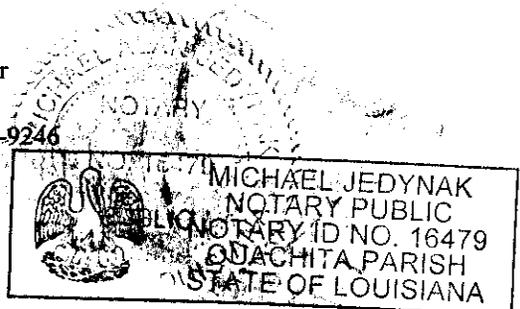
PERSONALLY CAME AND APPEARED BEFORE ME, the undersigned authority in and for the aforesaid jurisdiction, on this, the 8 day of January, 2013, within my jurisdiction, the within name Sean A. Southern who acknowledge that he/she is an associate attorney of **Morris and Associates** a corporation which is the Attorney in Fact for **Federal National Mortgage Association** a corporation, and that for and on behalf of the said **Morris and Associates** in its representative capacity as Attorney in Fact for **Federal National Mortgage Association** that he/she executed the above and foregoing instrument, after first having been duly authorized so to do.

  
NOTARY  
MY COMMISSION EXPIRES (SEAL)

GRANTOR:  
**Federal National Mortgage Association**  
2309 Oliver Road  
Monroe, LA 71201  
318-330-9020  
R12-1595 / bjm

GRANTEE:  
Nancy Wilson Hatcher  
4936 Alden Cove  
Horn Lake MS 38637-9246  
901-485-5314

NA



## **EXHIBIT "A"**

### **LEGAL DESCRIPTION:**

The following real property situate in County of DeSoto and State of Mississippi, described as follows: Lot 6, Green River Estates Subdivision, situated in Section 4, T3S, R9W, as shown on Plat Record in Plat Book 16, Page 16 in the Chancery Clerk's Office of DeSoto County, Mississippi.

### **INDEXING INSTRUCTIONS:**

Lot 6, Green River Estates SD, in Sec. 4, T3S, R9W, plat book 16, page 16, DeSoto Co., MS

10/10/12 10:29:01  
OK P BK 155 PG 490  
DESOUD COUNTY, MS  
W.E. DAVIS, CH CLERK



201217698 3 PGS

OFFICIAL RECORDS JACKSON COUNTY  
Terry Miller  
CHANCERY CLERK  
RECORDING FEE: \$12.00  
#201217698 BK: 1690 PG: 820-822  
10/26/2012 02:23 PM 3 PGS  
STEER, DC Rcpt#014340

**LIMITED POWER OF ATTORNEY TO EXECUTE DOCUMENTS**

**FEDERAL NATIONAL MORTGAGE ASSOCIATION A/K/A FANNIE MAE**, a corporation organized and existing under the laws of the United States of America, having an office for the conduct of business at 14221 Dallas Parkway, Suite 1000, Dallas, Texas 75254, constitutes and appoints John C. Morris, III d/b/a Morris & Associates, a sole proprietorship, with an office for the conduct of business at 2309 Oliver Road, Monroe, Louisiana 71201, and its Attorneys as identified on Exhibit "A", as its true and lawful Attorney-in-Fact, and in its name, place, and stead and for its use and benefits, to do all things, execute, endorse, and acknowledge all documents customary and reasonably necessary and appropriate for the escrow or closing of sales and the conveyance of real properties owned by Fannie Mae in the State of Mississippi. Such powers shall include, but are not limited to, the following:

318-330-9020

1. Deeds transferring the real property and improvements owned by Fannie Mae;
2. Settlement/Closing Statements;
3. Affidavits and Indemnifications as to Debts and Liens;
4. Tax Proration Agreements;
5. Seller's Affidavits and Agreements;
6. Errors and Omissions Correction Agreements; and
7. Execution of any other approved document as directed by Fannie Mae.

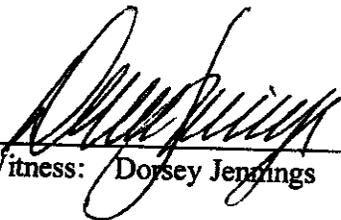
Grantees -  
Emily Kaye Courteau  
Michael Jedynak  
John C. Morris, IV  
Sean A. Southern

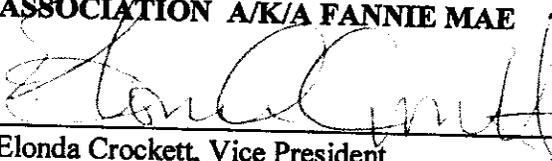
LIMITED POWER OF ATTORNEY TO EXECUTE DOCUMENTS

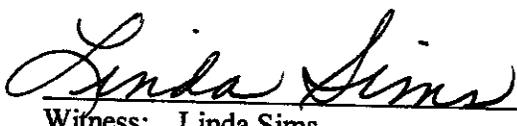
The rights, powers, and authority of the Attorney-in-Fact to exercise the rights and powers herein granted shall commence and be in full force and effect until the first to occur of the following:

1. December 31, 2013; or
2. the execution and recording of a Termination of Limited Power of Attorney by Fannie Mae of such rights, powers, and authority.

EXECUTED this 4<sup>th</sup> day of October, 2012.

  
 Witness: Dorsey Jennings

**FEDERAL NATIONAL MORTGAGE ASSOCIATION A/K/A FANNIE MAE**  
  
 Elonda Crockett, Vice President

  
 Witness: Linda Sims

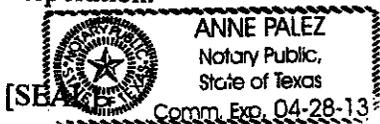
ATTEST:  [SEAL]  
 Diane Sanders, Assistant Secretary

**ACKNOWLEDGMENT**

STATE OF TEXAS

COUNTY OF DALLAS

On this 4<sup>th</sup> day of October, 2012 before me appeared Elonda Crockett and Diane Sanders, to me personally known, whose names are subscribed to the foregoing instrument and who, being by me duly sworn, did say that they are, respectively, the Vice President and Assistant Secretary of Federal National Mortgage Association, a/k/a Fannie Mae, a corporation organized and existing under the laws of the United States, having its principal office in the City of Washington, District of Columbia, and that the seal affixed to said instrument is the corporate seal of said corporation by authority of its board of directors, and said Vice President and Assistant Secretary acknowledged said instrument to be the free act and deed of said corporation.



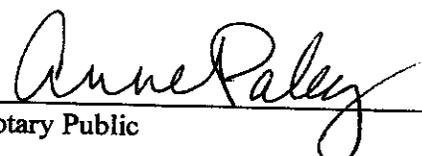
  
 Notary Public

EXHIBIT "A"

The attorneys employed by John C. Morris, III d/b/a Morris & Associates are as follows:

Emily Kaye Courteau  
Michael Jedyak  
John C. Morris, IV  
Sean A. Southern