

C

STATE OF MISSISSIPPI  
COUNTY OF MADISON

BOOK 212 PAGE 301

INDEXED  
01153

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, the undersigned, ANNANDALE DEVELOPMENT COMPANY, a Delaware corporation authorized to do business in the State of Mississippi, does hereby sell, convey, and warrant unto AUBREY O'NEAL CLEMENT and MILTON E. TROWBRIDGE, SR., ~~as joint tenants with full rights of survivorship, and not as tenants~~ in common, the following described land and property situated in Madison County, Mississippi, more particularly described as follows, to-wit:

*any  
2/15/01*

Lots 15, 16, and 17, ANNANDALE PART A1, a subdivision according to the map or plat thereof which is on file and of record in the office of the Chancery Clerk of Madison County at Canton, Mississippi in Plat Cabinet B at Slide 87 reference to which map or plat is hereby made in aid of and as a part of this description.

This conveyance is subject to any and all zoning ordinances, subdivision regulations, easements, dedications, rights-of-way, mineral reservations and mineral conveyances of record pertaining to or affecting the herein described property.

This conveyance is subject to that certain Declaration of Covenants, Conditions, and Restrictions for Annandale now on record in Book 580 at Page 1 in the office of the aforesaid Chancery Clerk.

This conveyance is subject to that certain Supplementary Declaration of Covenants and Restrictions for Annandale Part A1 which is now on record in Book 580 at Page 57 in the office of the aforesaid Chancery Clerk.

It is understood and agreed between Grantor and Grantees that the above described lots shall constitute one lot as defined and declared in Article I Section I (e) of the Declaration

of Covenants, Conditions, and Restrictions hereinbefore described.

In addition to the aforesaid Declaration of Covenants, Conditions, and Restrictions and those Supplementary Declaration of Covenants and Restrictions, there shall further be the covenants, conditions, and restrictions that any dwelling built on the above described lot shall contain no less than 2400 square feet of heated and cooled floor space, exclusive of open porches and garages. No dwelling shall be built on the above described lot any closer than 40 feet to the front lot line. No dwelling shall be built any closer than 20 feet to any side lot line. No dwelling shall be built any closer than 40 feet to any rear lot line. These covenants, conditions, and restrictions shall run with the land and shall be binding upon the Grantee(s) and their successors in title for a term of thirty (30) years from the date of the recordation of this conveyance after which term the said covenants and restrictions shall be automatically extended for successive periods of ten (10) years each, unless terminated at the end of any such period by an instrument executed and acknowledged within sixty (60) days preceding the end of such period by the Owner and by the Annandale Property Owners' Association, Inc., acting through its Board of Directors.

The advalorem taxes for the current year on the herein conveyed property shall be prorated between Grantor and Grantee(s) as of the date of this conveyance.

WITNESS OUR SIGNATURES, this the 28<sup>th</sup> day of \_\_\_\_\_

January, 1986.

ANNANDALE DEVELOPMENT COMPANY

BY: Robert P. Lawrence  
VICE PRESIDENT

ATTEST:

Charles W. Reeves  
SECRETARY

BOOK 212 PAGE 302

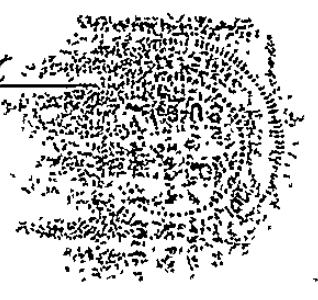
STATE OF FLORIDA  
COUNTY OF HILLSBOROUGH

THIS DAY personally came and appeared before me, the undersigned Notary Public in and for said county and state, Robert J. Lawrence, who, being by me first duly sworn, states on oath that he is the duly elected VICE-PRESIDENT OF ANNANDALE DEVELOPMENT COMPANY, and, who acknowledged to me that for and on behalf of said ANNANDALE DEVELOPMENT COMPANY, he signed and delivered the above and foregoing instrument on the day and year therein mentioned, he being first duly authorized so to do by said corporation.

REC- 323 2/23/86

GIVEN under my hand and official seal of office, this the 28<sup>th</sup> day of January, 1986.

Molly C. Lett  
NOTARY PUBLIC



My Commission Expires:  
Notary Public, State of Florida at Large  
My Commission Expires Sept. 16, 1988

STATE OF Florida  
COUNTY OF Hillsborough

THIS DAY personally came and appeared before me, the undersigned Notary Public in and for said county and state, Charles W. Reeves, who, being by me first duly sworn, states on oath that he/she is the duly elected SECRETARY of ANNANDALE DEVELOPMENT COMPANY, and, who acknowledged to me that for and on behalf of said ANNANDALE DEVELOPMENT COMPANY, he/she signed and delivered the above and foregoing instrument on the day and year therein mentioned, he/she being first duly authorized so to do by said corporation.

GIVEN under my hand and official seal of office, this the 28<sup>th</sup> day of January, 1986.

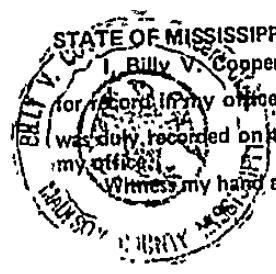
Molly C. Lett  
NOTARY PUBLIC



My Commission Expires:  
Notary Public, State of Florida at Large  
My Commission Expires Sept. 16, 1988

GRANTOR'S ADDRESS:  
Post Office Box 82010  
Tampa, Florida 33682

GRANTEE(S)' ADDRESS:  
1244 Deposit Guaranty Plaza  
JACKSON MS 39201



STATE OF MISSISSIPPI, County of Madison:  
I, Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 7 day of February, 1986, at 9:00 o'clock a M., and was duly recorded on the FEB 10 1986 day of FEB 10 1986, 1986, Book No 212 on Page 301 in my office.  
Witness my hand and seal of office, this the FEB 10 1986 day of FEB 10 1986, 1986.  
BILLY V. COOPER, Clerk  
By N. Wright, D.C.

QUIT CLAIM DEED

The State of Mississippi

County of MADISON

INDEXED

For and in consideration of the sum of Ten and more DOLLARS  
(\$ 10.00), cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, the undersigned  
John Player

do<sup>es</sup> hereby convey and quit claim unto Mr. Ted Clanton of Rte. Box 98, Canton, Mississippi, 39046

the following described property situated in Madison County, Mississippi, to wit:

Approximately one acre of land on the East side of the Natchez trace Parkway, in the West Half of the Southwest Quarter of Section 36, Township 10 North, Range 5 East, described as follows:

Begin at concrete right-of-way marker #55 which marks the East Boundary of said Natchez Trace Highway R.O.W., and also is on the West Boundary of said Section 36: thence run South 148 feet along the East Boundary of said Natchez Trace R.O.W.; thence East 17 feet to center of Gravel Country road. This is the Northwest Corner and Point of Beginning of the one acre being described; Thence East 210 feet; thence South 1° East 210 feet parallel to said Country road; thence West 210 feet to center of said road; thence North 1° West 210 feet along center of said Country Road to the point of beginning.

This is the same land surveyed by Ellis Henderson; a plat of this survey dated 1-20-86 is attached hereto and made a part hereof.

Witness my signature, this the 27<sup>th</sup> day of January, 1986.

Witnesses:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

John Player  
\_\_\_\_\_  
\_\_\_\_\_

STATE OF MISSISSIPPI

COUNTY OF Hinds

Personally appeared before me, the undersigned authority, in and for the County and State aforesaid, the within named \_\_\_\_\_

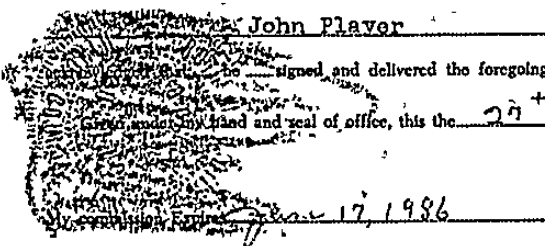
John Player, who

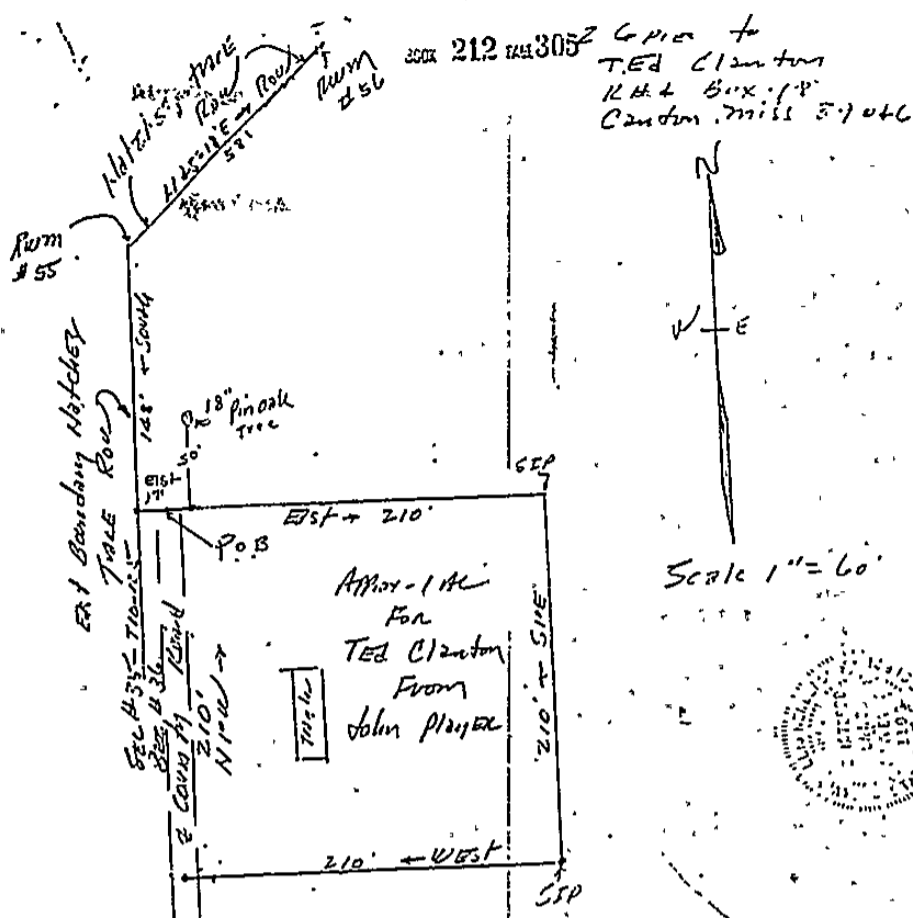
signed and delivered the foregoing instrument on the day and year therein mentioned.

Witness my hand and seal of office, this the 27<sup>th</sup> day of January, A. D., 1986

Paul H. Martin

Notary Public





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 G.P. & T. Ed Clanton  
 R.H. & Box 118  
 Canton, Miss 39046



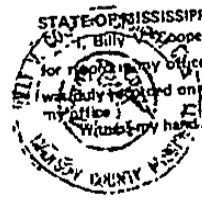
Scale 1" = 60'



State of Mississippi  
 County of Madison  
 Community of Farmington

Approximately one Acre of land on East side of Hatches Tale Parkway in W 1/2 of SW 1/4 Section 436-TALE ROAD now owned by John Player being sold to Ted Clanton described as follows. Begin at Concrete Right of Way Marker # 55 which marks the East boundary of said Hatches Tale Highway Road. Also is the West boundary of said Section 436, thence Run South 148' along East boundary of said Hatches Tale Road from East 17' to center of Gravel County Road then to the North West corner and point of beginning of the one Acre being described. Thence East 210' thence S 1/4 E 210' parallel to said County Road thence West 210' to center of said Road thence N 1/4 W 210' along center of said County Road to point of beginning

By Ellen D. Anderson  
 1-20-86 W# 1109



STATE OF MISSISSIPPI, County of Madison.  
 I, Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 17th day of February, 1986, at 10:00 o'clock a.m., and was duly recorded on the day of FEB. 17, 1986, 1986, Book No 212 on Page 304. In witness whereof, I have hereunto set my hand and seal of office, this 17th day of FEB. 17, 1986, 1986.  
 BILLY V. COOPER, Clerk  
 By: [Signature] D.C.

RELEASE FROM DELINQUENT TAX SALE INDEXED No 01158 7752  
(INDIVIDUAL)  
DELINQUENT TAX SALE  
STATE OF MISSISSIPPI, COUNTY OF MADISON

Redeemed Under H.B. 547  
Approved April 2, 1932

I, Billy V. Cooper, the undersigned Chancery Clerk in and for the County and State aforesaid, having this day received from

Mrs. W.W. Ford, Jr.  
the sum of Five hundred seventy four and 76/100 DOLLARS (\$ 574.76)  
being the amount necessary to redeem the following described land in said County and State, to-wit:

DESCRIPTION OF LAND	SEC.	TWP	RANGE	ACRES
4.8 a front 35 ft on E/S of old center Rd in n 1/2 S 2W 4E DB 130-54 BB 49-59	33	2	22	

Which said land assessed to Mrs. William W. Ford, Jr. and sold on the  
26 day of Aug 19 86 to Greg Merritt for  
taxes thereon for the year 19 84 do hereby release said land from all claim or title of said purchaser on account of said sale.

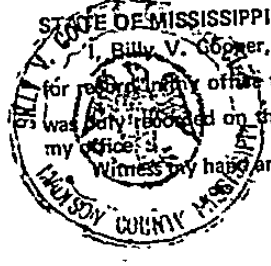
IN WITNESS WHEREOF, I have hereunto set my signature and the seal of said office on this the 7th day of  
Feb 19 86 Billy V. Cooper, Chancery Clerk.  
(SEAL) By D. Wright D.C.

STATEMENT OF TAXES AND CHARGES

- (1) State and County Tax Sold for (Exclusive of damages, penalties, fees) \$ 472.41
- (2) Interest \$ 23.62
- (3) Tax Collector's 2% Damages (House Bill No. 14, Session 1932) \$ 9.45
- (4) Tax Collector Advertising - Selling each separate described subdivision as set out on assessment roll. \$ 1.25
- \$1.00 plus 25cents for each separate described subdivision \$ 3.00
- (5) Printer's Fee for Advertising each separate subdivision \$ 2.5
- (6) Clerk's Fee for recording 10cents and indexing 15cents each subdivision. Total 25cents each subdivision \$ 1.00
- (7) Tax Collector - For each conveyance of lands sold to individuals \$1.00 \$ 511.01
- (8) TOTAL TAXES AND COSTS AFTER SALE BY TAX COLLECTOR \$ 23.62
- (9) 5% Damages on TAXES ONLY. (See Item 1)
- (10) 1% Damages per month or fraction on 84 taxes and costs (Item 8) Taxes and costs only 6 Months \$ 30.66
- (11) Fee for recording redemption 25cents each subdivision \$ 52
- (12) Fee for indexing redemption 15cents for each separate subdivision \$ 30
- (13) Fee for executing release on redemption \$ 1.00
- (14) Fee for Publication (Sec. 27-43-3 as amended by Chapter 375, House Bill No. 457.) \$ 2.00
- (15) Fee for issuing Notice to Owner, each \$
- (16) Fee Notice to Lienors @ \$2.50 each \$1.00 \$
- (17) Fee for mailing Notice to Owner \$4.00 \$
- (18) Sheriff's fee for executing Notice on Owner if Resident \$
- TOTAL \$ 567.09
- (19) 1% on Total for Clerk to Redeem \$ 5.67
- (20) GRAND TOTAL TO REDEEM from sale covering 19 84 taxes and to pay accrued taxes as shown above \$ 572.76

Excess bid at tax sale \$ 574.76  
Greg Merritt 565.29  
Chas R. F. 7.47  
2.00  
574.76

STATE OF MISSISSIPPI, County of Madison:  
I, Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed  
for recording in my office this 7 day of February, 1986, at 10:50 clock AM, and  
was duly recorded on the 7 day of FEB 10, 1986, 19....., Book No 212 on Page 306. in  
my office.  
Witness my hand and seal of office, this the ..... of ..... FEB 10 1986, 19.....  
BILLY V. COOPER, Clerk  
By D. Wright D.C.




FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, I, the undersigned MARY B. BONEY, Executrix of the Last Will and Testament of J. D. BONEY, JR., Deceased, recorded in the office of the Chancery Clerk of Madison County, at Canton, Mississippi, Probate No. 27464, do hereby sell, convey and warranty unto MARY B. BONEY, the following described land and property located and situated in the County of Madison, State of Mississippi, to-wit:

Beginning at the Northwest corner of the NW 1/4 of the NW 1/4 Section 1, T7N, R2E, and run thence West 40 feet to the East right of way line of the county road, thence run North along said right of way line 675 feet to an iron pin, thence run East 325 feet to an iron pin, thence run South 670 feet to an iron pin, thence run West 291 feet to the point of beginning; said tract being situated in the NW 1/4 of the NW 1/4 of Section 1 and in the NE 1/4 of the NE 1/4 of Section 2, T7N, R2E, according to map or plat thereof on file in the office of the Chancery Clerk of Madison County, Mississippi.

Ad valorem taxes covering the above described property for 1986 are to be pro-rated.

This conveyance is subject to all mineral reservations, easements and restrictive covenants affecting the above described property.

WITNESS MY SIGNATURE, This, The 13<sup>th</sup> day of January, 1986.

  
 MARY B. BONEY  
 EXECUTRIX FOR THE ESTATE OF J. D.  
 BONEY

STATE OF MISSISSIPPI  
 COUNTY OF HINDS

Personally appeared before me, the undersigned authority, in and for the jurisdiction aforesaid, the within named MARY B. BONEY who acknowledged that she signed and delivered the foregoing instrument on the day and year therein mentioned.

Given under my hand and official seal of office, on  
This, The 13 day of January, 1986.

*Aleman M. Mason*  
NOTARY PUBLIC

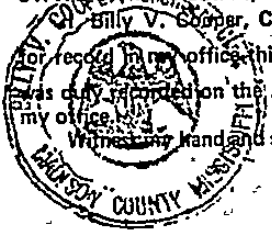
MY COMMISSION EXPIRES:

8-15-89



STATE OF MISSISSIPPI, County of Madison:

Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed  
for record in my office, this 7 day of February, 1986, at 11:10 o'clock a. M., and  
was duly recorded on the FEB 10 1986 day of FEB 10 1986, 19....., Book No 212 on Page 307 in  
my office.



Witness my hand and seal of office, this the ..... of ..... 19.....

BILLY V. COOPER, Clerk

By *B. V. Cooper*....., D.C.



RELEASE FROM DELINQUENT TAX SALE (INDIVIDUAL) DELINQUENT TAX SALE STATE OF MISSISSIPPI, COUNTY OF MADISON

Repealed Under H.B. 447 Approved April 2, 1932

I, Billy V. Cooper, the undersigned Chancery Clerk in and for the County and State aforesaid, having this day received from

Center Exchange Bank the sum of thirty five and 10/100 DOLLARS (\$35.50) being the amount necessary to redeem the following described land in said County and State, to-wit

Table with 5 columns: DESCRIPTION OF LAND, SEC., TWP, RANGE, ACRES. Row 1: 49 a in SW 1/4 between RR & Pub Rd, 6, 9, 3, 4.9. Row 2: AB 157-281

Which said land assessed to G.M. Case and sold on the 26th day of August 1985 to Bradley Williamson for taxes thereon for the year 1984, do hereby release said land from all claim or title of said purchaser on account of said sale

IN WITNESS WHEREOF, I have hereunto set my signature and the seal of said office on this the 7th day of February 1986 Billy V. Cooper, Chancery Clerk

(SEAL) By N. Wright D.C.

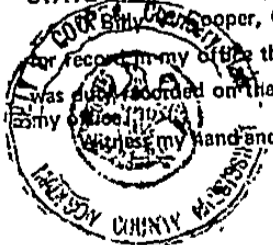
STATEMENT OF TAXES AND CHARGES

- (1) State and County Tax Sold for (Exclusive of damages, penalties, fees) \$6.29
(2) Interest \$31
(3) Tax Collector's 2% Damages (House Bill No. 14, Session 1932) \$13
(4) Tax Collector Advertising --Selling each separate described subdivision as set out on assessment roll. \$1.25
S1.00 plus 25cents for each separate described subdivision \$3.00
(5) Printer's Fee for Advertising each separate subdivision \$1.00 each \$2.5
(6) Clerk's Fee for recording 10cents and indexing 15cents each subdivision Total 25cents each subdivision \$2.5
(7) Tax Collector--For each conveyance of lands sold to Individuals \$1.00 \$1.00
(8) TOTAL TAXES AND COSTS AFTER SALE BY TAX COLLECTOR \$12.23
(9) 5% Damages on TAXES ONLY. (See Item 1) \$31
(10) 1% Damages per month or fraction on 1984 taxes and costs (Item 8 --Taxes and costs only) 6 Months \$73
(11) Fee for recording redemption 25cents each subdivision \$1.00
(12) Fee for indexing redemption 15cents for each separate subdivision \$60
(13) Fee for executing release on redemption \$1.00
(14) Fee for Publication (Sec. 27-43 3 as amended by Chapter 375, House Bill, No. 457.) \$
(15) Fee for issuing Notice to Owner, each \$2.00 \$
(16) Fee Notice to Lienors @ \$2.50 each \$
(17) Fee for mailing Notice to Owner \$1.00 \$
(18) Sheriff's fee for executing Notice on Owner if Resident \$4.00 \$
TOTAL \$14.67
(19) 1% on Total for Clerk to Redeem \$15
(20) GRAND TOTAL TO REDEEM from sale covering 1984 taxes and to pay accrued taxes as shown above \$14.82
Excess bid at tax sale \$ Bradley Williamson 13.27
Clerk 1.55
R.F. 2.00
16.82

White - Your Invoice Pink - Return with your remittance Canary - Office Copy

STATE OF MISSISSIPPI, County of Madison:

Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 7th day of February 1986 at 11:30'clock A.M., and was duly recorded on the 7th day of FEB. 10 1986, 19....., Book No. 212 on Page 309 in my office.



BILLY V. COOPER, Clerk By N. Wright D.C.

RELEASE FROM DELINQUENT TAX SALE  
(INDIVIDUAL)  
DELINQUENT TAX SALE  
STATE OF MISSISSIPPI, COUNTY OF MADISON

No 7754

INDEXED

Redeemed Under H.B. 547  
Approved April 2, 1932

I, Billy V. Cooper, the undersigned Chancery Clerk in and for the County and State aforesaid, having this day received from

Center of Change Bank  
the sum of eighteen & 72/100 DOLLARS (\$ 18.72)  
being the amount necessary to redeem the following described land in said County and State, to-wit:

DESCRIPTION OF LAND	SEC.	TWP	RANGE	ACRES
<u>5/4 ac in SW 1/4 between</u>	<u>6</u>	<u>9</u>	<u>3</u>	
<u>RR &amp; Park Rd</u>				
<u>Less lot 10.04 ft</u>				
<u>Vac B-157-281</u>				

Which said land assessed to J.M. Case and sold on the  
17 day of Sept 1984 to Tommy McCallough for  
taxes thereon for the year 1983, do hereby release said land from all claim or title of said purchaser on account of said sale.

IN WITNESS WHEREOF, I have hereunto set my signature and the seal of said office on this the 7 day of  
Feb 1986 Billy V. Cooper, Chancery Clerk.

(SEAL) By D. Wright D.C.

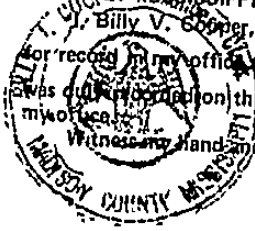
STATEMENT OF TAXES AND CHARGES

- (1) State and County Tax Sold for (Exclusive of damages, penalties, fees) \$ 5.21
- (2) Interest \$ .42
- (3) Tax Collector's 2% Damages (House Bill No. 14, Session 1932) \$ .10
- (4) Tax Collector Advertising—Selling each separate described subdivision as set out on assessment roll.  
\$1.00 plus 25cents for each separate described subdivision \$ 1.25
- (5) Printer's Fee for Advertising each separate subdivision \$1.00 each \$ 4.50
- (6) Clerk's Fee for recording 10cents and indexing 15cents each subdivision. Total 25cents each subdivision \$ .25
- (7) Tax Collector—For each conveyance of lands sold to individuals \$1.00 \$ 1.00
- (8) TOTAL TAXES AND COSTS AFTER SALE BY TAX COLLECTOR \$ 12.73
- (9) 5% Damages on TAXES ONLY. (See Item 1) \$ .26
- (10) 1% Damages per month or fraction on 1983 taxes and costs (Item 8—Taxes and costs only) 17 Months \$ 2.16
- (11) Fee for recording redemption 25cents each subdivision \$ 1.00
- (12) Fee for indexing redemption 15cents for each separate subdivision \$ .60
- (13) Fee for executing release on redemption \$ 1.00
- (14) Fee for Publication (Sec. 27-43-3 as amended by Chapter 375, House Bill No. 457.) \$
- (15) Fee for issuing Notice to Owner, each \$2.00 \$
- (16) Fee Notice to Lienors @ \$2.50 each \$
- (17) Fee for mailing Notice to Owner \$1.00 \$
- (18) Sheriff's fee for executing Notice on Owner if Resident \$4.00 \$
- TOTAL \$ 16.55
- (19) 1% on Total for Clerk to Redeem \$ .17
- (20) GRAND TOTAL TO REDEEM from sale covering 1983 taxes and to pay accrued taxes as shown above \$ 16.72

Excess bid at tax sale \$ 18.72  
Tommy McCallough 15.15  
Cash 1.57  
R.F. 2.00  
18.72

White - Your Invoice  
Pink - Return with your remittance  
Canary - Office Copy

STATE OF MISSISSIPPI, County of Madison:  
Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed  
for record in my office this 7 day of February, 1986, at 11:30 o'clock A M, and  
was duly recorded on this 7 day of FEB 10 1986, 1986, Book No 212 on Page 310 in  
my office.  
Witness my hand and seal of office, this the 7 day of FEB 10 1986, 1986  
BILLY V. COOPER, Clerk  
By D. Wright D.C.



WARRANTY DEED

For and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, we, THOMAS DAVID PAINE and SHARON FREEMAN PAINE, husband and wife, do hereby convey and warrant unto CHARLES D. PAINE and CATHERINE BONDY PAINE, husband and wife, as joint tenants with right of survivorship and not as tenants in common, all of our right, title and interest in and to the following described property lying and being situated in the County of Madison, State of Mississippi, to-wit:

Lots 12 and 15 of Annandale North Subdivision, a subdivision as shown by map or plat thereof on file and of record in the Office of the Chancery Clerk of Madison County, Mississippi, in Plat Book 6 at Page 6 thereof.

This conveyance is made subject to all outstanding oil, gas and other mineral interests which have heretofore been excepted or conveyed by prior owners; Madison County Zoning and Subdivision Regulation Ordinances; restrictive and protective covenants of record and easements of record.

WITNESS our signatures, this the 17 day of January, 1986.

Thomas D Paine
Thomas David Paine

Sharon Freeman Paine
Sharon Freeman Paine

STATE OF MISSISSIPPI
COUNTY OF Hinds

Personally appeared before me, the undersigned authority in and for the aforementioned jurisdiction, the within named THOMAS DAVID PAINE and SHARON FREEMAN PAINE, husband and wife, who each acknowledged that they signed and delivered the above and foregoing instrument on the day and year therein mentioned.

Given under my hand and official seal this the 17th day of January, 1986.



James J. Seal
Notary Public

My commission expires:

STATE OF MISSISSIPPI, County of Madison:

I, Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office on this 10 day of February, 1986, at 9:00 o'clock a.m., and was duly recorded on the 14 day of FEB 14 1986, 19... Book No. 212 on Page 311 in my office.

Witness my hand and seal of office, this the... of... 19... FEB 14 1986 BILLY V. COOPER, Clerk By... Wright, D.C.

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01194

RELEASE FROM DELINQUENT TAX SALE  
(INDIVIDUAL)  
DELINQUENT TAX SALE  
STATE OF MISSISSIPPI, COUNTY OF MADISON

No 7755  
INDEXED  
Redeemed Under M.B. 947  
Approved April 2, 1922

I, Billy V. Cooper, the undersigned Chancery Clerk in and for the County and State aforesaid, having this day received from

Dempsey Sanders  
the sum of Thirty-two & 95/100 DOLLARS (\$ 32.95)  
being the amount necessary to redeem the following described land in said County and State, to-wit:

DESCRIPTION OF LAND	SEC.	TWP	RANGE	ACRES
<u>Brookwood 22</u>	<u>89</u>	<u>08</u>	<u>1W</u>	
<u>DB 191-257</u>				

Which said land assessed to Dunlap Sanders and sold on the 26 day of August, 1985, to Greg Merrill for taxes thereon for the year 1984, do hereby release said land from all claim or title of said purchaser on account of said sale.

IN WITNESS WHEREOF, I have hereunto set my signature and the seal of said office on this the 10th day of February, 1986 Billy V. Cooper, Chancery Clerk.

(SEAL) By [Signature] D.C.

STATEMENT OF TAXES AND CHARGES

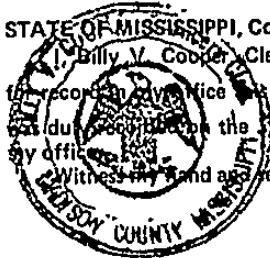
(1) State and County Tax Sold for (Exclusive of damages, penalties, fees)	\$	<u>1976</u>
(2) Interest	\$	<u>99</u>
(3) Tax Collector's 2% Damages (House Bill No. 14, Session 1932)	\$	<u>40</u>
(4) Tax Collector Advertising --Selling each separate described subdivision as set out on assessment roll, \$1.00 plus 25cents for each separate described subdivision	\$	<u>125</u>
(5) Printer's Fee for Advertising each separate subdivision \$1.00 each	\$	<u>300</u>
(6) Clerk's Fee for recording 10cents and indexing 15cents each subdivision. Total 25cents each subdivision	\$	<u>25</u>
(7) Tax Collector--For each conveyance of lands sold to individuals \$1.00	\$	<u>1.00</u>
(8) TOTAL TAXES AND COSTS AFTER SALE BY TAX COLLECTOR	\$	<u>2665</u>
(9) 5% Damages on TAXES ONLY. (See Item 1)	\$	<u>99</u>
(10) 1% Damages per month or fraction on 19 <u>84</u> taxes and costs (Item 8 --Taxes and costs only <u>Janos</u> Months	\$	<u>160</u>
(11) Fee for recording redemption 25cents each subdivision	\$	<u>25</u>
(12) Fee for indexing redemption 15cents for each separate subdivision	\$	<u>15</u>
(13) Fee for executing release on redemption	\$	<u>100</u>
(14) Fee for Publication (Sec. 27-43 3 as amended by Chapter 375, House Bill No. 457.)	\$	
(15) Fee for issuing Notice to Owner, each	\$2.00	\$
(16) Fee Notice to Lienors @ \$2.50 each	\$	\$
(17) Fee for mailing Notice to Owner	\$1.00	\$
(18) Sheriff's fee for executing Notice on Owner if Resident	\$4.00	\$
TOTAL	\$	<u>30.64</u>
(19) 1% on Total for Clerk to Redeem	\$	<u>31</u>
(20) GRAND TOTAL TO REDEEM from sale covering 19 <u>84</u> taxes and to pay accrued taxes as shown above	\$	<u>30.95</u>
		<u>2.00</u>
		<u>32.95</u>

Excess bid at tax sale \$ Greg Merrill - 2924  
171  
200  
32.95

White - Your Invoice  
Pink - Return with your remittance  
Canary - Office Copy

STATE OF MISSISSIPPI, County of Madison:

Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed at the County Clerk's Office on this 10th day of February, 1986, at 10:30 o'clock A. M., and at the County Clerk's Office on this 14th day of February, 1986, at 10:30 o'clock A. M., and by official seal of office, this the 14th day of February, 1986.



BILLY V. COOPER, Clerk

By [Signature], D.C.

BOOK 212 PL. 313

01198

INDEXED

WARRANTY DEED

We, the undersigned members of the Union Benevolent Society of Canton, Mississippi, owners of the real property described herein below, and being desirous of renewing evidence of such ownership on the public land records of Canton, Madison County, Mississippi,

Therefore, for and in consideration of the sum of Ten Dollars cash in hand paid and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, we, the undersigned members of the Union Benevolent Society of Canton, Mississippi, whose address is c/o Mt. Zion Baptist Church, 514 W. North Street, Canton, Mississippi 39046, GRANTORS, do hereby convey and warrant unto Dr. Walter Lee Johnson of 514 W. North Street, Canton, Mississippi in his official capacity as president of said Society and to his successors in office, the following described real property lying and being situated in the City of Canton, Madison County, Mississippi and being more particularly described as follows, to wit:

Lot No. Two (2) according to the map or plat of Couch & Yeargains Addition to the City of Canton, as recorded in Book 2 at Page 434 in the Office of the Chancery Clerk of Madison County, Mississippi, said Lot being bounded North by the Jordan Lot; on the South by the Lot of Bilbo; on the East by Railroad Street and on the West by Frost Street being 75 feet Wide North and South and 290 feet long East and West.

1986

Witness our signatures on this the 22 day of January

Joe Earl Prichard  
Joe Earl Prichard

Ruth F. Prichard  
Ruth Prichard

Arlee Jackson  
Arlee Jackson

Nannie L. Weems  
Nannie Weems

Annie M. Richey  
Annie M. Richey  
Linda Loyd  
Linda Loyd

STATE OF MISSISSIPPI  
COUNTY OF MADISON

PERSONALLY appeared before me the undersigned authority in and for the jurisdiction aforesaid, the within named JOE EARL PRICHARD, to acknowledge that he signed and delivered the above and foregoing instrument on the date and for the purpose therein stated.

Given under my Hand and Official Seal of Office, on this the 22 day of January 1986.

Denise Bushing  
Notary Public



MY COMMISSION EXPIRES:

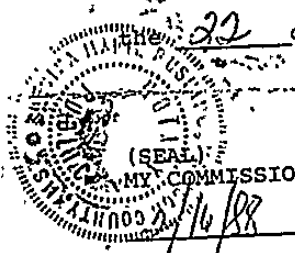
2/16/88

STATE OF MISSISSIPPI  
COUNTY OF MADISON

PERSONALLY appeared before me the undersigned authority in and for the jurisdiction aforesaid, the within named RUTH PRICHARD, to acknowledge that she signed and delivered the above and foregoing instrument on the date and for the purpose therein stated.

Given under my Hand and Official Seal of Office on this the 22 day of January 1986.

Denise Bushing  
Notary Public



MY COMMISSION EXPIRES:

2/16/88

STATE OF MISSISSIPPI  
COUNTY OF MADISON

PERSONALLY appeared before me the undersigned authority in and for the jurisdiction aforesaid, the within named ARLEE JACKSON, to acknowledge that she signed and delivered the above and foregoing instrument on the date and for the purpose therein stated.

Given under my Hand and Official Seal of Office, on this the 22 day of January 1986



*Harrie Russell*  
Notary Public

STATE OF MISSISSIPPI  
COUNTY OF MADISON

PERSONALLY appeared before me the undersigned authority in and for the jurisdiction aforesaid, the within named NANNIE WEEMS, to acknowledge that she signed and delivered the above and foregoing instrument on the date and for the purpose therein stated.

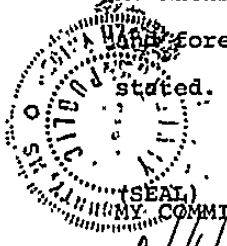
Given under my Hand and Official Seal of Office; on this the 22 day of January 1986



*Harrie Russell*  
Notary Public

STATE OF MISSISSIPPI  
COUNTY OF MADISON

PERSONALLY appeared before me the undersigned authority in and for the jurisdiction aforesaid, the within named ANNIE M. RICHEY, to acknowledge that she signed and delivered the above and foregoing instrument on the date and for the purpose therein stated.



*Harrie Russell*  
Notary Public

STATE OF MISSISSIPPI  
COUNTY OF MADISON

Emb 212-316

STATE OF MISSISSIPPI  
COUNTY OF MADISON

PERSONALLY appeared before me the undersigned authority  
in and for the jurisdiction aforesaid, the within named LINDA  
LOYD, to acknowledge that she signed and delivered the above  
and foregoing instrument on the date and for the purpose therein  
stated.

Given under my Hand and Official Seal of Office, on this  
the 20 day of January 1986.

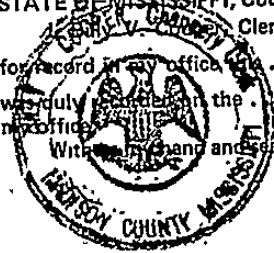
Denise Cushing  
Notary Public



(SEAE)  
MY COMMISSION EXPIRES:  
7/16/88

STATE OF MISSISSIPPI, County of Madison:

Clerk of the Chancery Court of Said County, certify that the within instrument was filed  
for record in my office, the 20 day of January, 1986, at 11:45 clock A.M., and  
was duly filed in the Chancery office, the 14 day of FEBRUARY, 1986, Book No 212 on Page 313 in  
my office, the 14 day of FEBRUARY, 1986.



With my hand and seal of office, this the ..... of ..... 19.....  
BILLY V. COOPER, Clerk

By B. Whiggit....., D.C.



SUBSTITUTED TRUSTEE'S DEED

WHEREAS, on October 19, 1984, Robert R. Whitehead and wife, Laura A. Whitehead, executed a deed of trust to Robert G. Barnett, Trustee for the benefit of Deposit Guaranty National Bank, which deed of trust is recorded in Deed of Trust Book 547 at Page 698 in the office of the Chancery Clerk of the County of Madison, State of Mississippi; and

WHEREAS, the aforesaid, Deposit Guaranty National Bank, the holder of said deed of trust and the note secured thereby, substituted John C. Underwood, Jr., as Trustee therein, as authorized by the terms thereof, by instrument dated August 23, 1985, and recorded in the office of the aforesaid Chancery Clerk in Book 568 at Page 428; and

WHEREAS, default having been made in the terms and conditions of said deed of trust and the entire debt secured thereby, having been declared to be due and payable in accordance with the terms of said deed of trust, and the legal holder of said indebtedness, Deposit Guaranty National Bank, having requested the undersigned Substituted Trustee to execute the trust and sell said land and property in accordance with the terms of said deed of trust for the purpose of raising the sums due thereunder, together with attorney's fees, Substituted Trustee's fees and expense of sale;

WHEREAS, the undersigned Substituted Trustee, after posting and publication of the Notice of Sale as required by the terms of said deed of trust and the laws of the State of Mississippi, within legal hours (being between the hours of 11:00 A.M. and 4:00 P.M.), on the 10th of February, 1986, at public outcry offered the hereinafter described property for sale at the South Front door of the County Courthouse at Canton, County of Madison, State of Mississippi;

WHEREAS, at such sale, Deposit Guaranty National Bank bid the sum of \$11,250.00; and

WHEREAS, said bid by Deposit Guaranty National Bank was the highest bid;

NOW, THEREFORE, I, John C. Underwood, Jr., Substituted

Trustee, in consideration of the sum of \$11,250.00, do hereby sell and convey unto Deposit Guaranty National Bank the following described property located and situated in the County of Madison, State of Mississippi, to-wit:

A parcel of land containing 4.5 acres, more or less, and situated on the West side of Highway 51, bordered on the North side by property owned by Ross Smith; and bordered on the West side by property owned by Mrs. Ruth Wright; in the SW 1/4 of Section 18, Township 9 North, Range 3 East, Madison County, Mississippi, and more particularly described as follows, to-wit:

Beginning at a point which is the Southeast corner of said tract which is owned by Ross Smith which is herein referred to as a point of beginning. Proceed Southerly along the West right-of-way of U. S. Highway 51 a distance of 300 feet to a point, thence proceed North 87 degrees 58 minutes West to the East property line of a certain tract owned by Mrs. Ruth Wright, thence proceed Northerly and parallel to the West right-of-way of U.S. Highway 51 for 300 feet to the Northwest corner of said property, thence proceed Westerly along the South property line of the tract which is owned by Ross Smith to the point of beginning. Said property being in the SW 1/4 of Section 18, Township 9 North, Range 3 East, City of Canton, Madison County, Mississippi.

WITNESS MY SIGNATURE, this, the 10th day of February, 1986.


*John C. Underwood, Jr.*  
JOHN C. UNDERWOOD, JR.  
SUBSTITUTED TRUSTEE

STATE OF MISSISSIPPI

COUNTY OF HINDS

PERSONALLY came and appeared before me, the undersigned authority in and for the county and state aforesaid, John C. Underwood, Jr., Substituted Trustee, who acknowledged to and before me that he signed and delivered the foregoing Substituted Trustee's Deed of the day and year therein mentioned, and for the purposes therein expressed.

GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE, this, the 10th of February, 1986.

*Shaw H. Crockett*  
NOTARY PUBLIC  


My Commission Expires:

My Commission Expires July 6, 1988  
Grantor's Address:  
Post Office Box 16852  
Jackson, Mississippi 39236

Grantee's Address:  
Post Office Box 1700  
Jackson, Mississippi

STATE OF MISSISSIPPI  
COUNTY OF MADISON

BOOK 212 PAGE 319

PERSONALLY CAME before me, the undersigned, a notary public in and for MADISON County, Mississippi, the PRINTER of MADISON COUNTY HERALD, a newspaper published in the City of Canton, Madison County, in said state, who, being duly sworn, deposes and says that MADISON COUNTY HERALD is a newspaper as defined and prescribed in Senate Bill No. 203 enacted at the regular session of the Mississippi Legislature of 1948, amending Section 1858, of the Mississippi Code of 1942, and that the publication of notice of which the annexed is a copy, in the matter of

**SUBSTITUTED TRUSTEE'S NOTICE OF SALE**  
WHEREAS, on October 19, 1984 Robert R. Whitehead and wife, Laura A. Whitehead, executed a deed of trust to Robert C. Barnett, Trustee for the benefit of Deposit Guaranty National Bank, which deed of trust is recorded in Deed of Trust Book 547 at Page 698 in the office of the Chancery Clerk of the County of Madison, State of Mississippi, and  
WHEREAS, the aforesaid, Deposit Guaranty National Bank, the holder of the said deed of trust and the note secured thereby, substituted John C. Underwood, Jr., as Trustee therein, as authorized by the terms thereof, by instrument dated August 23, 1985 and recorded in the office of the aforesaid Chancery Clerk in Book 548 at Page 478, and  
WHEREAS, default having been made in the terms and conditions of said deed of trust and the entire debt secured thereby, having been declared to be due and payable in accordance with the terms of said deed of trust, and the legal holder of said indebtedness, Deposit Guaranty National Bank, having requested the undersigned Substituted Trustee to execute the trust and sell said land and property in accordance with the terms of said deed of trust for the purpose of raising the sums due thereunder, together with attorney's fees, Substituted Trustee's fees and expense of sale, NOW, THEREFORE, I, John C. Underwood, Jr., Substituted Trustee in said deed of trust, will on the 10th day of February, 1986, offer for sale at public outcry for cash to the highest bidder, and sell within legal hours (being between the hours of 11:00 A.M. and 4:00 P.M.) at the South Front door of the County Courthouse, at Canton, County of Madison, State of Mississippi, the following described property situated in the County of Madison, State of Mississippi, to-wit:  
A parcel of land containing 45 acres, more or less, and situated on the West side of Highway 51, bordered on the North side by property owned by Ross Smith and bordered on the West side by property owned by Mrs. Ruth Wilson, in the SW 1/4 of Section 18, Township 9 North, Range 3 East, Madison County, Mississippi, and more particularly described as follows, to-wit:  
Beginning at a point which is the Southeast corner of said tract which is owned by Ross Smith which is herein referred to as a point of beginning. Proceed South-erly along the West right-of-way of U.S. Highway 51 a distance of 300 feet to a point, thence proceed North 87 degrees 58 minutes West to the East property line of a certain tract owned by Mrs. Ruth Wilson, thence proceed Northwesterly and parallel to the West right-of-way of U.S. Highway 51, 300 feet to the Northwest corner of said property, thence proceed Westerly along the South property line of the tract which is owned by Ross Smith to the point of beginning said property being in the SW 1/4 of Section 18, Township 9 North, Range 3 East, City of Canton, Madison County, Mississippi.  
I WILL CONVEY only such title as is vested in me as Substituted Trustee  
WITNESS MY SIGNATURE, this the 7th day of January, 1986.  
JOHN C. UNDERWOOD, JR.  
SUBSTITUTED TRUSTEE

Sub. Trustee Notice of Sale  
Whitehead  
has been in said paper \_\_\_\_\_ times consecutively, to-wit:  
On the 16 day of January, 1986  
On the 22 day of January, 1986  
On the 30 day of January, 1986  
On the 6 day of February, 1986  
On the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_  
On the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_

ed before me, this \_\_\_\_\_ day of \_\_\_\_\_, 1986  
John C. Underwood, Jr.  
Notary  
27, 1937

James S. Archer  
Canton, Miss. Feb. 7, 1986

PROOF OF PUBLICATION

STATE OF MISSISSIPPI, County of Madison:

Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in said court this 10 day of Feb, 1986 at 3:18 clock P M., and was duly recorded on the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, Book No. 217 on Page 317 in my office.  
Witness my hand and seal of office, this the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_



BILLY V. COOPER, Clerk  
By J. Wright, D.C.

UNITED STATES DEPARTMENT OF AGRICULTURE  
Farmers Home Administration

WARRANTY DEED

INDEXED

STATE OF NORTH CAROLINA

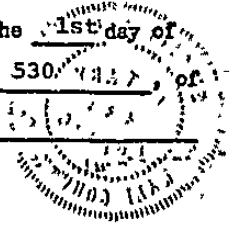
COUNTY OF WAKE

KNOW ALL MEN BY THESE PRESENTS:

That, we John S. Hall and Tanya H. Hall  
his wife, for and in consideration of the assumption by the grantee herein of  
liability for indebtedness as hereinafter described, and other good and valuable  
consideration, do hereby sell, convey and warrant unto Kay P. Haddad  
~~and a single person~~, ~~with the right of survivorship and not as tenants in common~~, the following  
described real property, situated, lying and being in the County of \_\_\_\_\_  
State of Mississippi, to wit:

Commencing at the NE corner of Lot 1 of Gaddis Addition to  
the Town of Flora, Mississippi, thence run South 15° 30'  
East along the West side of Fourth Street for 360 feet, thence  
run South 86° 25' West for 200 feet, thence run South for  
148.85 feet, thence run North 80° 20' East for 56.64 feet,  
thence run South 15° 30' East for 245 feet to the Point of  
Beginning; thence run South 74° 30' West for 180.0 feet to  
a point on the Easterly R-O-W of proposed Wilder Street,  
thence run South 15° 30' East along said R-O-W for 80.0 feet,  
thence run North 74° 30' East for 180.0 feet, thence run  
North 15° 30' West for 80.0 feet to the Point of Beginning,  
containing 1/3 acre, more or less, and located in the SE 1/4  
of Section 8, T8N, R1W, Flora, Madison County, Mississippi.

The land so conveyed is subject to a certain mortgage or deed of trust in the  
amount of Thirty-Eight Thousand dollars  
(\$ 38,000.00 ) to the United States of America, dated the 1st day of  
May, 19 80, recorded in Book 470, Page 530, of  
record in mortgages and deeds of trust on land in Madison  
County, Mississippi.



The land so conveyed is also subject to certain mortgages or deed of trust made in the amount of \_\_\_\_\_ do. rs (\$ \_\_\_\_\_) to the United States of America, dated the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, recorded in Book \_\_\_\_\_, Page \_\_\_\_\_, and in the amount of \_\_\_\_\_ dollars (\$ \_\_\_\_\_), to the United States, dated the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, recorded in Book \_\_\_\_\_, Page \_\_\_\_\_, respectively, all of record in mortgages and deeds of trust on land in \_\_\_\_\_ County, Mississippi.

TO HAVE AND TO HOLD the aforesaid premises, unto the said Grantees and their heirs and assigns forever, together with all hereditaments, improvements, and appurtenances thereunto appertaining.

IN WITNESS WHEREOF, we have hereunto set our hands this 29 day of January, 1986.

JOHN S. HALL  
TANYA H. HALL

ACKNOWLEDGEMENT

STATE OF NORTH CAROLINA )  
COUNTY OF Wake ) SS

Personally appeared before me, Philip A. King, A Notary Public, within and for the County and State aforesaid, the within named John S. Hall and Tanya H. Hall, his wife, who acknowledged that they signed and delivered the foregoing instrument on the day and year therein mentioned.

Given under my hand this 29th day of January, 1986

Philip A. King  
Notary Public  
(Title)



R. King  
Due 300

STATE OF MISSISSIPPI, County of Madison:  
Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 10 day of February, 1986, at 4:15 o'clock P.M., and was recorded on the FEB 14 1986, 19\_\_\_\_, Book No. 212 on Page 320. in my office and seal of office, this the FEB 14 1986, 19\_\_\_\_.  
BILLY V. COOPER, Clerk  
By: n. w. [Signature] D.C.



BOOK 212 PAGE 322

INDEXED 01212  
No 7756

RELEASE FROM DELINQUENT TAX SALE  
(INDIVIDUAL)  
DELINQUENT TAX SALE  
STATE OF MISSISSIPPI, COUNTY OF MADISON

Recorded Under H.B. 547  
Approved April 2, 1932

I, Billy V. Cooper, the undersigned Chancery Clerk in and for the County and State aforesaid, having this day received from

Citizens Bank & Trust Co.  
the sum of One hundred ninety-nine & 08/100 DOLLARS (\$ 199.08)  
being the amount necessary to redeem the following described land in said County and State, to-wit:

DESCRIPTION OF LAND	SEC.	TWP.	RANGE	ACRES
<u>Lot 97 Adams Sub &amp; Res</u>				
<u>BR 148-169</u>	<u>Canton</u>			

Which said land assessed to Saverin Jr. & Joan Ann Hymel and sold on the  
17 day of September 1984 to Mitchell Kalms for  
taxes thereon for the year 83, do hereby release said land from all claim or title of said purchaser on account of said sale.

IN WITNESS WHEREOF, I have hereunto set my signature and the seal of said office on this the 10 day of  
February 1986 Billy V. Cooper, Chancery Clerk.  
(SEAL) By K. Cooper D.C.

STATEMENT OF TAXES AND CHARGES

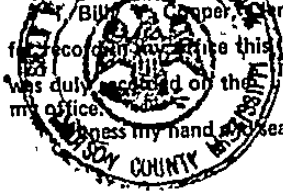
(1) State and County Tax Sold for (Exclusive of damages, penalties, fees)	\$ 138.77
(2) Interest	\$ 11.10
(3) Tax Collector's 2% Damages (House Bill No. 14, Session 1932)	\$ 2.78
(4) Tax Collector Advertising -- Selling each separate described subdivision as set out on assessment roll.	\$ 1.25
\$1.00 plus 25cents for each separate described subdivision	\$ 4.50
(5) Printer's Fee for Advertising each separate subdivision	\$ .25
(6) Clerk's Fee for recording 10cents and indexing 15cents each subdivision. Total 25cents each subdivision	\$ 1.00
(7) Tax Collector--For each conveyance of lands sold to individuals \$1.00	\$ 159.65
(8) TOTAL TAXES AND COSTS AFTER SALE BY TAX COLLECTOR	\$ 6.94
(9) 5% Damages on TAXES ONLY. (See Item 1)	\$ 27.14
(10) 1% Damages per month or fraction on 19 <u>83</u> taxes and costs (Item 8 -- Taxes and costs only) <u>17</u> Months	\$ .25
(11) Fee for recording redemption 25cents each subdivision	\$ .15
(12) Fee for indexing redemption 15cents for each separate subdivision	\$ 1.00
(13) Fee for executing release on redemption	\$
(14) Fee for Publication (Sec. 27-43 3 as amended by Chapter 375, House Bill No. 457.)	\$
(15) Fee for issuing Notice to Owner, each	\$2.00 \$
(16) Fee Notice to Lienors @ \$2.50 each	\$
(17) Fee for mailing Notice to Owner	\$1.00 \$
(18) Sheriff's fee for executing Notice on Owner if Resident	\$4.00 \$
TOTAL	\$ 195.13
(19) 1% on Total for Clerk to Redeem	\$ 1.95
(20) GRAND TOTAL TO REDEEM from sale covering 19 <u>84</u> taxes and to pay accrued taxes as shown above	\$ 197.08
	<u>Rec Ref</u> 2.00
	199.08

Excess bid at tax sale \$	
<u>Mitchell Kalms</u>	193.73
<u>Clark Lee</u>	3.35
<u>Rec Ref</u>	2.00
	199.08

STATE OF MISSISSIPPI, County of Madison:

Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed  
for record on this 10 day of February, 1986, at 5:00 o'clock P. M., and  
was duly recorded on the 10 day of FEB 14 1986, 1986, Book No. 212 on Page 322 in  
my office.

In witness my hand and seal of office, this the 10 day of February, 1986.



BILLY V. COOPER, Clerk

By H. Wright D.C.

RELEASE FROM DELINQUENT TAX SALE  
(INDIVIDUAL)  
DELINQUENT TAX SALE  
STATE OF MISSISSIPPI, COUNTY OF MADISON

RECEIVED No 01213 7757

Redeemed Under H.B. 547  
Approved April 2, 1932

I, Billy V. Cooper, the undersigned Chancery Clerk in and for the County and State aforesaid, having this day received from

Citizens Bank & Trust Co.  
the sum of One hundred twenty-three & 23/100 DOLLARS (\$132.23)  
being the amount necessary to redeem the following described land in said County and State, to-wit:

DESCRIPTION OF LAND	SEC	TWP	RANGE	ACRES
<u>Wacoma Sub 97</u>				
<u>DB 191-601</u>				
<u>DB 187-394</u>	<u>20</u>	<u>9</u>	<u>3E</u>	

Which said land assessed to Thomas A. & Sonia A. Buford and sold on the  
26 day of August 1985, to Lee A. Perry for  
taxes thereon for the year 1984, do hereby release said land from all claim or title of said purchaser on account of said sale.

IN WITNESS WHEREOF, I have hereunto set my signature and the seal of said office on this the 10 day of  
February 1986 Billy V. Cooper, Chancery Clerk.  
By K. Wright D.C.

STATEMENT OF TAXES AND CHARGES

- (1) State and County Tax Sold for (Exclusive of damages, penalties, fees) \$ 102.77
- (2) Interest \$ 5.14
- (3) Tax Collector's 2% Damages (House Bill No. 14, Session 1932) \$ 2.00
- (4) Tax Collector Advertising --Selling each separate described subdivision as set out on assessment roll.  
\$1.00 plus 25cents for each separate described subdivision \$ 1.25
- (5) Printer's Fee, for Advertising each separate subdivision \$1.00 each \$ 3.00
- (6) Clerk's Fee for recording 10cents and indexing 15cents each subdivision. Total 25cents each subdivision \$ .25
- (7) Tax Collector --For each conveyance of lands sold to individuals \$1.00 \$ 1.00
- (8) TOTAL TAXES AND COSTS AFTER SALE BY TAX COLLECTOR \$ 115.47
- (9) 6% Damages on TAXES ONLY. (See Item 1)
- (10) 1% Damages per month or fraction on 1984 taxes and costs (Item 8 --Taxes and costs only) 6 Months \$ 6.93
- (11) Fee for recording redemption 25cents each subdivision \$ .15
- (12) Fee for indexing redemption 15cents for each separate subdivision \$ 1.00
- (13) Fee for executing release on redemption \$
- (14) Fee for Publication (Sec. 27-43-3 as amended by Chapter 375, House Bill No. 457.) \$2.00 \$
- (15) Fee for issuing Notice to Owner, each \$
- (16) Fee Notice to Lienors @ \$2.50 each \$1.00 \$
- (17) Fee for mailing Notice to Owner \$4.00 \$
- (18) Sheriff's fee for executing Notice on Owner if Resident \$
- TOTAL \$ 128.94
- (19) 1% on Total for Clerk to Redeem \$ 1.29
- (20) GRAND TOTAL TO REDEEM from sale covering 1984 taxes and to pay accrued taxes as shown above \$ 130.23

Excess bid at tax sale \$ Lee A. Perry 127.54  
Clerk Fee 2.69  
Sec. Rev. 2.00  
132.23

STATE OF MISSISSIPPI, County of Madison:

Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed  
for record in this office this 10 day of February, 1986, at 5:00 o'clock P. M., and  
was duly recorded on the 10 day of February, 1986, Book No. 212 on Page 323 in  
my office.



FEB 14 1986  
BILLY V. COOPER, Clerk  
By K. Wright D.C.

BOOK 212 PAGE 324  
WARRANTY DEED

01220

INDEXED

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, We, the undersigned, JAMES STEWART McCOLLUM, JR. and wife, LAURA DUKE McCOLLUM, do hereby sell, convey and warrant unto Julius Murray and wife Barbara W. Murray, as joint tenants with full right of survivorship and not as tenants in common the following described land and property lying and being situated in the County of Madison, State of Mississippi, to-wit:

Lot Forty-Seven (47), GATEWAY NORTH, PART TWO (2), a subdivision according to a map or plat thereof on file and of record in the office of the Chancery Clerk of Madison County at Canton, Mississippi in Plat Book 5 at Page 44 thereof, reference to which is here made in aid of and as a part of this description.

THIS CONVEYANCE is made subject to any and all applicable building restrictions, restrictive covenants, rights-of-way, easements and mineral reservations of record.

Ad valorem taxes for the year 1986 are to be prorated between the Grantors and the Grantees herein as of the date of this conveyance.

WITNESS OUR SIGNATURES this the 3rd day of January

1986.

James Stewart McCollum, Jr.  
JAMES STEWART McCOLLUM, JR.

Laura Duke McCollum  
LAURA DUKE McCOLLUM

STATE OF MS.  
COUNTY OF Hinds

Personally appeared before me, the undersigned authority in and for the aforesaid jurisdiction, the within named James Stewart McCollum, Jr. and wife, Laura Duke McCollum, who acknowledged to me that they signed and delivered the above and foregoing instrument of writing on the day and year

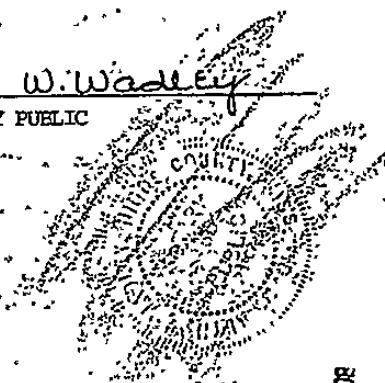


therein mentioned, for the purposes therein, stated, as their act and deed.

GIVEN under my hand and official seal of office, this the 3rd day of January, 1986.

Ruth W. Wadley  
NOTARY PUBLIC

My Commission Expires:  
My Commission Expires June 14, 1988



AS A PART of the consideration above mentioned the grantees herein agree to assume that certain indebtedness held by CAMERON-BROWN SOUTH, INC., and secured by a deed of trust on file and of record in the office of the Chancery Clerk of the County of Madison, State of Mississippi, in Deed of Trust Book 437 at page 605, beginning with the March 1, 1986 payment; said deed of trust was assigned to FEDERAL NATIONAL MORTGAGE ASSOCIATION, and recorded in Book 439 at page 533 of the above said Chancery Clerk's office.

BOOK 212 PAGE 325

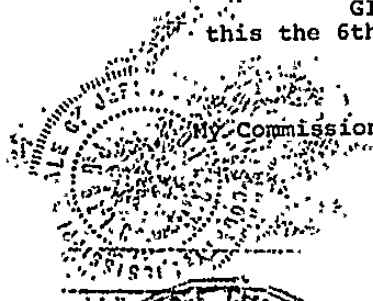
Julius Murray  
JULIUS MURRAY  
Barbara W. Murray  
BARBARA W. MURRAY

STATE OF MISSISSIPPI  
COUNTY OF HINDS

PERSONALLY appeared before me, the undersigned authority in and for the aforesaid jurisdiction, the within named JULIUS MURRAY and BARBARA W. MURRAY, who acknowledged to me that they signed and delivered the above and foregoing instrument of writing on the day and year therein mentioned, for the purposes therein stated, as their act and deed.  
GIVEN UNDER my hand and official seal of office, this the 6th day of February, 1986.

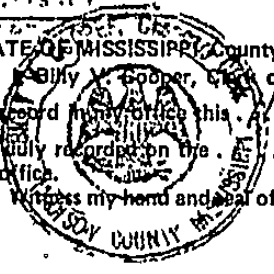
Dale S. Geenan  
NOTARY PUBLIC

My Commission Expires: 10/22/89



STATE OF MISSISSIPPI, County of Madison:

Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 7th day of February, 1986, at 9:00 o'clock A. M., and was duly recorded on the FEB 14 1986 day of FEB 14 1986, 19....., Book No. 212 on Page 325 in my office.



Witness my hand and seal of office, this the..... of FEB 14 1986, 19.....

BILLY V. COOPER, Clerk

By D. Wright....., D.C.

INDEXED

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 which is hereby acknowledged, I, FRANCES BEECH PEOPLES HENDERSON, formerly known as Frances Beech Peoples, do hereby sell, convey, and warrant to RANDOLPH H. HENDERSON the following described property situated in Madison County, Mississippi:

Lot 2, Milesview Terrace, Section 1, a subdivision according to the plat on file in the office of the Chancery Clerk at Canton, Madison County, Mississippi as now recorded in Plat Book 3 at Page 75.

This conveyance is subject to all zoning ordinances, protective covenants, easements of record, and all minerals preserved by prior owners.

Ad valorem taxes for the year 1986 are to be paid by the Grantee.

The above described property does not constitute part of Grantor's homestead.

SIGNED, this the 7<sup>th</sup> day of February, 1986.

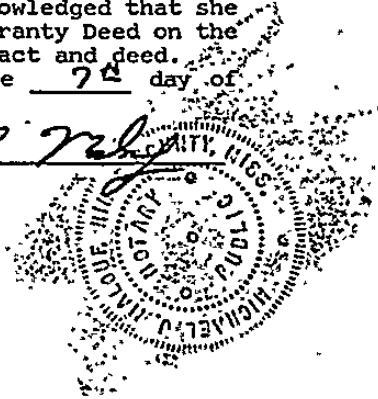
*Frances Beech Peoples Henderson*  
FRANCES BEECH PEOPLES HENDERSON

STATE OF MISSISSIPPI  
COUNTY OF MADISON

PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the jurisdiction aforesaid, the within named FRANCES BEECH PEOPLES HENDERSON, formerly known as Frances Beech Peoples, who after being by me first duly sworn, who acknowledged that she signed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned as her voluntary act and deed.

SWORN TO AND SUBSCRIBED BEFORE ME, this the 7<sup>th</sup> day of February, 1986.

*Michael J. Kelly*  
NOTARY PUBLIC



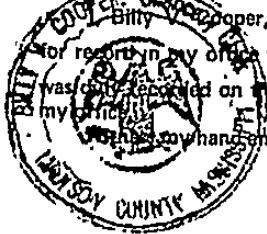
My Commission Expires:

My Commission Expires May 7, 1987

Grantor's Address:  
5838 Canton Park Drive  
Jackson, Ms 39211

Grantee's Address:  
214 St. Augustine Drive  
Madison, Ms 39110

STATE OF MISSISSIPPI, County of Madison:



Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 14<sup>th</sup> day of February, 1986, at 7:00 o'clock P.M., and was duly recorded on the 14<sup>th</sup> day of February, 1986, Book No. 212 on Page 326 in my office. Witness my hand and seal of office, this the 14<sup>th</sup> day of February, 1986.

BILLY V. COOPER, Clerk

By *R. Wright*, D.C.

ASSUMPTION WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, and for the further consideration of the assumption of and agreement to pay as and when due the certain indebtedness due and owing by the Grantor herein unto Deposit Guaranty National Bank, which indebtedness is secured by a Deed of Trust dated April 20, 1983, and recorded in Book 514 at Page 41 of the records of the Chancery Clerk of Madison County at Canton, Mississippi, and the assumption of and agreement to pay as and when due the certain unsecured indebtedness in the form of a promissory note due and owing by the Grantor herein unto Jean J. Blackledge dated April 20, 1983, and due May 4, 1986; I HAROLD LLOYD FAIRLEY, JR., do hereby sell, convey, and warrant unto DOUGLAS L. COOPER, the following described land and property lying and being situated in Madison County, Mississippi, and being more particularly described as follows, to-wit:

A certain parcel of land lying and being situated in the Southwest 1/4 of the Northwest 1/4 and the Northwest 1/4 of the Southwest 1/4 of Section 31, Township 8 North, Range 1 East, Madison County, Mississippi and being more particularly described by metes and bounds, to-wit:

Commencing at the intersection of the West line of said Section 31 with the centerline of Robinson Springs Road and run Northeastly along the said centerline a distance of 650.0 feet to the point of beginning; thence continue Northeastly along the said centerline a distance of 200.0 feet; thence a distance of 1087.3 feet; thence South along the said West line of Section 31, a distance of 322.6 feet; thence South 38 degrees 05 minutes East a distance of 853.4 feet to the point of beginning, containing 4.4 acres, more or less.

The above described property is not the homestead of the Grantor.

There is excepted from the warranty of this conveyance all

rights of way, building restrictions, easements and mineral reservations of record pertaining to the said property.

WITNESS MY SIGNATURE, this the 30 day of JANUARY, 1986.

Harold Lloyd Fairley, Jr.  
HAROLD LLOYD FAIRLEY, JR.

STATE OF MISSISSIPPI

COUNTY OF HINDS

THIS day personally appeared before me the undersigned authority in and for the jurisdiction aforesaid, the within named HAROLD LLOYD FAIRLEY, JR., who acknowledged that he signed and delivered the within and foregoing instrument on the day and year therein mentioned.

GIVEN under my hand and seal of office, this the 30 day of January, 1986.

Cherie J. Williams  
NOTARY PUBLIC

My Commission expires: \_\_\_\_\_

Grantor's address: 3582 Lanelle Lane, Pearl, MS 39208

Grantee's address: Post Office Box 16523, Jackson, MS 39236

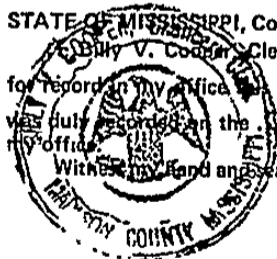
STATE OF MISSISSIPPI, County of Madison:

Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office on the 11 day of February, 1986, at 9:00 o'clock am, and was duly recorded on the 14 day of FEB, 1986, in Book No. 212 on Page 327 in my office.

Witness my hand and seal of office, this the FEB 14 1986 of 1986, 1986.

BILLY V. COOPER, Clerk

By D. Wright D.C.



C  
STATE OF MISSISSIPPI  
COUNTY OF MADISON

BOOK 212 PAGE 329

01227 INDEXED

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, the undersigned, H. C. BAILEY CONSTRUCTION COMPANY, INC., a Mississippi corporation, by and through its duly authorized officer, does hereby sell and convey unto KUNIKO S. MYERS, a single person, the following described land and property situated in Madison County, Mississippi, more particularly described as follows, to-wit:

Lot 5, Village of Woodgreen, Part 4, a subdivision according to a map or plat thereof on file and of record in the office of the Chancery Clerk of Madison County at Canton, Mississippi, in Plat Cabinet B at Page 57 thereof, reference to which map or plat is hereby made in aid of and as a part of this description.

Excepted from the warranty of this conveyance are any and all easements, dedications, rights of way, mineral reservations and mineral conveyances and restrictive covenants of record pertaining to or affecting the herein described property.

It is agreed and understood that the taxes for the current year have been pro-rated as of this date on an estimated basis. When said taxes are actually determined, if the proration as of this date is incorrect, then the Grantor agrees to pay to the Grantee or its assigns any deficit on an actual proration, and likewise the Grantee agrees to pay to the Grantor or its assigns any amount overpaid by it.

WITNESS MY SIGNATURE this the 7<sup>th</sup> day of February, 1986.

H. C. BAILEY CONSTRUCTION COMPANY, INC.

BY: William A. Frohn

William A. Frohn, Executive Vice-President

STATE OF MISSISSIPPI  
COUNTY OF HINDS

THIS DAY personally came and appeared before me, the undersigned Notary Public in and for said county and state, William A. Frohn who being by me first duly sworn states on oath that he is the duly elected Executive Vice President of H. C. Bailey Construction Company, Inc. and who acknowledged to me that for and on behalf of said H. C. Bailey Construction Company, Inc. he signed and delivered the above and foregoing instrument on the day and year therein mentioned, he being first duly authorized so to do by said corporation.

GIVEN UNDER my hand and official seal of office this the 7 day of February, 1986.

Shelley C. Walker  
NOTARY PUBLIC



BOOK 212 PAGE 330

My Commission Expires:  
7-10-89

Grantor's Address: P.O. Box 16527, Jackson, MS 39236

Grantee's Address: 517 Bedford Circle, Madison  
MS  
39110

STATE OF MISSISSIPPI, County of Madison:



Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 11 day of February, 1986, at 9:00 o'clock A.M., and was duly recorded on the day of FEB. 14 1986, 1986, Book No. 212 on Page 329. in my office on the day of FEB 14 1986, 1986, at the city of Madison, Mississippi, in my presence and seal of office, this the 11 day of February, 1986.

BILLY V. COOPER, Clerk  
By B. Wright, D.C.

C

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01230

BOOK 212 PAGE 331  
QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid, and for other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, I, the undersigned, WILLIAM J. SHANKS, do hereby grant, bargain, sell, convey and quitclaim unto MARK S. JORDAN, one-half (1/2) of all of my right, title and interest in and to the following described land and property lying and being situated in the County of Madison, State of Mississippi, to-wit:

Lot Two (2), POST OAK PLACE, PART ONE (1), a subdivision according to a map or plat thereof on file and of record in the office of the Chancery Clerk of Madison County at Canton, Mississippi in Plat Book B-63, reference to which is here made in aid of and as a part of this description.

WITNESS MY SIGNATURE this the 5<sup>th</sup> day of February, 1986.

*William J. Shanks*  
WILLIAM J. SHANKS

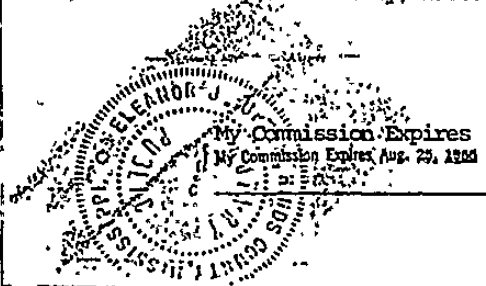
STATE OF MISSISSIPPI

COUNTY OF HINDS

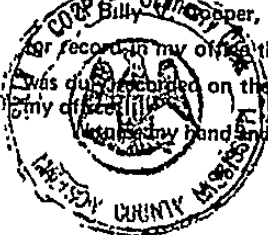
Personally appeared before me, the undersigned authority in and for the aforesaid jurisdiction, the within named William J. Shanks, who acknowledged to me that he signed and delivered the above and foregong instrument of writing on the day and year therein mentioned, for the purposes therein stated, as his act and deed.

GIVEN under my hand and official seal of office, this the 5<sup>th</sup> day of February, 1986.

*Eleanor J. Hight*  
NOTARY PUBLIC



STATE OF MISSISSIPPI, County of Madison:



Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 11 day of February, 1986, at 9:00 o'clock P.M., and was duly recorded on the FEB 14 1986 day of February, 1986, Book No. 212 on Page 331 in my office.

Witness my hand and seal of office, this the 14 day of FEB 14 1986, 1986.

BILLY V. COOPER, Clerk

By E. Hight, D.C.

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01232

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, the undersigned, HARKINS REALTY, INC., a Mississippi corporation, acting by and through its duly authorized officer, does hereby sell, convey and warrant unto THOMAS M. HARKINS BUILDER, INC., a Mississippi corporation, the following described land and property lying and being situated in the County of Madison, State of Mississippi, to-wit:

Lot One (1), SQUIRREL HILL, a subdivision according to a map or plat thereof on file and of record in the office of the Chancery Clerk of Madison County at Canton, Mississippi in Plat Cabinet B, Slot 40 thereof, reference to which is here made in aid of and as a part of this description.

THIS CONVEYANCE is made subject to any and all applicable building restrictions, restrictive covenants, rights-of-way, easements and mineral reservations of record.

Ad valorem taxes for the year 1986 are to be prorated between the Grantor and the Grantee herein as of the date of this conveyance.

WITNESS THE SIGNATURE of the Grantor herein, this the 30 day of January, 1986.

HARKINS REALTY, INC.

BY:   
Gary J. Harkins, President

STATE OF MISSISSIPPI  
COUNTY OF HINDS

Personally appeared before me, the undersigned authority in and for the aforesaid jurisdiction, the within named Gary J. Harkins, who acknowledged to me that he is the President of Harkins Realty, Inc., a Mississippi corporation, and that he, as such President, signed and delivered

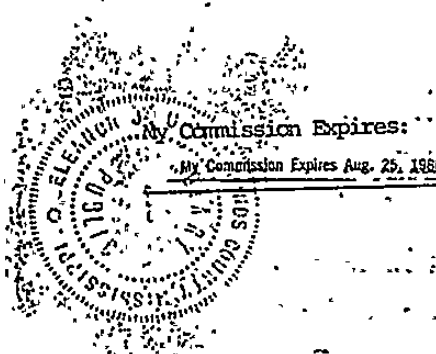


the above and foregoing instrument of writing on the day and year therein mentioned, for the purposes therein stated, as the act and deed of said corporation, he having been first duly authorized so to do.

GIVEN under my hand and official seal of office, this the 20 day of January, 1986.

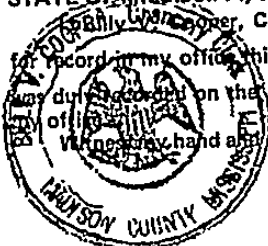
BOOK 212 PAGE 333

*E. J. ...*  
NOTARY PUBLIC



STATE OF MISSISSIPPI, County of Madison:

Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office, this 11 day of Feb, 1986, at 9:00 o'clock A M., and was duly recorded on the 11 day of FEB 14 1986, 1986, Book No. 212 on Page 333 in FEB 14 1986 of 1986.



BILLY V. COOPER, Clerk

By B. W. ..., D.C.

C

INDEXED  
01234

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, We, the undersigned, MARK S. JORDAN and WILLIAM J. SHANKS, do hereby sell, convey and warrant unto FIRST MARK HOMES, INC., a Mississippi corporation, the following described land and property lying and being situated in the County of Madison, State of Mississippi, to-wit:

Lot One Hundred Eleven (111), POST OAK PLACE, III-B, a subdivision according to a map or plat thereof on file and of record in the office of the Chancery Clerk of Madison County at Canton, Mississippi in Plat Cabinet B-80, reference to which is here made in aid of and as a part of this description.

THIS CONVEYANCE is made subject to any and all applicable building restrictions, restrictive covenants, rights-of-way, easements and mineral reservations of record.

Ad valorem taxes for the year 1986 are to be prorated between the Grantors and the Grantee herein as of the date of this conveyance.

The above described property constitutes no part of the homestead of Grantors herein.

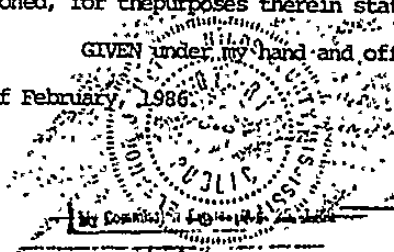
WITNESS OUR SIGNATURES this the 5<sup>th</sup> day of February, 1986.

Mark S. Jordan  
MARK S. JORDAN  
William J. Shanks  
WILLIAM J. SHANKS

STATE OF MISSISSIPPI  
COUNTY OF HINDS

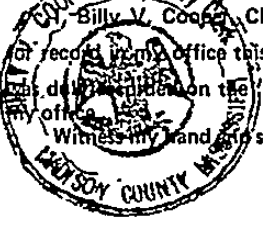
Personally appeared before me, the undersigned authority in and for the aforesaid jurisdiction, the within named Mark S. Jordan and William J. Shanks, who acknowledged to me that they signed and delivered the above and foregoing instrument of writing on the day and year therein mentioned, for the purposes therein stated, as their act and deed.

GIVEN under my hand and official seal of office, this the 5<sup>th</sup> day of February, 1986.



Edmond J. Hight  
NOTARY PUBLIC

STATE OF MISSISSIPPI, County of Madison:



Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed of record in my office this 11 day of Feb 14 1986 1986, at 9:00 clock AM, and was duly recorded on the 11 day of Feb, 1986, Book No. 212 on Page 334 in

FEB 14 1986  
Witness my hand and seal of office, this the ..... of ..... 19.....

BILLY V. COOPER, Clerk

By Edmond J. Hight, D.C.

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 which is hereby acknowledged, the undersigned Lloyd Burton, Inc., whose mailing address is 805 East River Place, Jackson, Mississippi 39202, does hereby sell, convey and warrant unto Mickey W. Crane and wife, Karen R. Crane, as joint tenants with full rights of survivorship and not as tenants in common, whose mailing address is 279 Chestnut Hill, Ridgeland, Mississippi, the following land and property located and situated in the County of Madison, State of Mississippi, and being more particularly described as follows, to-wit:

Lot 54, Planter's Grove of Cottonwood Place, Part 2, a subdivision according to a map or plat thereof on file and of record in the office of the Chancery Clerk of Madison County, Mississippi, recorded in Plat Cabinet B, at Slide 70, reference to which is hereby made in aid of and as a part of this description.

IT IS AGREED AND UNDERSTOOD that the taxes for the current year have been prorated as of this date 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 Grantees or their assigns any deficit on an actual proration.

THIS CONVEYANCE is subject to any and all recorded building restrictions, rights of way, easements or mineral reservations applicable to the above described property.

WITNESS the respective hand and signature of the undersigned Grantor hereto affixed on this the 23rd day of January, 1986.

Lloyd Burton, Inc.

By: Lloyd Burton  
President

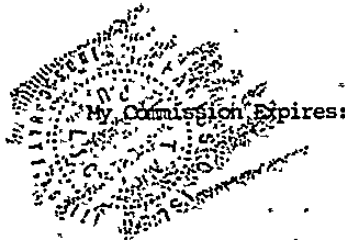
STATE OF MISSISSIPPI  
COUNTY OF HINDS

PERSONALLY came and appeared before me, the undersigned authority in and for the jurisdiction aforesaid, and while within my official jurisdiction, Lloyd Burton, personally known to me to be the President of the within named Lloyd Burton, Inc., who acknowledged that he signed, sealed and delivered the above and foregoing instrument of writing on the day and for the purposes therein mentioned for and on behalf of said corporation and as its own act and deed, his having been first duly authorized so to do.

BOOK 212 PAGE 336

WITNESS MY SIGNATURE AND OFFICIAL SEAL OF OFFICE this 23rd day of January, 1986.

H. James Custer, III  
NOTARY PUBLIC



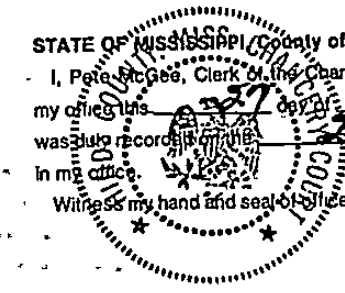
My Commission Expires: 5/20/89

STATE OF MISSISSIPPI, County of Hinds:

I, Pete McGee, Clerk of the Chancery Court of said County, certify that the within instrument was filed for record in my office this 28 day of JANUARY, 1986, at 8 o'clock A M., and was duly recorded in my office this 28 day of JANUARY, 1986, Book No. 3186 Page No. 272 in my office.

Witness my hand and seal of office, this the 28 day of JANUARY, 1986.

PETE McGEE, Clerk  
By M. L. Kimberley D.C.

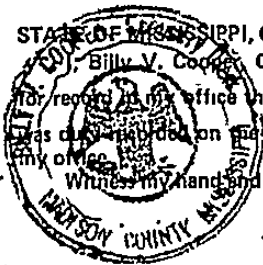


STATE OF MISSISSIPPI, County of Madison:

I, Billy V. Cooper, Clerk of the Chancery Court of said County, certify that the within instrument was filed for record in my office this 11 day of February, 1986, at 9:00 o'clock A M., and was duly recorded in my office on the 11 day of February, 1986, Book No. 212 on Page 335 in my office.

Witness my hand and seal of office, this the 11 day of February, 1986.

BILLY V. COOPER, Clerk  
By D. W. Wright D.C.



Book 212 - 335

RELEASE FROM DELINQUENT TAX SALE  
(INDIVIDUAL)  
DELINQUENT TAX SALE  
STATE OF MISSISSIPPI, COUNTY OF MADISON

No 7758  
01239  
Redeemed Under H.B. 587  
Approved April 2, 1932

I, Billy V. Cooper, the undersigned Chancery Clerk in and for the County and State aforesaid, having this day received from

Regina Louise  
the sum of Twenty-four & 63/100 DOLLARS (\$ 24.63)  
being the amount necessary to redeem the following described land in said County and State, to-wit:

DESCRIPTION OF LAND	SEC.	TWP	RANGE	ACRES
1.00 in the SE 1/4 of the NE 1/4	29	01	1E	1.00

Which said land assessed to Young Jimmy Lee and sold on the 26 day of August 1985, to Dreg Merritt for taxes thereon for the year 1984, do hereby release said land from all claim or title of said purchaser on account of said sale.

IN WITNESS WHEREOF, I have hereunto set my signature and the seal of said office on this the 11th day of February 1986 Billy V. Cooper, Chancery Clerk.  
(SEAL) By M. Hamilton D.C.

STATEMENT OF TAXES AND CHARGES

(1) State and County Tax Sold for (Exclusive of damages, penalties, fees)	\$ 12.82
(2) Interest	\$ 64
(3) Tax Collector's 2% Damages (House Bill No. 14, Session 1932)	\$ 26
(4) Tax Collector Advertising -- Selling each separate described subdivision as set out on assessment roll, \$1.00 plus 25cents for each separate described subdivision	\$ 125
(5) Printer's Fee for Advertising each separate subdivision \$1.00 each	\$ 300
(6) Clerk's Fee for recording 10cents and indexing 15cents each subdivision. Total 25cents each subdivision	\$ 25
(7) Tax Collector--For each conveyance of lands sold to individuals \$1 00	\$ 100
(8) TOTAL TAXES AND COSTS AFTER SALE BY TAX COLLECTOR	\$ 1922
(9) 5% Damages on TAXES ONLY. (See Item 1)	\$ 64
(10) 1% Damages per month or fraction on 19 <u>84</u> taxes and costs (Item 8 -- Taxes and costs only <u>6 mos</u> Months	\$ 115
(11) Fee for recording redemption 25cents each subdivision	\$ 25
(12) Fee for indexing redemption 15cents for each separate subdivision	\$ 15
(13) Fee for executing release on redemption	\$ 100
(14) Fee for Publication (Sec. 27-43-3 as amended by Chapter 375, House Bill No. 457.)	\$
(15) Fee for Issuing Notice to Owner, each \$2.00	\$
(16) Fee Notice to Lienors @ \$2 50 each	\$
(17) Fee for mailing Notice to Owner \$1.00	\$
(18) Sheriff's fee for executing Notice on Owner if Resident \$4.00	\$
TOTAL	\$ 22.41
(19) 1% on Total for Clerk to Redeem	\$ 22
(20) GRAND TOTAL TO REDEEM from sale covering 19 <u>84</u> taxes and to pay accrued taxes as shown above	\$ 22.63
Excess bid at tax sale \$	2.00
	24.63

Dreg Merritt 21.01  
1.62  
2.00  
24.63

STATE OF MISSISSIPPI, County of Madison:  
I, Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 11th day of February, 1986, at 11:30 o'clock A. M., and was duly recorded on the 11th day of FEB 14 1986, 1986, Book No. 212 on Page 337 in my office.  
Witness my hand and seal of office, this the 11th day of FEB 14 1986, 1986.  
BILLY V. COOPER, Clerk  
By M. Hamilton, D.C.



C

STATE OF MISSISSIPPI  
COUNTY OF MADISON

211 1988

01248

INDEXED

WARRANTY DEED

FOR AND IN CONSIDERATION of Ten Dollars (\$10.00) cash in hand paid and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, WE, WILLIAM J. SHANKS and MARK S. JORDAN, do hereby convey and warrant unto:

Good Earth Development, Inc.

the following described real property situated in Madison County, Mississippi, to wit:

A 17438.14 square foot parcel being Lot 54 of Post Oak Place III-A as platted and recorded in slide B at page 78 and 17 feet off the north end of Lot 47 of Post Oak Place II as platted and recorded in slide B at page 68 in the office of the Chancery Clerk of Madison Co., Miss., being situated in the N 1/2 of SEC 8, T7N, R2E, and being more particularly described as follows:

BEGINNING at the northeast corner of said Lot 54, run thence Southerly along the westerly right of way of Pinoak Dr. 50.00 ft.; thence turn left thru an interior angle of 201°34' and run Southeasterly 26.52 ft. along the easterly right of way of Pinoak Dr.; thence turn left thru an interior angle of 90°00' and run Southwesterly along a line that is parallel with and 17.0 ft. south of the the common line of said Lots 54 and 47 a distance of 119.95 ft.; thence turn left thru an interior angle of 73°43' 20" and run Northerly 17.71 ft. along the west line of said Lot 47 to the northwest corner thereof; thence turn right thru an interior angle of 73°43'20" and run Southwesterly 83.22 ft. along the south line of said Lot 54 to the southwest corner thereof; thence turn left thru an interior angle of 55°53'19" and run Northerly 134.91 ft. along the west line of said Lot 54 to the northwest corner thereof; thence turn left thru an interior angle of 102°28'20" and run Easterly 151.70 ft. along the north line of said Lot 54 to the POINT OF BEGINNING.

SUBJECT ONLY TO THE FOLLOWING:

1. Subject to streets, rights-of-way, utilities and easements as shown on the plat of said subdivision.
2. Subject to the payment of taxes to the City of Madison and Madison County, Mississippi for the year 1985 to be prorated and paid as follows:  
Grantor \_\_\_\_\_; Grantee \_\_\_\_\_.
3. Subject to prior conveyance, exception, or reservation of oil, gas, and other minerals by prior owners.
4. Subject to a set of Protective Covenants recorded in Book 560 at Page 506 in the record of mortgages and deeds of trust on land in Madison County, Mississippi.
5. Subject to zoning ordinances and subdivision regulations for the Town of Madison, Mississippi and Madison County, Mississippi.

Book 212 Page 339

WITNESS OUR SIGNATURES this 10th day of Feb. 1986.

William J. Shanks  
William J. Shanks

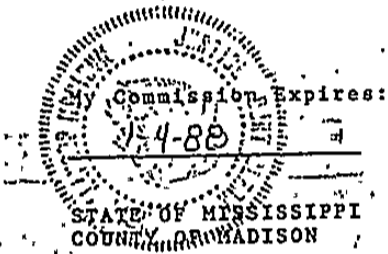
Mark S. Jordan  
Mark S. Jordan

STATE OF MISSISSIPPI  
COUNTY OF MADISON

Personally appeared before me the undersigned authority, in and for the above county and state, the within named William J. Shanks, who acknowledged that he did sign and deliver the above and foregoing Warranty Deed as and for his free act and deed on the day and date therein mentioned.

WITNESS MY HAND AND OFFICIAL SEAL this 10th day of Feb. 1986.

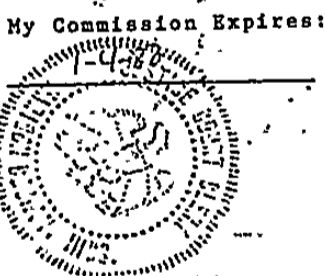
Susan McCarty  
Notary Public  
Justice Court Clerk



Personally appeared before me the undersigned authority, in and for the above county and state, the within named Mark S. Jordan, who acknowledged that he did sign and deliver the above and foregoing Warranty Deed as and for his free act and deed on the day and date therein mentioned.

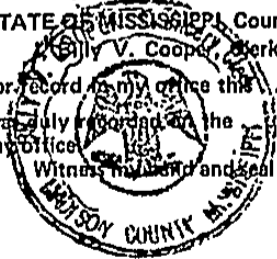
WITNESS MY HAND AND OFFICIAL SEAL this 10th day of Feb. 1986.

Susan McCarty  
Notary Public  
Justice Court Clerk



STATE OF MISSISSIPPI, County of Madison:

Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 11th day of February 1986, at 1:50 clock P.M. and was duly recorded on the 11th day of FEB 14 1986, 1986, Book No. 212 on Page 338 in my office. Witness my hand and seal of office, this the 11th day of FEB 14 1986, 1986.



BILLY V. COOPER, Clerk

By M. Wright D.C.

C  
STATE OF MISSISSIPPI  
COUNTY OF MADISON

212 340

01219  
INDEXED

WARRANTY DEED

FOR AND IN CONSIDERATION of Ten Dollars (\$10.00) cash in hand paid and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, WE, WILLIAM J. SHANKS and MARK S. JORDAN, do hereby convey and warrant unto:

Good Earth Development, Inc.

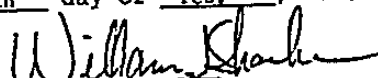
the following described real property situated in Madison County, Mississippi, to wit:

LOT # 89, POST OAK PLACE III-A, a subdivision platted and recorded in Cabinet Slide B-78, in the Chancery Clerk's office of Madison County, Mississippi

SUBJECT ONLY TO THE FOLLOWING:

1. Subject to streets, rights-of-way, utilities and easements as shown on the plat of said subdivision.
2. Subject to the payment of taxes to the City of Madison and Madison County, Mississippi for the year 1985 to be prorated and paid as follows:  
Grantor \_\_\_\_\_; Grantee \_\_\_\_\_.
3. Subject to prior conveyance, exception, or reservation of oil, gas, and other minerals by prior owners.
4. Subject to a set of Protective Covenants recorded in Book 560 at Page 506 in the record of mortgages and deeds of trust on land in Madison County, Mississippi.
5. Subject to zoning ordinances and subdivision regulations for the Town of Madison, Mississippi and Madison County, Mississippi.

WITNESS OUR SIGNATURES this 10th day of Feb., 1986.

  
William J. Shanks

  
Mark S. Jordan

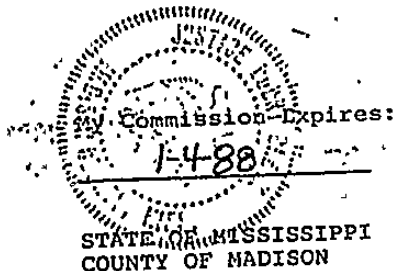
STATE OF MISSISSIPPI  
COUNTY OF MADISON

Personally appeared before me the undersigned authority, in and for the above county and state, the within named William J. Shanks, who acknowledged that he did sign and deliver the above and foregoing Warranty Deed as and for his free act and deed on



the day and date therein mentioned.

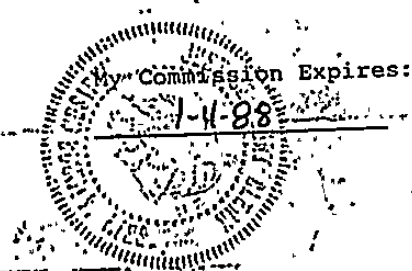
WITNESS MY HAND AND OFFICIAL SEAL this 10th day of  
Feb. 10, 1986.



Susan McCarty  
Notary Public  
Justice Court Clerk

Personally appeared before me the undersigned authority, in  
and for the above county and state, the within named Mark S.  
Jordan, who acknowledged that he did sign and deliver the above  
and foregoing Warranty Deed as and for his free act and deed on  
the day and date therein mentioned.

WITNESS MY HAND AND OFFICIAL SEAL this 10th day of  
Feb. 10, 1986.



Susan McCarty  
Notary Public  
Justice Court Clerk

STATE OF MISSISSIPPI, County of Madison:



Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed  
for record in my office this 11 day of February 1986, at 1:50 o'clock P. M., and  
as the same was filed on the 11 day of FEB. 14, 1986, 1986, Book No. 212 on Page 340.  
Witness my hand and seal of office, this the 11 day of FEB. 14, 1986, 1986.  
BILLY V. COOPER, Clerk

By D. Wright, D.C.

ROW005

79006034WA 9-4-85 1d  
Pearl Holden

034-0-00-W

Do not record above this line

01250

WARRANTY DEED

312-FAZ342

THE STATE OF MISSISSIPPI

INDEXED

County of Madison

For and in consideration of

Three Hundred Fifty & 11/100  
/100 Dollars (\$ 350.00 )

the receipt of which is hereby acknowledged, I/or we, the undersigned, hereby grant, bargain, sell, convey and warrant unto the State Highway Commission of Mississippi, a body corporate by statute, on State Project No. 79-1623-00-006-10, the following described land:

Begin at a point on the present Southeasterly right-of-way line of Mississippi Highway No. 43, said point being 40.0 feet Southeasterly of and perpendicular to the centerline of survey of State Project No. 79-1623-00-006-10 at Station 24 + 45, said point also being 1036.0 feet North of and 585.4 feet West of the Southeast corner of the Northeast 1/4 of Section 20, Township 9 North, Range 3 East; from said point of beginning run thence North 44° 45' East along said present Southeasterly right-of-way line, a distance of 42.4 feet to a point on the present Southerly right-of-way line of Noble Avenue; thence run North 89° 53' East along said present Southerly right-of-way line, a distance of 33.5 feet; thence run South 64° 31' West, a distance of 70.2 feet to the point of beginning, containing 503.87 square feet or 0.012 acres, more or less, being a part of Lot 6 of Block "4" of East End Subdivision, and being situated in the Southeast 1/4 of the Northeast 1/4 of Section 20, Township 9 North, Range 3 East, City of Canton, Madison County, Mississippi.

The grantor herein further warrants that the above described property is no part of his/or her homestead.

It is further understood and agreed that the consideration herein named is in full, complete and final payment and settlement of any claims or demands for damage accrued, accruing, or to accrue to the grantors herein, their heirs, assigns, or legal representatives, for or on account of the construction of the proposed highway, change of grade, water damage, and/or any other damage, right or claim

212 343

whatsoever.

It is further understood and agreed that this instrument constitutes the entire agreement between the grantor and the grantee, there being no oral agreements or representations of any kind.

Witness my signature on the 22<sup>nd</sup> Day of June, A. D. 1986.

[Signature] & Pearl Holden  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

STATE OF MISSISSIPPI

County of \_\_\_\_\_

This day personally appeared before me the undersigned authority, in and for the above named jurisdiction, the above named \_\_\_\_\_ and wife

who acknowledged that \_\_\_\_\_ signed and delivered the foregoing deed on the day and year therein mentioned.

Given under my hand and official seal this the \_\_\_\_\_ day of \_\_\_\_\_, A. D., 19\_\_\_\_.

\_\_\_\_\_  
TITLE

(PLACE SEAL HERE)

Book 212 Page 344

Pearl Holden  
034-0-00-W  
Page 3

STATE OF MISSISSIPPI  
County of \_\_\_\_\_

This day personally appeared before me the undersigned authority,  
in and for the above named jurisdiction, the above named \_\_\_\_\_  
and wife \_\_\_\_\_  
who acknowledged that \_\_\_\_\_ signed and delivered the foregoing deed  
on the day and year therein mentioned.

Given under my hand and official seal this the \_\_\_\_\_ day of \_\_\_\_\_  
\_\_\_\_\_, A. D., 19\_\_\_\_.

\_\_\_\_\_  
TITLE

(PLACE SEAL HERE)

STATE OF MISSISSIPPI  
County of Hinds

Personally appeared before me, the undersigned authority, \_\_\_\_\_  
B. B. Sanders, one of the subscribing witnesses to  
the foregoing instrument, who being first duly sworn, deposes and  
saith that he saw the within named Pearl Holden and  
\_\_\_\_\_, whose name is subscribed hereto,  
sign and deliver the same to the said State Highway Commission, a body  
corporate by statute; that he, this affiant, subscribed his name as  
witness thereto in the presence of the said Pearl Holden  
and \_\_\_\_\_ on the  
day and year therein mentioned.

B. B. Sanders  
Affiant

Sworn to and subscribed before me this the 23 day of \_\_\_\_\_  
JANUARY, A.D., 1986.

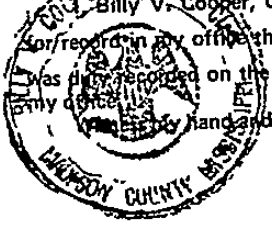
Benjamin F. Griffin  
Notary public Title

(PLACE SEAL HERE)

Rfd # 2, Box 111  
Canton MS 39046

STATE OF MISSISSIPPI, County of Madison:

Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed  
for record in my office this 11 day of February, 1986, at 2:30 o'clock P. M., and  
was duly recorded on the \_\_\_\_\_ day of \_\_\_\_\_ FEB. 14 1986, 19\_\_\_\_, Book No. 212 on Page 342 in  
my office by my hand and seal of office, this the \_\_\_\_\_ of \_\_\_\_\_, 19\_\_\_\_.



BILLY V. COOPER, Clerk

By N. Wright, D.C.

RDW005.

79006029WA 9-4-85 1d  
Richard C. Bock, et ux  
Susan T. Bock  
029-0-00-W

Do not record above this line

WARRANTY DEED

212 PAGE 345

INDEXED

01251

THE STATE OF MISSISSIPPI

County of Madison

For and in consideration of

*One Hundred Sixty Five & 10/100*

/100 Dollars (\$ *165.00*)

the receipt of which is hereby acknowledged, I/or we, the undersigned, hereby grant, bargain, sell, convey and warrant unto the State Highway Commission of Mississippi, a body corporate by statute, on State Project No. 79-1623-00-006-10, the following described land:

Begin at a point on the present Southeasterly right-of-way line of Mississippi Highway No. 43, said point being 40.0 feet Southeasterly of and perpendicular to the centerline of survey of State Project No. 79-1623-00-006-10 at Station 17+53, said point also being 544.6 feet North of and 1072.5 feet West of the Southeast corner of the Northeast 1/4 of Section 20, Township 9 North, Range 3 East; from said point of beginning run thence South 02° 23' West, a distance of 26.2 feet to a point on the present Northerly right-of-way line of McDonald Avenue; thence run South 89° 53' West along said present Northerly right-of-way line, a distance of 24.9 feet to a point on the present Southeasterly right-of-way line of said present highway; thence run North 44° 45' East along said present Southeasterly right-of-way line, a distance of 36.9 feet to the point of beginning, containing 325.80 square feet or .007 acres, more or less, and being a part of Lot 1 of Block "D" of East Acres Subdivision, and being situated in the Southeast 1/4 of the Northeast 1/4 of Section 20, Township 9 North, Range 3 East, City of Canton, Madison County, Mississippi.

The grantor herein further warrants that the above described property is no part of his/or her homestead.

It is further understood and agreed that the consideration herein named is in full, complete and final payment and settlement of any claims or demands for damage accrued, accruing, or to accrue to the grantors herein, their heirs, assigns, or legal representatives, for or on account of the construction of the proposed highway, change of

Richard C. Bock, et ux  
Susan T. Bock  
029-0-00-W  
Page 2

212 PAGE 346

grade, water damage, and/or any other damage, right or claim  
whatsoever.

It is further understood and agreed that this instrument  
constitutes the entire agreement between the grantor and the grantee,  
there being no oral agreements or representations of any kind.

Witness our signature on the 21<sup>st</sup> Day of Jan, A. D.,  
19 86.

[Signature]  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

x Richard C Bock  
Susan T. Bock  
\_\_\_\_\_  
\_\_\_\_\_

STATE OF MISSISSIPPI

County of \_\_\_\_\_

This day personally appeared before me the undersigned authority,  
in and for the above named jurisdiction, the above named \_\_\_\_\_  
\_\_\_\_\_ and wife \_\_\_\_\_  
who acknowledged that \_\_\_\_\_ signed and delivered the foregoing deed  
on the day and year therein mentioned.

Given under my hand and official seal this the \_\_\_\_\_ day of \_\_\_\_\_  
\_\_\_\_\_, A. D., 19 \_\_\_\_\_.

(PLACE SEAL HERE)

\_\_\_\_\_  
\_\_\_\_\_  
TITLE

212 PAGE 347

STATE OF MISSISSIPPI

County of \_\_\_\_\_

This day personally appeared before me the undersigned authority, in and for the above named jurisdiction, the above named \_\_\_\_\_ and wife \_\_\_\_\_

who acknowledged that \_\_\_\_\_ signed and delivered the foregoing deed on the day and year therein mentioned.

Given under my hand and official seal this the \_\_\_\_\_ day of \_\_\_\_\_, A. D., 19\_\_\_\_.

TITLE

(PLACE SEAL HERE)

STATE OF MISSISSIPPI

County of Hinds

Personally appeared before me, the undersigned authority, B. B. Sanders, one of the subscribing witnesses to the foregoing instrument, who being first duly sworn, deposeth and saith that he saw the within named Richard C. Bock and Susan T. Bock, whose names are subscribed hereto, sign and deliver the same to the said State Highway Commission, a body corporate by statute, that he, this affiant, subscribed his name as witness thereto in the presence of the said Richard C. Bock and Susan T. Bock on the day and year therein mentioned.

B. B. Sanders  
Affiant

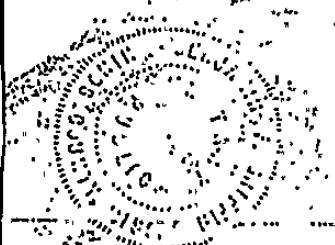
Sworn to and subscribed before me this the 23 day of JANUARY, A.D., 1986.

Benjamin F. Siffert  
Notary public Title

My Commission Expires March 2 1987

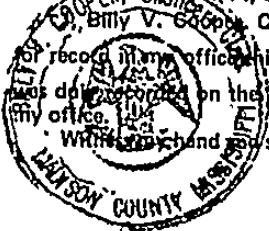
1227 Mc Donald Ave  
Canton, MS 39046

(PLACE SEAL HERE)



STATE OF MISSISSIPPI, County of Madison:

I, Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 11 day of February 1986, at 2:30 o'clock P. M., and was duly recorded on the 11 day of FEB. 14 1986, 19\_\_\_\_, Book No. 212 on Page 345 in my office. Witness my hand and seal of office, this the FEB 14 1986 of \_\_\_\_\_, 19\_\_\_\_.



BILLY V. COOPER, Clerk

By J. Wright, D.C.

ROW 761

79006009TA 9-04-85 cw  
William L. McDonald, et ux  
Evelyn McDonald  
009-0-00-T

Do not record above this line

01252

TEMPORARY EASEMENT

212 ~~212~~ 348

INDEXED

THE STATE OF MISSISSIPPI

County of Madison

For and in consideration of

Three Hundred Thirty Five & 100/100  
/100 Dollars (\$ 335.00 )

the receipt and sufficiency of which is hereby acknowledged, I/or we,  
the undersigned hereby grant, sell, convey and warrant unto the State  
Highway Commission of Mississippi for public improvements, grading,  
sodding, and other construction purposes on State Project No.  
79-1623-00-006-10, a temporary easement through, over, on and across  
the following described land:

PARCEL NO. 1

Begin at a point that is 40.0 feet Easterly of and  
perpendicular to the centerline of survey of State Project  
No. 79-1623-00-006-10 at Station 14 + 02; from said point of  
beginning run thence South 51° 56' East, a distance of 54.5  
feet; thence run South 04° 42' East, a distance of 3.7 feet  
to a point on the South line of grantors property; thence run  
South 85° 39' West along said South property line, a distance  
of 40.0 feet; thence run North 04° 42' West along a line that  
is 40.0 feet Easterly of and parallel with the centerline of  
survey of said project, a distance of 40.4 feet to the point  
of beginning and containing 882.49 square feet or 0.020  
acres, more or less, being a part of Lot 8 of Block A of Twin  
Oaks Subdivision, Part 1, and being situated in the Southeast  
1/4 of the Southeast 1/4 of Section 20, Township 9 North,  
Range 3 East, City of Canton, Madison County, Mississippi,  
and

PARCEL NO. 2

Begin at a point that is 40.0 feet Easterly of and  
perpendicular to the centerline of survey of State Project  
No. 79-1623-00-006-10 at Station 14 + 65; from said point of  
beginning run thence North 04° 42' West along a line that is  
40.0 feet Easterly of and parallel with the centerline of  
survey of said project, a distance of 46.8 feet to a point on  
the North line of grantors property; thence run North 85° 39'  
East along said North property line, a distance of 41.8 feet;  
thence run South 69° 41' East, a distance of 3.6 feet; thence  
run South 04° 42' East along a line that is 85.0 feet  
Easterly of and parallel with the centerline of survey of  
said project, a distance of 30.0 feet; thence run South 66°  
52' West, a distance of 47.4 feet to the point of beginning



William L. McDonald, et ux  
Evelyn McDonald  
009-0-00-T  
Page 2

212 349

and containing 1758.12 square feet or 0.040 acres, more or less, being a part of Lot 9 of Block A of Twin Oaks Subdivision, Part 1, and being situated in the Southeast 1/4 of the Southeast 1/4 of Section 20, Township 9 North, Range 3 East, City of Canton, Madison County, Mississippi, and

Parcel No. 1 and Parcel No. 2 contain an aggregate of 2640.61 square feet or 0.060 acres, more or less.

It is understood and agreed, and it is the intention of the parties hereto, that the grantee shall have the right to use, occupy, improve, grade, sod, ditch, drain and otherwise use for construction purposes the above described land only so long as is necessary to complete the construction of said Project No. 79-1623-00-006-10, in accordance with the plans and specifications for said project, said plans and specifications however, being subject to change by the Federal Highway Administration. Upon the completion of the said work of construction the said temporary easement shall terminate and all right, title and interest in and to the above described land shall revert to the grantors herein, their heirs, assigns, legal representatives or grantees.

The grantor herein further warrants that the above described property is no part of his/or her homestead.

It is further understood and agreed that the consideration herein named is in full payment and settlement of any and all claims or demands for damage accrued, accruing, or to accrue to the grantors herein, their heirs, assigns, or legal representatives, for or on account of the construction of the proposed highway, change of grade, water damage, and/or any other damage, right or claim whatsoever.

212 24350

William L. McDonald, et ux  
Evelyn McDonald  
009-0-00-T  
Page 3

It is further understood and agreed that this instrument constitutes the entire agreement between the grantor and the grantee, there being no oral agreements or representations of any kind.

Witness our signatures this the 21<sup>ST</sup> day of JAN.

A.D., 1986.

[Signature]

Evelyn McDonald

William L. McDonald

STATE OF MISSISSIPPI

County of \_\_\_\_\_

This day personally appeared before me the undersigned authority, in and for the above named jurisdiction, the above named \_\_\_\_\_ and wife \_\_\_\_\_

who acknowledged that \_\_\_\_\_ signed and delivered the foregoing deed on the day and year therein mentioned.

Given under my hand and official seal this the \_\_\_\_\_ day of \_\_\_\_\_, A. D., 19\_\_\_\_.

TITLE

(PLACE SEAL HERE)

STATE OF MISSISSIPPI

County of \_\_\_\_\_

This day personally appeared before me the undersigned authority, in and for the above named jurisdiction, the above named \_\_\_\_\_ and wife \_\_\_\_\_

who acknowledged that \_\_\_\_\_ signed and delivered the foregoing deed on the day and year therein mentioned.

Given under my hand and official seal this the \_\_\_\_\_ day of \_\_\_\_\_, A. D., 19\_\_\_\_\_.

TITLE

(PLACE SEAL HERE)

STATE OF MISSISSIPPI

County of Hinds

Personally appeared before me, the undersigned authority, B. L. Sanders, one of the subscribing witnesses to the foregoing instrument, who being first duly sworn, deposes and saith that he saw the within named William L. McDonald and Evelyn McDonald, whose names are subscribed hereto, sign and deliver the same to the said State Highway Commission, a body corporate by statute, that he, this affiant, subscribed his name as witness thereto in the presence of the said William L. McDonald and Evelyn McDonald on the day and year therein mentioned.

B. L. Sanders  
Affiant

Sworn to and subscribed before me this the 23 day of JANUARY, A.D., 1986.

Benjamin F. Suplee  
Notary public Title

My Commission Expires March 2, 1987

Box 191  
Canton, MS 39046

(PLACE SEAL, HERE)



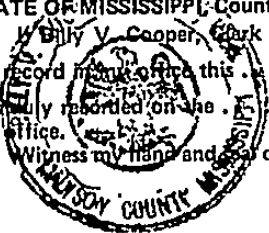
STATE OF MISSISSIPPI, County of Madison:

I, Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 11 day of February, 1986, at 2:30 o'clock P. M., and was duly recorded on the 14 day of FEB. 14, 1986, 1986, Book No. 212 on Page 348 in my office.

Witness my hand and seal of office, this the 14 day of FEB. 14, 1986, 1986.

BILLY V. COOPER, Clerk

By B. Wright, D.C.



C  
ROW005

79006026WA 9-4-85 1d  
Glynn Cook

026-0-00-W

Do not record above this line

WARRANTY DEED

THE STATE OF MISSISSIPPI

County of Madison

For and in consideration of One Hundred Seventy Five  
/100 Dollars (\$ 170.00 )

01253  
INDEXED

212 PAGE 352

the receipt of which is hereby acknowledged, I/or we, the undersigned, hereby grant, bargain, sell, convey and warrant unto the State Highway Commission of Mississippi, a body corporate by statute, on State Project No. 79-1623-00-006-10, the following described land:

Begin at a point on the present Northwesterly right-of-way line of Mississippi Highway No. 43, said point being 40.0 feet Northwesterly of and perpendicular to the centerline of survey of State Project No. 79-1623-00-006-10 at Station 15 + 50, said point also being 456.7 feet North of and 1272.2 feet West of the Southeast corner of the Northeast 1/4 of Section 20, Township 9 North, Range 3 East; from said point of beginning run thence North 33° 34' West, a distance of 13.5 feet to a point on the present Southerly right-of-way line of McDonald Avenue; thence run North 89° 53' East along said Southerly right-of-way line, a distance of 18.7 feet to a point on the present Northwesterly right-of-way line of said present highway; thence run South 44° 45' West along said present Northwesterly right-of-way line, a distance of 15.9 feet to the point of beginning, containing 105.44 square feet or 0.002 acres, more or less, and being situated in the Southeast 1/4 of the Northeast 1/4 of Section 20, Township 9 North, Range 3 East, City of Canton, Madison County, Mississippi.

The grantor herein further warrants that the above described property is no part of his/or her homestead.

It is further understood and agreed that the consideration herein named is in full, complete and final payment and settlement of any claims or demands for damage accrued, accruing, or to accrue to the grantors herein, their heirs, assigns, or legal representatives, for or on account of the construction of the proposed highway, change of

grade, water damage, and/or any other damage, right or claim, whatsoever.

It is further understood and agreed that this instrument constitutes the entire agreement between the grantor and the grantee, there being no oral agreements or representations of any kind.

Witness my signature on the 21<sup>st</sup> Day of Jan, A. D., 1936

[Signature] [Signature]

STATE OF MISSISSIPPI  
County of \_\_\_\_\_

This day personally appeared before me the undersigned authority, in and for the above named jurisdiction, the above named \_\_\_\_\_ and wife \_\_\_\_\_ who acknowledged that \_\_\_\_\_ signed and delivered the foregoing deed on the day and year therein mentioned.

Given under my hand and official seal this the \_\_\_\_\_ day of \_\_\_\_\_, A. D., 19\_\_\_\_.

TITLE

(PLACE SEAL HERE)

BOOK 212 PAGE 354

STATE OF MISSISSIPPI

County of \_\_\_\_\_

This day personally appeared before me the undersigned authority, in and for the above named jurisdiction, the above named \_\_\_\_\_ and wife \_\_\_\_\_ who acknowledged that \_\_\_\_\_ signed and delivered the foregoing deed on the day and year therein mentioned.

Given under my hand and official seal this the \_\_\_\_\_ day of \_\_\_\_\_, A. D., 19\_\_\_\_\_.

TITLE

(PLACE SEAL HERE)

STATE OF MISSISSIPPI

County of Hinds

Personally appeared before me, the undersigned authority, B.B. Sanders, one of the subscribing witnesses to the foregoing instrument, who being first duly sworn, deposeseth and saith that he saw the within named Glynn Cook and \_\_\_\_\_, whose name is subscribed hereto, sign and deliver the same to the said State Highway Commission, a body corporate by statute, that he, this affiant, subscribed his name as witness thereto in the presence of the said Glynn Cook and \_\_\_\_\_ on the day and year therein mentioned.

Affiant

Sworn to and subscribed before me this the 23 day of \_\_\_\_\_

JANUARY, A.D., 1986.

Benjamin F. Siffert  
Notary Public Title

My Comm. Expires \_\_\_\_\_

Box 168  
Canton, MS 39046

(PLACE SEAL HERE)

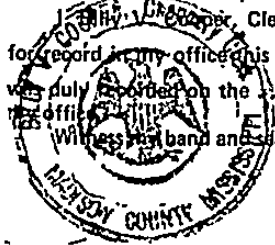
STATE OF MISSISSIPPI, County of Madison:

Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 11 day of February, 1986, at 2:30 clock P. M., and was duly recorded on the \_\_\_\_\_ day of FEB 14 1986, 19\_\_\_\_\_, Book No. 212 on Page 352 in \_\_\_\_\_

Witness my hand and seal of office, this the \_\_\_\_\_ of FEB 14 1986, 19\_\_\_\_.

BILLY V. COOPER, Clerk

By B. Wright, D.C.



RJWC05

79006021WA 7-24-85 ds  
Heywood Norman

021-0-00-W

Do not record above this line

WARRANTY DEED

THE STATE OF MISSISSIPPI

BOOK 212 PAGE 355

County of Madison

For and in consideration of Eight Hundred Seventy Five & 10/100  
/100 Dollars (\$875.00)

the receipt of which is hereby acknowledged, I/or we, the undersigned, hereby grant, bargain, sell, convey and warrant unto the State Highway Commission of Mississippi, a body corporate by statute, on State Project No. 79-1623-00-006-10, the following described land:

Begin at a point on the present Easterly right-of-way line of Mississippi Highway No. 43 said point being the Southwest corner of grantors property, said point also being 2413.1 feet North of and 1417.4 feet West of the Southeast corner of Section 20, Township 9 North, Range 3 East; from said point of beginning run thence North 03° 26' West, a distance of 43.0 feet to a point on the present Southerly right-of-way line of Mississippi Highway No. 16; thence run North 80° 17' East along said present Southerly right-of-way line, a distance of 10.1 feet to a point on a line that is 40.0 feet Easterly of and parallel with the centerline of survey State Project 79-1623-00-006-10; thence run South 03° 26' East along said parallel line, a distance of 48.7 feet to a point on the Southwesterly line of grantors property; thence run North 68° 52' West along said Southwesterly property line, a distance of 11.0 feet to the point of beginning containing 458.35 square feet or 0.011 acres, more or less, and being situated in the Northwest 1/4 of the Southeast 1/4 of Section 20, Township 9 North, Range 3 East, City of Canton, Madison County, Mississippi.

The grantor herein further warrants that the above described property is no part of his/or her homestead.

It is further understood and agreed that the consideration herein named is in full, complete and final payment and settlement of any claims or demands for damage accrued, accruing, or to accrue to the grantors herein, their heirs, assigns, or legal representatives, for or on account of the construction of the proposed highway, change of grade, water damage, and/or any other damage, right or claim

whatsoever.

BOOK 212 PAGE 356

It is further understood and agreed that this instrument constitutes the entire agreement between the grantor and the grantee, there being no oral agreements or representations of any kind.

Witness My signature on the 31<sup>st</sup> Day of Jan, A. D., 1936

[Signature]

[Signature]

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

STATE OF MISSISSIPPI

County of \_\_\_\_\_

This day personally appeared before me the undersigned authority, in and for the above named jurisdiction, the above named \_\_\_\_\_ and wife \_\_\_\_\_ who acknowledged that \_\_\_\_\_ signed and delivered the foregoing deed on the day and year therein mentioned.

Given under my hand and official seal this the \_\_\_\_\_ day of \_\_\_\_\_, A. D., 19\_\_\_\_.

\_\_\_\_\_  
TITLE

(PLACE SEAL HERE)



BOOK 212 PAGE 357

STATE OF MISSISSIPPI

County of \_\_\_\_\_

This day personally appeared before me the undersigned authority, in and for the above named jurisdiction, the above named \_\_\_\_\_ and wife \_\_\_\_\_

who acknowledged that \_\_\_\_\_ signed and delivered the foregoing deed on the day and year therein mentioned.

Given under my hand and official seal this the \_\_\_\_\_ day of \_\_\_\_\_, A. D., 19\_\_\_\_\_

(PLACE SEAL HERE)

TITLE

STATE OF MISSISSIPPI

County of Hinds

Personally appeared before me, the undersigned authority, B. B. Sanders, one of the subscribing witnesses to the foregoing instrument, who being first duly sworn, depose and saith that he saw the within named Heywood Norman and \_\_\_\_\_, whose name is \_\_\_\_\_ subscribed hereto, sign and deliver the same to the said State Highway Commission, a body corporate by statute, that he, this affiant, subscribed his name as witness thereto in the presence of the said Heywood Norman and \_\_\_\_\_ on the day and year therein mentioned.

B. B. Sanders  
Affiant

Sworn to and subscribed before me this the 23 day of JANUARY, A. D., 1986.

Benjamin F. Siff  
Notary public Title

My Commission Expires March 8, 1987

531 East North St  
Canton, MS 39046

(PLACE SEAL HERE)



STATE OF MISSISSIPPI, County of Madison:

Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 11 day of February, 1986, at 2:30 o'clock P. M., and was duly recorded in the \_\_\_\_\_ day of FEB 14 1986, 19\_\_\_\_\_, Book No. 212 on Page 355 in my office. Witness my hand and seal of office, this the \_\_\_\_\_ of \_\_\_\_\_, 19\_\_\_\_\_



BILLY V. COOPER, Clerk

By J. Wright, D.C.

Book 212 Page 358

01303

RELEASE FROM DELINQUENT TAX SALE (INDIVIDUAL) DELINQUENT TAX SALE STATE OF MISSISSIPPI, COUNTY OF MADISON

No

7759

INDEXED

Redeemed Under M.S. 497 Approved April 2, 1932

I, Billy V. Cooper, the undersigned Chancery Clerk in and for the County and State aforesaid, having this day received from

Deposit City Mortgage Co. the sum of Forty seven & 64/100 DOLLARS (\$47.64) being the amount necessary to redeem the following described land in said County and State, to-wit:

Table with columns: DESCRIPTION OF LAND, SEC., TWP, RANGE, ACRES. Row 1: Lake Cavalier Pt 6, 57, 1E, .

Which said land assessed to George W. Seel Jr. and sold on the 26 day of Aug 1985 to Bradley Williams for taxes thereon for the year 1984 do hereby release said land from all claim or title of said purchaser on account of said sale.

IN WITNESS WHEREOF, I have hereunto set my signature and the seal of said office on this the 17 day of February 1986 Billy V. Cooper, Chancery Clerk.

(SEAL) By A. W. Wainwright D.C.

STATEMENT OF TAXES AND CHARGES

- (1) State and County Tax Sold for (Exclusive of damages, penalties, fees) \$32.06
(2) Interest \$1.60
(3) Tax Collector's 2% Damages (House Bill No. 14, Session 1932) \$64
(4) Tax Collector Advertising --Selling each separate described subdivision as set out on assessment roll. \$1.25
S1.00 plus 25cents for each separate described subdivision \$3.00
(5) Printer's Fee for Advertising each separate subdivision \$1.00 each \$2.50
(6) Clerk's Fee for recording 10cents and indexing 15cents each subdivision. Total 25cents each subdivision \$1.00
(7) Tax Collector--For each conveyance of lands sold to individuals \$1.00 \$39.80
(8) TOTAL TAXES AND COSTS AFTER SALE BY TAX COLLECTOR \$1.60
(9) 5% Damages on TAXES ONLY. (See Item 1)
(10) 1% Damages per month or fraction on 1984 taxes and costs (Item 8 --Taxes and costs only) 6 Months \$2.37
(11) Fee for recording redemption 25cents each subdivision \$2.50
(12) Fee for indexing redemption 15cents for each separate subdivision \$1.50
(13) Fee for executing release on redemption \$1.00
(14) Fee for Publication (Sec. 27-43-3 as amended by Chapter 375, House Bill No 457.) \$2.00
(15) Fee for issuing Notice to Owner, each \$
(16) Fee Notice to Lienors @ \$2.50 each \$1.00
(17) Fee for mailing Notice to Owner \$4.00
(18) Sheriff's fee for executing Notice on Owner if Resident \$
TOTAL \$45.19
(19) 1% on Total for Clerk to Redeem \$4.51
(20) GRAND TOTAL TO REDEEM from sale covering 1984 taxes and to pay accrued taxes as shown above \$49.64

Excess bid at tax sale \$ Bradley Williams 43.79
Cliff Guss 1.85
R-4 2.00
47.64

White - Your Invoice
Pink - Return with your remittance
Canary - Office Copy

STATE OF MISSISSIPPI, County of Madison:

Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record and recorded this 17 day of February 1986 at 2:00 o'clock P.M. and was duly recorded on the ... day of FEB. 14 1986 ... Book No. 212 on Page 358 in my office.



FEB 14 1986

BILLY V. COOPER, Clerk

By A. W. Wainwright D.C.

Book 212 Page 359

01278

MISSISSIPPI DEED

FHA Case #281-127078

SPECIAL WARRANTY DEED

INDEXED

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, SAMUEL R. PIERCE, JR., Secretary of Housing and Urban Development, of Washington, D. C., hereby sells, conveys, and warrants specially unto RICHARD H. MITCHELL, SR. of 415 Oak Leaf Court, Ridgeland, MS 39157, the following described real property situated in Madison County, Mississippi, to-wit:

Lot 31, of Country Club Subdivision, Part 3, a subdivision according to the map or plat thereof which is on file and of record in the office of the Chancery Clerk of Madison County, Mississippi, in Plat Cabinet A at Slot 156, reference to which map or plat is hereby made in aid of and as a part of this description.

SAID CONVEYANCE is made subject to all covenants, easements, restrictions, reservations, conditions and rights appearing of record and subject to any state of facts which an accurate survey would show.

TOGETHER WITH all and singular the rights, easements, hereditaments and appurtenances thereunto belonging.

BEING the same property acquired by the Grantor pursuant to the provisions of the National Housing Act, as amended (12 USC 1701 et seq.) and the Department of Housing and Urban Development Act (79 Stat. 667).

THE ABOVE DESCRIBED property is conveyed SUBJECT to protective covenants, restrictive covenants, easements, conditions, and limitations, if any, now of record affecting the use or enjoyment of said property, and to the liens of all taxes, special assessments and levies of every kind and nature, if any, for the year 1986, and subsequent years, the payment of which said taxes, special assessments and levies is assumed by the Grantee herein.

IN WITNESS WHEREOF the undersigned on this 5th day of February, 1986, has set her hand and seal as Chief, Loan Management and Property Disposition Branch, HUD Area Office, Jackson, Mississippi, for and on behalf of the said Secretary of Housing and Urban Development, under authority and by virtue of the Code of Federal Regulations, Title 24, Chapter II, Part 200, Subpart D.

WITNESSES:

Samuel R. Pierce, Jr.  
SECRETARY OF HOUSING AND URBAN DEVELOPMENT

Patsy Hlee  
Lynne Dotson

BY: Thomas C. Smith, Jr.  
Chief,  
LM & PD Branch Area Office,  
HUD Area Office, Jackson, Mississippi

STATE OF MISSISSIPPI  
COUNTY OF HINDS:::::

PERSONALLY appeared before me, Addie L. Sledge, the undersigned Notary Public in and for said county, the within named Thomas C. Smith, Jr., who is personally well known to me and know to me to be the person who executed the foregoing instrument bearing date February 5, 1986, by virtue of the authority vested in her by the Code of Federal Regulations, Title 24, Chapter II, part 200, Subpart D, who acknowledged that she signed and delivered the foregoing instrument on the day and year therein mentioned as Area Office Chief, Loan Management and Property Disposition Branch for and on behalf of Samuel R. Pierce, Jr., Secretary of Housing and Urban Development.

GIVEN UNDER MY HAND AND SEAL this 5th day of February, 1986.

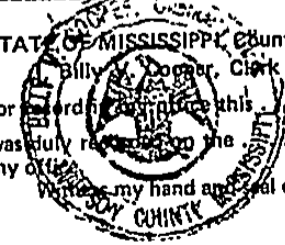
Addie L. Sledge  
NOTARY PUBLIC

MY COMMISSION EXPIRES:

July 1, 1989

STATE OF MISSISSIPPI, County of Madison:

Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in said office this 12 day of February, 1986, at 7:00 o'clock P.M., and was duly returned to me on the 14 day of FEB 14 1986, 19... Book No 212 on Page 359 in my office. Witness my hand and seal of office, this the 14 day of FEB 14 1986, 19...



BILLY V. COOPER, Clerk

By B. Wright, D.C.

ROW 761

79006021TA 7-24-85 cw  
Heywood Norman

021-0-00-T

01256

Do not record above this line

TEMPORARY EASEMENT

THE STATE OF MISSISSIPPI

BOOK 212 PAGE 360

INDEXED

County of Madison

For and in consideration of

Three Hundred Twenty Five & 10/100

/100 Dollars (\$ 325<sup>00</sup> )

the receipt and sufficiency of which is hereby acknowledged, I/or we, the undersigned hereby grant, sell, convey and warrant unto the State Highway Commission of Mississippi for public improvements, grading, sodding, and other construction purposes on State Project No. 79-1623-00-006-10, a temporary easement through, over, on and across the following described land:

Begin at a point that is 52.0 feet Easterly of and perpendicular to the centerline of survey of State Project No. 79-1623-00-006-10 at Station 28 +.20; from said point of beginning run thence South 46° 45' West, a distance of 9.0 feet to a point on the Southwesterly line of grantors property; thence run North 68° 52' West along said Southwesterly property line, a distance of 5.6 feet to a point on a line that is 40.0 feet Easterly of and parallel with the centerline of survey of said project; thence run North 03° 26' West along said parallel line, a distance of 48.7 feet to a point on the present Southerly right-of-way line of Mississippi Highway No. 16; thence run North 80° 17' East along said present Southerly right-of-way line, a distance of 12.1 feet to a point on a line that is 52.0 feet Easterly of and parallel with the centerline of survey of said project; thence run South 03° 26' East along said parallel line, a distance of 46.5 feet to the point of beginning containing 593.70 square feet or 0.014 acres, more or less, and being situated in the Northwest 1/4 of the Southeast 1/4 of Section 20, Township 9 North, Range 3 East, City of Canton, Madison County, Mississippi.

It is understood and agreed, and it is the intention of the parties hereto, that the grantee shall have the right to use, occupy, improve, grade, sod, ditch, drain and otherwise use for construction purposes the above described land only so long as is necessary to complete the construction of said Project No. 79-1623-00-006-10, in accordance with

the plans and specifications for said project, said plans and specifications however, being subject to change by the Federal Highway Administration. Upon the completion of the said work of construction the said temporary easement shall terminate and all right, title and interest in and to the above described land shall revert to the grantors herein, their heirs, assigns, legal representatives or grantees.

The grantor herein further warrants that the above described property is no part of his/or her homestead.

It is further understood and agreed that the consideration herein named is in full payment and settlement of any and all claims or demands for damage accrued, accruing, or to accrue to the grantors herein, their heirs, assigns, or legal representatives, for or on account of the construction of the proposed highway, change of grade, water damage, and/or any other damage, right or claim whatsoever.

It is further understood and agreed that this instrument constitutes the entire agreement between the grantor and the grantee, there being no oral agreements or representations of any kind.

Witness my signature (this the 21<sup>st</sup> day of Jan  
A.D., 1936..

[Signature]  
\_\_\_\_\_  
\_\_\_\_\_

Heywood Norman  
\_\_\_\_\_  
\_\_\_\_\_

STATE OF MISSISSIPPI

County of Hinds

Personally appeared before me, the undersigned authority, B.P. Sanders, one of the subscribing witnesses to the foregoing instrument, who being first duly sworn, deposeth and saith that he saw the within named Heywood Norman and is subscribed hereto, sign and deliver the same to the said State Highway Commission, a body corporate by statute, that he, this affiant, subscribed his name as witness thereto in the presence of the said Heywood Norman and \_\_\_\_\_ on the day and year therein mentioned.

B.P. Sanders  
Affiant

Sworn to and subscribed before me this the 23 day of JANUARY, A.D., 1986.

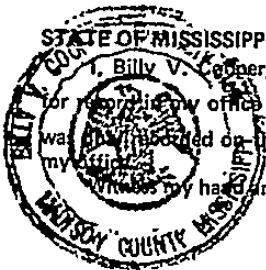
Benjamin F. Siffert  
Notary public Title

(PLACE SEAL HERE)



BY LAWS OF THE STATE OF MISSISSIPPI

531 East North St  
Canton, MS 39046



STATE OF MISSISSIPPI, County of Madison:

Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for recording in my office this 11 day of February, 1986, at 2:38 clock P M., and was recorded on the 14 day of FEB 14 1986, 1986, Book No 212 on Page 360 in my office.

FEB 14 1986  
BILLY V. COOPER, Clerk  
By B. V. Cooper, D.C.

ROW005

79006019WA 9-04-85 ds  
Earl Evans, Jr.

019-0-00-W

Do not record above this line

WARRANTY DEED

BOOK 212 PAGE 363

01257 INDEXED

THE STATE OF MISSISSIPPI

County of Madison

For and in consideration of Five Hundred Twenty Five & <sup>NS</sup>/<sub>100</sub>  
00  
/100 Dollars (\$ 525.00 )

the receipt of which is hereby acknowledged, I/or we, the undersigned, hereby grant, bargain, sell, convey and warrant unto the State Highway Commission of Mississippi, a body corporate by statute, on State Project No. 79-1623-00-006-10, the following described land:

Begin at a point on the present Easterly right-of-way line of Mississippi Highway No. 43; from said point being a Northwest corner of grantors property; said point also being 2205.6 feet North of and 1403.5 feet West of the Southeast corner of Section 20, Township 9 North, Range 3 East; from said point of beginning run thence South 68° 52' East along a Northeasterly line of grantors property, a distance of 11.1 feet to a point on a line that is 40.0 feet Easterly of and parallel with the centerline of survey of said project; thence run South 04° 14' East along said parallel line, a distance of 65.2 feet to a point on a Southwesterly line of grantors property; thence run North 66° 55' West along said Southwesterly property line, a distance of 11.3 feet to a point on the present Easterly right-of-way line of said present highway; thence run North 04° 14' West along said present Easterly right-of-way line, a distance of 64.8 feet to the point of beginning, containing 649.67 square feet or 0.015 acres, more or less, and being situated in the Northwest 1/4 of the Southeast 1/4 of Section 20, Township 9 North, Range 3 East, City of Canton, Madison County, Mississippi.

The grantor herein further warrants that the above described property is no part of his/or her homestead.

It is further understood and agreed that the consideration herein

named is in full, complete and final payment and settlement of any claims or demands for damage accrued, accruing, or to accrue to the grantors herein, their heirs, assigns, or legal representatives, for or on account of the construction of the proposed highway, change of grade, water damage, and/or any other damage, right or claim whatsoever.

It is further understood and agreed that this instrument constitutes the entire agreement between the grantor and the grantee, there being no oral agreements or representations of any kind.

Witness my signature on the 22<sup>nd</sup> Day of Jan., A. D.,

1986  
[Signature]      Earl Evans  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

STATE OF MISSISSIPPI

County of \_\_\_\_\_

This day personally appeared before me the undersigned authority, in and for the above named jurisdiction, the above named \_\_\_\_\_ and wife \_\_\_\_\_ who acknowledged that \_\_\_\_\_ signed and delivered the foregoing deed on the day and year therein mentioned.

Given under my hand and official seal this the \_\_\_\_\_ day of \_\_\_\_\_, A. D., 19\_\_\_\_.

\_\_\_\_\_  
\_\_\_\_\_  
TITLE

(PLACE SEAL HERE)



STATE OF MISSISSIPPI

County of \_\_\_\_\_

This day personally appeared before me the undersigned authority, in and for the above named jurisdiction, the above named \_\_\_\_\_ and wife \_\_\_\_\_

who acknowledged that \_\_\_\_\_ signed and delivered the foregoing deed on the day and year therein mentioned.

Given under my hand and official seal this the \_\_\_\_\_ day of \_\_\_\_\_, A. D., 19\_\_\_\_.

TITLE

(PLACE SEAL HERE)

STATE OF MISSISSIPPI

County of Hinds

Personally appeared before me, the undersigned authority, D. B. Sanders, one of the subscribing witnesses to the foregoing instrument, who being first duly sworn, deposeth and saith that he saw the within named Fay O. Evans and \_\_\_\_\_, whose name is subscribed hereto, sign and deliver the same to the said State Highway Commission, a body corporate by statute, that he, this affiant, subscribed his name as witness thereto in the presence of the said Fay O. Evans and \_\_\_\_\_ on the day and year therein mentioned.

D. B. Sanders  
Affiant

Sworn to and subscribed before me this the 23 day of JANUARY, A.D., 1986.

Benjamin F. Suffer  
Notary public Title

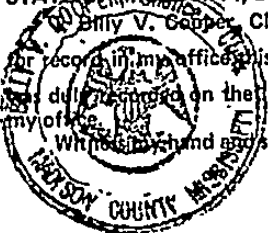
My Commission expires March 8, 1987

(PLACE SEAL HERE)



Box 185  
Canton, MS 39046

STATE OF MISSISSIPPI, County of Madison:



Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 11 day of February, 1986, at 9:30 clock AM, and duly recorded on the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, Book No. 212 on Page 363 in my office. Witness my hand and seal of office, this the FEB. 14. 1986, 19\_\_\_\_.

BILLY V. COOPER, Clerk

By [Signature], D.C.

ROW005

79006005WA 9-04-85 cw  
Thelma S. Vance

005-0-00-W

BOOK 212 PAGE 366

Do not record above this line

WARRANTY DEED

INDEXED

01253

THE STATE OF MISSISSIPPI

County of Madison

For and in consideration of Four Thousand Three Hundred & 100/100  
/100 Dollars (\$ 4,300.00)

the receipt of which is hereby acknowledged, I/or we, the undersigned,  
hereby grant, bargain, sell, convey and warrant unto the State Highway  
Commission of Mississippi, a body corporate by statute, on State  
Project No. 79-1623-00-006-10, the following described land:

Begin at a point on the present Westerly right-of-way line of  
Mississippi Highway No. 43, said point being the Northeast  
corner of grantors property, said point also being 1032.0  
feet North of and 1374.1 feet West of the Southeast corner of  
Section 20, Township 9 North, Range 3 East as shown on the  
plans for State Project No. 79-1623-00-006-10; from said  
point of beginning run thence South 04° 42' East along said  
present Westerly right-of-way line, a distance of 227.1 feet;  
thence run Southerly along said present Westerly right-of-way  
line, a distance of 522.3 feet; thence run South 00° 33' West  
along said present Westerly right-of-way line, a distance of  
106.4 feet to a point on the South line of grantors property;  
thence run North 89° 31' West along said South property line,  
a distance of 10.0 feet; thence run North 00° 33' East along  
a line that is 40.0 feet Westerly of and parallel with the  
centerline of survey of said project, a distance of 106.4  
feet; thence run Northerly along the last mentioned parallel  
line, a distance of 521.3 feet to a point that is 40.0 feet  
Westerly of and perpendicular to the centerline of survey of  
said project at Station 12 + 13.35; thence run North 04° 42'  
West along the last mentioned parallel line, a distance of  
136.7 feet; thence run South 85° 18' West, a distance of 20.0  
feet; thence run North 04° 42' West along a line that is 60.0  
feet Westerly of and parallel with the centerline of survey  
of said project, a distance of 93.1 feet to a point on the  
North line of grantors property; thence run South 89° 31'  
East along said North property line, a distance of 30.1 feet  
to the point of beginning and containing 10401.51 square feet  
or 0.239 acres, more or less, and being situated in the  
Southwest 1/4 of the Southeast 1/4 of Section 20, Township 9  
North, Range 3 East, City of Canton, Madison County,  
Mississippi.

The grantor herein further warrants that the above described property is no part of his/or her homestead.

It is further understood and agreed that the consideration herein named is in full, complete and final payment and settlement of any claims or demands for damage accrued, accruing, or to accrue to the grantors herein, their heirs, assigns, or legal representatives, for or on account of the construction of the proposed highway, change of grade, water damage, and/or any other damage, right or claim whatsoever.

It is further understood and agreed that this instrument constitutes the entire agreement between the grantor and the grantee, there being no oral agreements or representations of any kind.

Witness My signature on the 22<sup>nd</sup> Day of Jan, A. D.,  
1936.  
[Signature] [Signature]  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

STATE OF MISSISSIPPI

County of Hinds

Personally appeared before me, the undersigned authority, B. B. Sanders, one of the subscribing witnesses to the foregoing instrument, who being first duly sworn, deposed and saith that he saw the within named Theлма S. Vance and [unclear], whose name is subscribed hereto, sign and deliver the same to the said State Highway Commission, a body corporate by statute, that he, this affiant, subscribed his name as witness thereto in the presence of the said Theлма S. Vance and [unclear] on the day and year therein mentioned.

B. B. Sanders  
Affiant

Sworn to and subscribed before me this the 23 day of JANUARY, A.D., 1986.

Benjamin F. Buff  
Notary public Title

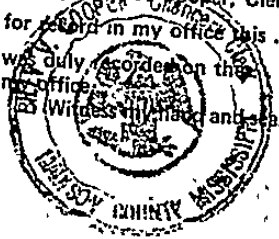
My Commission expires on [unclear]

372 Wilson Ave  
Canton, MS 39046



STATE OF MISSISSIPPI, County of Madison:

I, Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 11 day of February, 1986, at 2:30 o'clock P. M., and was duly recorded on the 14 day of FEB 14 1986, 1986, Book No. 212 on Page 366. In witness my hand and seal of office, this the 14 day of FEB 14 1986, 1986.



BILLY V. COOPER, Clerk  
By D. Wright, D.C.

ROW 761

79006005TA 9-05-85 ds  
Thelma S. Vance

005-0-00-BOOK 212 PAGE 369

01259

Do not record above this line

TEMPORARY EASEMENT

INDEXED

THE STATE OF MISSISSIPPI

County of Madison

For and in consideration of

One Hundred & no/ten

100 Dollars (\$100.00)

the receipt and sufficiency of which is hereby acknowledged, I/or we, the undersigned hereby grant, sell, convey and warrant unto the State Highway Commission of Mississippi for public improvements, grading, sodding, and other construction purposes on State Project No. 79-1623-00-006-10, a temporary easement through, over, on and across the following described land:

Begin at a point that is 40.0 feet Westerly of and perpendicular to the centerline of survey of State Project No. 79-1623-00-006-10 at Station 6 + 07; from said point of beginning run thence South 00° 33' West along a line that is 40.0 feet Westerly of and parallel with the centerline of survey of said project, a distance of 25.1 feet to a point on the South line of grantors property; thence run North 89° 31' West along said South property line, a distance of 43.2 feet; thence run North 60° 22' East, a distance of 49.9 feet to the point of beginning and containing 540.58 square feet or 0.012 acres, more or less, and being situated in the Southwest 1/4 of the Southeast 1/4 of Section 20, Township 9 North, Range 3 East, City of Canton, Madison County, Mississippi.

It is understood and agreed, and it is the intention of the parties hereto, that the grantee shall have the right to use, occupy, improve, grade, sod, ditch, drain and otherwise use for construction purposes the above described land only so long as is necessary to complete the

construction of said Project No. 79-1623-00-006-10, in accordance with the plans and specifications for said project, said plans and specifications however, being subject to change by the Federal Highway Administration. Upon the completion of the said work of construction the said temporary easement shall terminate and all right, title and interest in and to the above described land shall revert to the grantors herein, their heirs, assigns, legal representatives or grantees.

The grantor herein further warrants that the above described property is no part of his/or her homestead.

It is further understood and agreed that the consideration herein named is in full payment and settlement of any and all claims or demands for damage accrued, accruing, or to accrue to the grantors herein, their heirs, assigns, or legal representatives, for or on account of the construction of the proposed highway, change of grade, water damage, and/or any other damage, right or claim whatsoever.

It is further understood and agreed that this instrument constitutes the entire agreement between the grantor and the grantee, there being no oral agreements or representations of any kind.

Witness my signature on this the 22<sup>nd</sup> day of Jan,  
A.D., 1986.

[Signature]

x Thelma S. Vance

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

STATE OF MISSISSIPPI  
County of Hinds

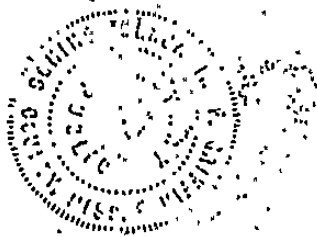
Personally appeared before me, the undersigned authority,  
D. B. Jacobs, one of the subscribing witnesses to  
the foregoing instrument, who being first duly sworn, deposes and  
saith that he saw the within named Thelma S. Vance and  
\_\_\_\_\_ whose name is subscribed hereto,  
sign and deliver the same to the said State Highway Commission, a body  
corporate by statute, that he, this affiant, subscribed his name as  
witness thereto in the presence of the said Thelma S. Vance  
\_\_\_\_\_ and \_\_\_\_\_ on the  
\_\_\_\_\_ day and year therein mentioned.

D. B. Jacobs  
Affiant

Sworn to and subscribed before me this the 23 day of  
JANUARY, A.D., 1986.

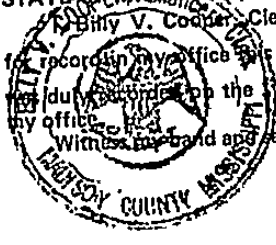
Benjamin F. Griffin  
Notary public Title

(PLACE SEAL HERE)



STATE OF MISSISSIPPI, County of Madison:

Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed  
for recording in my office on the 11 day of February 1986 at 2:30 o'clock P. M., and  
by duly authorized on the \_\_\_\_\_ day of \_\_\_\_\_ 19\_\_\_\_\_, Book No 212 on Page 369.  
Witness my hand and seal of office, this the \_\_\_\_\_ of FEB 14 1986, 19\_\_\_\_\_.  
BILLY V. COOPER, Clerk



By [Signature], D.C.

WARRANTY DEED

01264  
INDEXED

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 which is hereby acknowledged, C. R. MONTGOMERY and WENDEL IVY, Grantors, do hereby convey and forever warrant unto SUMAN K. PAHWA, Grantee, the following described real property lying and being situated in the City of Canton, Madison County, Mississippi, to wit:

A lot or parcel of land fronting 114.2 feet on the south side of East Peace Street, being a part of Block "B" Meadow Lark Park Subdivision, Canton Madison County, Mississippi, and more particularly described as follows:

Beginning at the NE corner of Meadow Lark Park Subdivision and run S 04-10'E along the east line of said subdivision for 194.3 feet to the point of intersection of the south line of a concrete parking lot slab extended easterly; thence S 85-34'W along said extension and south edge of said slab for 68.15 feet to a point; thence N 82-38'W along the south edge of said slab for 51 feet to a point; thence N 04-02'W across and along the west edge of said parking lot slab for 164.8 feet to a point; thence N 07-48'E across said slab for 70 feet to a point on the south line of East Peace Street; thence S 86-50'E along the south line of said street for 114.2 feet to the point of beginning.

ALSO: An easement across a strip of land described as: Beginning at the SW corner of the above described property and run N 82-38'W for 74.35 feet to a point on the east line of Meadow Drive; thence North along the east line of Meadow Drive for 25.2 feet to a point; thence S 82-25'E for 72.6 feet to a point on the west line of the above described property; thence S 04-02'E along the west line of the above described property for 25.2 feet to the point of beginning.

WARRANTY OF THIS CONVEYANCE is subject to the following exceptions, to wit:

1. City of Canton, County of Madison ad valorem taxes for the year 1986, which are liens, but are not yet due or payable and which shall be prorated as follows:  
Grantor: 11/12; Grantee: 11/12.

2. City of Canton, Mississippi, Zoning Ordinance.



3. Reservations, conveyances and/or leases of record in regard to the oil, gas and other minerals lying in, on and under the subject property.

4. Rights-of-way and easements for roads, power lines and other utilities.

WITNESS OUR SIGNATURE, on this the 10th day of February, 1986.

C.R. Montgomery  
C. R. Montgomery

Wendel Ivy  
Wendel Ivy

STATE OF MISSISSIPPI

COUNTY OF MADISON

PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the jurisdiction above stated, the within named C. R. MONTGOMERY, who stated and acknowledged to me that he did sign and deliver the above and foregoing instrument on the date and for the purposes therein stated.

GIVEN UNDER MY HAND AND OFFICIAL SEAL, this the 10th day of February, 1986.

William R. Bellis  
NOTARY PUBLIC

MY COMMISSION EXPIRES:

July 28, 1987

STATE OF MISSISSIPPI

COUNTY OF MADISON

PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the jurisdiction above stated, the within named WENDEL IVY, who stated and acknowledged to me that he did sign and deliver the above and foregoing instrument on the date and

for the purposes therein stated.

GIVEN UNDER MY HAND AND OFFICIAL SEAL, this the 10th day  
of February, 1986.

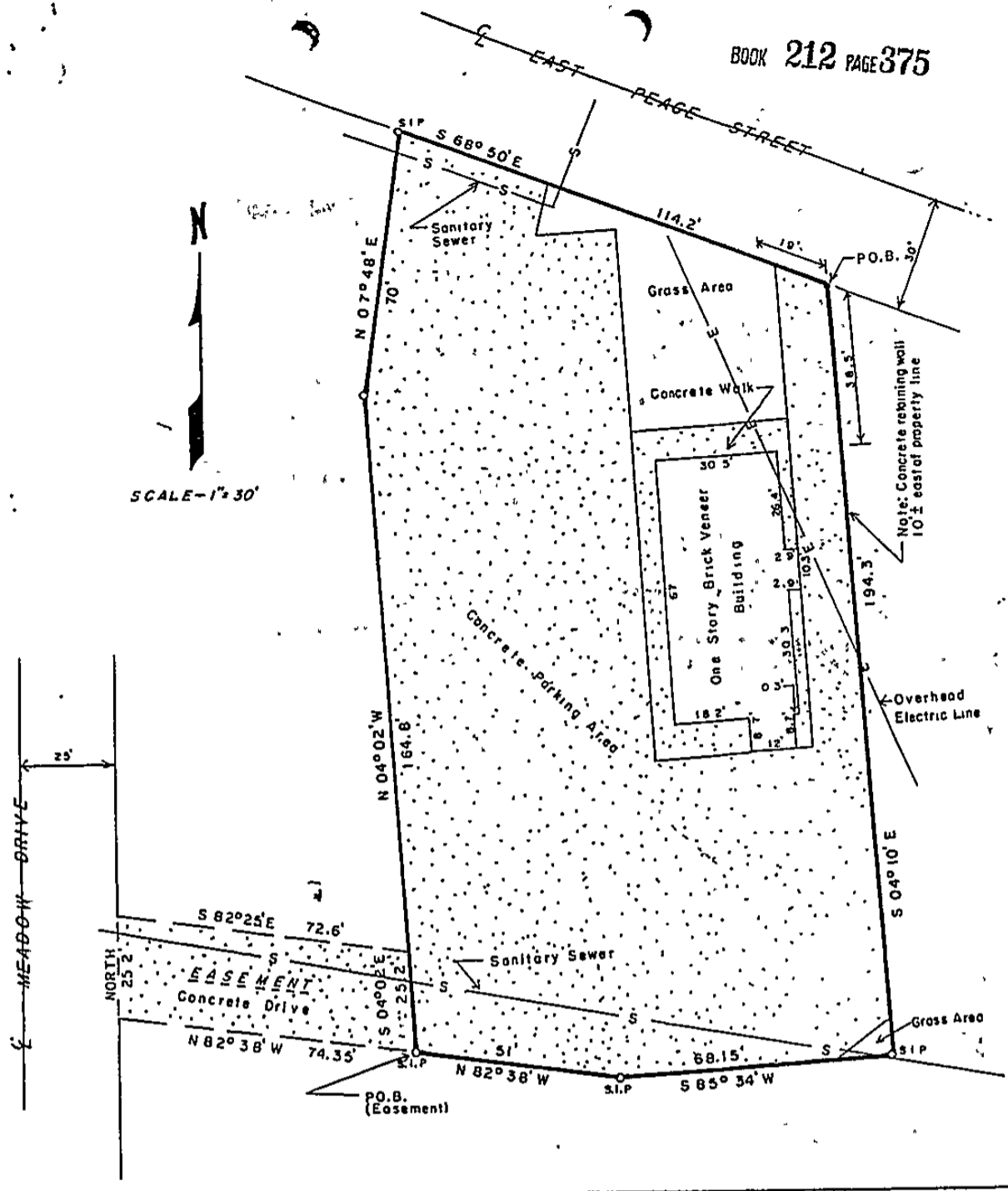
William R. Scott  
NOTARY PUBLIC

MY COMMISSION EXPIRES:  
July 28, 1989  
GRANTORS:  
Post Office Drawer 284  
Canton, MS 39046

GRANTEE:

4422 Sandlewood Drive  
Jackson, MS

D1012905  
987/3010

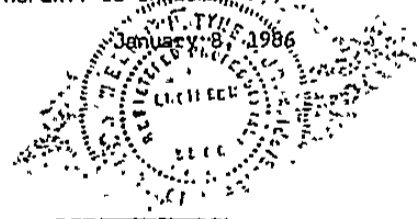


PROPERTY AS SURVEYED FOR  
 SUMAN K. PAHWA & BALDEV RAJ

BEING AS SHOWN A LOT OR PARCEL OF LAND FRONTING 114.2 FEET ON THE SOUTH SIDE OF EAST PEACE STREET, BEING A PART OF BLOCK "B", MEADOW LARK PARK SUBDIVISION, CANTON, MADISON COUNTY, MISSISSIPPI.

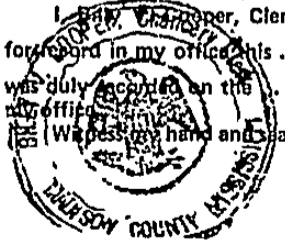
NOTE: ACCORDING TO HUD FIRM FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NUMBER 280109 0005 B, DATED NOVEMBER 15, 1979, THIS PROPERTY IS IN ZONE "C" AREA OF MINIMAL FLOODING.

**TYNE & ASSOCIATES**  
**ENGINEERING**  
 REGISTERED PROFESSIONAL ENGINEERS  
 OFFICE: 859-2912 OR HOME: 859-1634  
 P. O. BOX 143  
 CANTON, MISSISSIPPI 39046



STATE OF MISSISSIPPI, County of Madison:

I, Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 11 day of February, 1986, at 3:10 o'clock P. M., and was duly accepted on the 11 day of FEB 14, 1986, 1986, Book No. 212 on Page 372 in my office on FEB 14 1986



BILLY V. COOPER, Clerk

By n. Wight D.C.

01269

VOL. 100 PAGE 420

BOOK 212 PAGE 376

IN THE CHANCERY COURT OF MADISON COUNTY, MISSISSIPPI

INDEXED

ALICE E. OLIPHANT

PLAINTIFF

VS.

CIVIL ACTION FILE NO. 26,779

DOUGLAS F. PETERSON,  
ELOISE PETERSON RAY, AND  
THE UNITED STATES OF AMERICA  
ACTING BY AND THROUGH  
THE FARMERS HOME ADMINISTRATION,  
UNITED STATES DEPARTMENT OF  
AGRICULTURE

THIS DAY  
**FILED**  
JAN 27 1986  
BILLY V. COOPER  
Chancery Clerk  
By *B. Shippin*

DEFENDANTS

JUDGMENT

THIS ACTION came on for hearing on the merits upon the Complaint filed in this action by Alice E. Oliphant and the answers thereto filed by each of the respective Defendants, and the Court having heard and considered the evidence and testimony presented at the trial by the respective parties; and having taken this matter under advisement for decision in vacation; and having reviewed the legal authorities submitted by the parties; and having made and filed a written opinion dated November 6, 1985; and upon motion of the Plaintiff, the Court having made and filed a Supplemental Opinion dated January 3, 1986, and which clarifies and extends the Court's initial Opinion; and the Court being otherwise fully advised in the premises is of the opinion and hereby finds as follows, to-wit:

1. This Court has jurisdiction of both the parties and the subject matter.
2. In 1980, a store building operated by Defendant Douglas F. Peterson and situated upon real property owned by Defendant Eloise Peterson Ray, was totally destroyed by fire.
3. Acting under the mistaken belief that Defendant Douglas F. Peterson owned the land where the store was located, the Plaintiff, at Defendant Peterson's request, reconstructed the store building for Defendant Douglas F. Peterson upon the land of Defendant Eloise Peterson Ray, and in so doing expended the sum of \$29,854.90 for labor and materials.

Rec. in Book 100 Page 420  
The 27 day of Jan 1986  
Billy V. Cooper  
By *B. Shippin* nr

4. Specifically, the Court finds: (a) that Defendant Eloise Ray knew that the store building operated by Defendant Douglas Peterson was totally destroyed by fire; (b) that Defendant Eloise Ray knew that Defendant Peterson was not financially able to rebuild the store; (c) that Defendant Peterson asked Defendant Ray for permission to rebuild the store building upon her land; (d) that Defendant Ray gave Defendant Peterson permission to rebuild the store building; (e) that Defendant Eloise Ray knew that the Plaintiff was furnishing assistance to Defendant Douglas Peterson in the form of cash and/or materials to reconstruct the store building, and (f) that Defendant Eloise Ray never complained to anyone about the store being reconstructed upon her property.

5. The Court accepts as true the testimony of the Plaintiff and finds that the Defendant Eloise Ray came to the State of Mississippi and was present at the construction site shortly after the commencement thereof. Although Defendant Ray observed the reconstruction process, she failed to notify the Plaintiff that she, rather than Defendant Peterson, owned the land upon which the store building was being rebuilt. In fact, Defendant Ray made no effort whatsoever to disclose her ownership of the land upon which the store was being rebuilt, although she had ample opportunity to do so. Knowing that she owned the land, and also knowing the Defendant Douglas F. Peterson was totally unable to pay for the building, Defendant Ray encouraged the Plaintiff to continue with the reconstruction of the store building.

6. Under these facts, Defendant Ray permitted and acquiesced in the reconstruction of the store building upon her land, and therefore, the store building never attached to or became a part of the land, and said store building is the personal property of Defendant Eloise Ray, because both Defendants Eloise Ray and Douglas Peterson admitted that the store building belonged to Defendant Ray, and because Defendant Peterson has given

Defendant Ray complete dominion and control over the store building, and Defendant Ray has entered into various lease agreements concerning the store building and is presently receiving the monthly rental for the store building.

7. Plaintiff is entitled to an equitable lien to secure and enforce the collection by her of the sum of \$29,854.97, which was advanced by her in the form of labor and materials to reconstruct said building, and the Plaintiff may enforce her lien in this action by a judicial foreclosure.

8. Under the facts of this case, Defendant Eloise Ray has been unjustly enriched, and the Plaintiff is entitled to restitution from Defendant Ray.

9. Restitution can be accomplished and complete justice can be fashioned between the Plaintiff and Defendant Ray by a judicial foreclosure of both the store building, which is personal property, and one (1) acre of land upon which the store building is situated. A judicial foreclosure of only the store building, but not the land upon which the store building is situated, would require the purchaser to remove the store building from the land, and this procedure would have a chilling affect upon the potential bidders at such sale and would create waste which would not be in the best interest of either the Plaintiff or of the Defendant, Eloise Ray, who owns both the store building and the land on which it is built.

10. By virtue of its several Deeds of Trust which are properly of record in the office of the Chancery Clerk of Madison County, Mississippi, the United States of America, acting by and through the Farmers Home Administration, United States Department of Agriculture, has a good and valid first lien upon the one (1) acre of land upon which the store building is situated. However, in accordance with its stipulation, the Court finds that the Farmers Home Administration neither has, nor does it claim to have any lien against the store building.

11. The Court further finds that the Farmers Home Administration, both in its response to Plaintiff's Motion to Clarify and also by its statements to the Court at the hearing upon said Motion, agreed to one (1) acre of the real property being sold at the judicial foreclosure sale provided that the lien of the Farmers Home Administration would attach to the proceeds of such sale with the Farmers Home Administration receiving from the proceeds the fair market value of the land sold, and upon such receipt, releasing the said one acre of land from its deeds of trust.

12. A special commissioner should be appointed to advertise for sale and to sell both the store building and the one acre of land upon which the store building is situated, with the Plaintiff's lien to attach only to that portion of the proceeds from the sale which are attributable to the store building with the lien of the Farmers Home Administration to attach to the remaining portion of the proceeds of the sale which are attributable to the real property.

13. The Court further finds that a proper survey and a metes and bounds description of the one (1) acre of land upon which the store building is situated should be fixed and ascertained by a survey; and the special commissioner should be authorized and empowered to employ a qualified surveyor of his choice to perform such survey, with the expenses of the surveyor and the special commissioner to be paid out of the proceeds of such sale.

14. All costs in this action should be taxed to the Defendants Douglas F. Peterson and Eloise Peterson Ray.

15. The Opinion of this Court dated November 6, 1985, and the Supplemental Opinion of this Court dated January 3, 1986, are hereby made a part of this Judgment by reference.

IT IS, THEREUPON, ORDERED AND ADJUDGED that the store building known as the "County Line Grocery", and situated upon the

following described property in Madison County, Mississippi,  
to-wit:

Two (2) acres in the Southeast corner of the SE $\frac{1}{4}$  of SE $\frac{1}{4}$  of Section 24, Township 10 North, Range 5 East, and being all that part of said SE $\frac{1}{4}$  of SE $\frac{1}{4}$  lying South of old gravel Highway # 16, being the same property conveyed by Vera Lee Groves and L. B. Groves to Douglas F. Peterson by Warranty Deed dated February 4, 1972 and recorded in Deed Book 127, at page 589 in the office of the Chancery Clerk of Madison County, Mississippi,

be, and the same is hereby adjudicated to be personal property of Defendant Eloise Peterson Ray, and that said store building has never attached to or become a part of the real property upon which it is located.

IT IS FURTHER ORDERED AND ADJUDGED that the Plaintiff Alice E. Oliphant be, and she is hereby awarded an equitable lien in the amount of \$29,854.97, upon said store building and all of the fixtures and equipment located therein in order to secure and enforce her collection of the sums expended by her in connection with the construction and erection of the store building.

IT IS FURTHER ORDERED AND ADJUDGED that under the facts of this case that Defendant Eloise Ray has been unjustly enriched under circumstances requiring restitution and that complete justice and equity can be accomplished between all of the parties to this action by a judicial foreclosure in this present action of both the store building and the one (1) acre of land upon which the store building is situated, with the Plaintiff's lien of \$29,854.97, attaching to that portion of the proceeds attributable to the sale of the store building, and the lien of Defendant, Farmers Home Administration, attaching to the remaining portion of the proceeds which are attributable to the sale of the land upon which the store building is located.

IT IS FURTHER ORDERED AND ADJUDGED that Billy V. Cooper be and he is hereby appointed Special Commissioner, to accomplish and carry out a judicial sale of the store building and the one acre of land upon which it is situated.

IT IS FURTHER ORDERED AND ADJUDGED that said Special Commissioner be, and he is hereby authorized and empowered to



employ a surveyor of his choice to set off by proper survey one (1) acre of land upon which the store building is situated.

IT IS FURTHER ORDERED AND ADJUDGED that after the completion of the survey, the Special Commissioner be and he is hereby given the discretion to select a convenient date of his choosing for the sale of both the store building and the one acre of land as surveyed, and to thereafter advertise the property for sale in the manner required by law and then on the date so selected to offer the property for sale and to sell the same by auction at the South door of the Madison County Courthouse at Canton, Mississippi, to the highest and best bidder for cash or on credit, and if the sale is made on credit, with the Special Commissioner being authorized to take and receive a bond from the purchaser with sufficient surety in double the amount of the purchase money, payable to the Plaintiff, the Farmers Home Administration and Defendant Eloise Ray, conditioned for the payment of purchase money with interest at the rate of ten percent (10%) per annum and payable on the date of confirmation of the sale by this Court, unless this Court at the confirmation hearing should by order extend the due date of the payment of the purchase money.

IT IS FURTHER ORDERED AND ADJUDGED that said Commissioner be and he is hereby directed to file his report of sale with this Court within ten (10) days after the date of sale and to furnish a copy of his said report to the successful bidder and to all parties to this action and upon the filing of said Commissioner's report, this Court will fix a time and place for a hearing to determine whether to confirm the sale.

IT IS FURTHER ORDERED AND ADJUDGED that at the confirmation hearing this Court will hear evidence to determine the fair market value of both the real property and the personal property sold by the Commissioner and will adjudicate the proper distribution of the net sales proceeds remaining after the payment of all proper costs and expenses of the sale, with the Plaintiff's lien attaching to that portion of the proceeds which is attributable to

the personal property sold, and with the lien of the Farmers Home Administration attaching to the remaining portion of the net proceeds which is attributable to the sale of the real property.

IT IS FURTHER ORDERED AND ADJUDGED that all costs of this action be taxed to the Defendants Douglas F. Peterson and Eloise Peterson Ray, for which let execution issue.

ORDERED AND ADJUDGED this the 27<sup>th</sup> day of January, 1986.

*Ray A. Montgomery*  
CHANCELLOR

SUBMITTED TO FOR CRITICISM AND APPROVAL AS TO FORM:

*John W. Christopher*  
JOHN W. CHRISTOPHER  
ATTORNEY FOR DEFENDANTS,  
DOUGLAS F. PETERSON AND  
ELOISE PETERSON RAY

GEORGE PHILLIPS  
UNITED STATES ATTORNEY

BY: \_\_\_\_\_  
L. A. SMITH, III  
ASSISTANT UNITED STATES  
ATTORNEY

STATE OF MISSISSIPPI, County of Madison:

Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 11<sup>th</sup> day of February, 1986, at 4:30 o'clock P.M., and was duly recorded on the \_\_\_\_\_ day of FEB 14 1986, 19....., Book No. 212 on Page 326 in my office.  
Witness my hand and seal of office, this the \_\_\_\_\_ of FEB 14 1986, 19.....



BILLY V. COOPER, Clerk

By *B. W. Right*....., D.C.

177287

01273

IN CONSIDERATION OF THE SUM OF TEN Dollars and no/cents (\$ 10.00),  
and other good and valuable considerations, the receipt whereof is hereby acknow-  
ledged, AmSouth Mortgage Company, Inc.  
a corporation, does hereby sell, convey, and specially warrant unto

INDEXED

ADMINISTRATOR OF VETERANS AFFAIRS, an Officer of  
the United States of America, whose principal  
Office and Post Office address is Veterans Ad-  
ministration, Washington, D.C., and his succes-  
sors in such office as such,

the property located in Madison County, State of Mississippi,  
and described as follows:

(SEE ATTACHED FOR LEGAL DESCRIPTION)

For the same consideration above mentioned, the undersigned transfers and  
assigns, without recourse, to the Grantee herein the promissory note and all claims  
thereon which was secured by the Deed of Trust held by the undersigned and fore-  
closed so as to vest title in the undersigned.

IN WITNESS WHEREOF, Grantor has caused these presents to be signed by its  
duly authorized officers, and its corporate seal to be hereunto affixed, on this the

3rd day of January A.D. 1986

AmSouth Mortgage Company, Inc.  
(A corporation)

GRANTOR:  
P. O. Box 847  
Birmingham, AL 35201

By Katrina Nelson  
(Title) Loan Administration Officer

GRANTEE: Suite 214, 100 W. Capitol Street  
Jackson, MS 39269

ATTEST:  
Rosemary Giardina  
(Title) Assistant Secretary

STATE OF ALABAMA  
COUNTY OF JEFFERSON

Before me, the undersigned authority in and for the jurisdiction aforesaid,  
this day personally appeared Katrina Nelson and Rosemary Giardina,  
personally known to me to be Loan Administration Officer Assistant Secretary,  
respectively, of AmSouth Mortgage Company, Inc. a corporation, who acknowledged  
that they signed, sealed and delivered the above and foregoing instrument of writing  
on the date therein mentioned as the act and deed of said corporation, they having  
been first duly authorized so to do.

Given under my hand and official seal, this the 3rd day of January,  
A.D., 1986.

(SEAL)

Wena Carrington  
Notary Public

My commission expires: My Commission Expires April 9, 1986

AmSouth Mortgage Company, Inc.  
Post Office Box 847  
Birmingham, Alabama 35201-0847  
(205) 326-4600

BOOK 212 PAGE 384

**AMSOUTH**

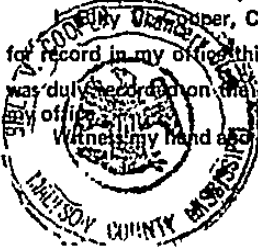
Part of Lot 162, of The Village Square, Part 1, more fully described as follows, to-wit:

Commence at the NE corner of Lot 162, The Village Square Subdivision, Part 1, according to the map thereof which is of record in the office of the Chancery Clerk of Madison County at Canton, Mississippi, in Plat Cabinet "B" Slide 38, reference to which is hereby made in aid of this description, and run thence N 88 degrees 42 minutes West along the North line of Lot 162 a distance of 34.83 feet to the beginning of a 60 foot radius turn-a-round; thence Westerly around said 60 foot radius turn-a-round 3.8 feet to the point of beginning of the parcel herein intended to be described; continue thence Westerly around said 60 foot radius turn-a-round 26.7 feet to the NW corner of Lot 162; thence S 15 degrees 10 minutes W 92.64 feet to the SW corner of Lot 162; thence S 88 degrees 18 minutes E 49 feet; thence N 01 degrees 42 minutes E 98.2 feet to the point of beginning. Said parcel being the  $\frac{1}{2}$  of Lot 162, The Village Square Subdivision, Part 1.

Should the Veterans Administration fail or refuse to issue its guaranty in the full amount committed upon by the Veterans Administration under the provisions of the Servicemen's Readjustment Act of 1944, as amended, within sixty days from the date this loan would normally become eligible for such guaranty, the holder may declare the indebtedness hereby secured at once due and payable and may foreclose immediately or may exercise any other rights hereunder or take any further action as by law provided.

STATE OF MISSISSIPPI, County of Madison:

I, Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 12 day of February, 1986, at 9:46'clock A.M., and was duly recorded on the day of FEB 14 1986, 1986, Book No. 212 on Page 383 in my office on FEB 14 1986.



Witness my hand and seal of office, this the ..... of ....., 19.....

BILLY V. COOPER, Clerk

By..... *N. Wright* ....., D.C.

Formerly Engel Mortgage Company, Inc.

STATE OF MISSISSIPPI  
COUNTY OF MADISON

BOOK 212 PAGE 385

01281

INDEXED

WARRANTY DEED

FOR AND IN CONSIDERATION of Ten Dollars (\$10.00) cash in hand paid and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, WE, WILLIAM J. SHANKS and MARK S. JORDAN, do hereby convey and warrant unto:

George B. Gilmore, Co.

the following described real property situated in Madison County, Mississippi, to wit:

LOT 474, POST OAK PLACE, III-A, a subdivision platted and recorded in Cabinet Slide B-78, in the Chancery Clerk's office of Madison County, Mississippi.

SUBJECT ONLY TO THE FOLLOWING:

1. Subject to streets, rights-of-way, utilities and easements as shown on the plat of said subdivision.
2. Subject to the payment of taxes to the City of Madison and Madison County, Mississippi for the year 1985 to be prorated and paid as follows:  
Grantor \_\_\_\_\_; Grantee \_\_\_\_\_.
3. Subject to prior conveyance, exception, or reservation of oil, gas, and other minerals by prior owners.
4. Subject to a set of Protective Covenants recorded in Book 560 at Page 506 in the record of mortgages and deeds of trust on land in Madison County, Mississippi.
5. Subject to zoning ordinances and subdivision regulations for the Town of Madison, Mississippi and Madison County, Mississippi.

WITNESS OUR SIGNATURES this 7th day of Feb., 1986.

William J. Shanks  
William J. Shanks

Mark S. Jordan  
Mark S. Jordan

STATE OF MISSISSIPPI  
COUNTY OF MADISON

Personally appeared before me the undersigned authority, in and for the above county and state, the within named William J. Shanks, who acknowledged that he did sign and deliver the above and foregoing Warranty Deed as and for his free act and deed on

the day and date therein mentioned.

WITNESS MY HAND AND OFFICIAL SEAL this 7th day of Feb., 1986.

Susan McCarty  
Notary Public  
Justice Court Clerk

My Commission Expires:  
1-4-88

STATE OF MISSISSIPPI  
COUNTY OF MADISON

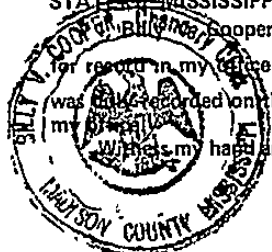
Personally appeared before me the undersigned authority, in and for the above county and state, the within named Mark S. Jordan, who acknowledged that he did sign and deliver the above and foregoing Warranty Deed as and for his free act and deed on the day and date therein mentioned.

WITNESS MY HAND AND OFFICIAL SEAL this 7th day of Feb., 1986.

Susan McCarty  
Notary Public  
Justice Court Clerk

My Commission Expires:  
1-4-88

STATE OF MISSISSIPPI, County of Madison:



Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 12 day of February, 1986, at 9:01 o'clock AM and was recorded on the FEB 14 1986 day of 1986, Book No. 212 on Page 385 in my office and seal of office, this the FEB 14 1986 day of 1986.

BILLY V. COOPER, Clerk

By [Signature] D.C.

WARRANTY DEED

INDEXED

FOR AND IN CONSIDERATION of Ten Dollars (\$10.00) cash in hand paid and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, GEORGE B. GILMORE CO., a Mississippi Corporation, does hereby convey and warrant unto RIVES & COMPANY the following described real property situated in Madison County, State of Mississippi, more particularly described as follows, to-wit:

LOT 74 POST OAK PLACE III-A, a subdivision platted and recorded in Cabinet Slide B-78, in the Chancery Clerk's office of Madison County, Mississippi

SUBJECT ONLY TO THE FOLLOWING:

1. Subject to streets, rights-of-way, utilities and easements as shown on the plat of said subdivision.
2. Subject to the payment of taxes to the City of Madison and Madison County, Mississippi for the year 1986 to be prorated.
3. Subject to prior conveyance, exception, or reservation of oil, gas, and other minerals by prior owners.
4. Subject to a set of Protective Covenants recorded in Book 560 at Page 506 in the record of mortgages and deeds of trust on land in Madison County, Mississippi.
5. Subject to zoning ordinances and subdivision regulations for the Town of Madison, Mississippi and Madison County, Mississippi.

IN WITNESS WHEREOF, the undersigned has caused this instrument to be executed by its duly authorized officer, this the 10th day of February, 1986.

GEORGE B. GILMORE CO.

George B. Gilmore  
George B. Gilmore, President

STATE OF MISSISSIPPI  
COUNTY OF HINDS

PERSONALLY came and appeared before me, the undersigned authority in and for the jurisdiction aforesaid, the within named GEORGE B. GILMORE, who is known personally by me to be the President of GEORGE B. GILMORE CO., and who acknowledged that he signed, sealed, and delivered the above and foregoing instrument of writing for and in behalf of said corporation and on the day and for the purposes therein mentioned, he being duly authorized so to do.

WITNESS MY SIGNATURE AND OFFICIAL SEAL OF OFFICE this the 10th day of February, 1986

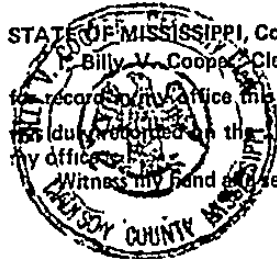


Carline Sudduth  
NOTARY PUBLIC

My Commission Expires May 24, 1988

STATE OF MISSISSIPPI, County of Madison...

Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed to record in my office this 12 day of February, 19... at 9:00 o'clock A.M. and duly recorded on the 12 day of FEB 14 1986, 19..., Book No. 212 on Page 387 in my office. Witness my hand and seal of office, this the 14 day of FEB 14 1986, 19...



BILLY V. COOPER, Clerk

By [Signature] D.C.

C

WARRANTY DEED

BOOK 212 PAGE 388 INDEXED

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00) 01282  
cash in hand paid, and other good and valuable consideration the  
receipt and sufficiency of which is hereby acknowledged, the  
undersigned, DANIEL L. NANCE, by these presents, does hereby sell,  
convey and warrant unto JOHN W. BENSON, JR., and RICHARD A. BENSON,  
the land and property which is situated in Madison County, Ms.,  
described as follows, to-wit:

Lot Twenty-four (24), of Trace Vineyard Subdivision, Part One  
(1), according to the map thereof which is of record in the  
Office of the Chancery Clerk of Madison County, at Canton,  
Ms., in Plat Cabinet "B" at Slide 84, reference to which is  
hereby made.

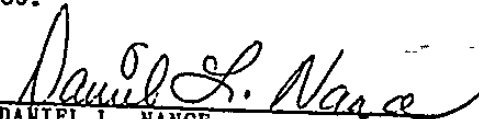
Record title to the instant property is vested in the Grantor  
by Warranty Deed dated November 22, 1985, executed by Trace  
Development Co., recorded in Book 210 at Page 404.

This conveyance and it's warranty is subject only to title  
exceptions, namely:

1. Oil, gas and mineral rights outstanding.
2. Easement dated June 7, 1929, to Ms. Gas and Electric  
Company, Book 7 Page 131; also, zoning and subdivision regulations  
and ordinances.
3. Restrictive covenants dated October 21, 1985, Book 574 at  
Page 545.
4. Ad valorem taxes for the Year 1986, which have been  
prorated this date by estimation, and will be adjusted to actual  
when ascertained as to amount.

Subject property constitutes no part of the homestead of  
Grantor.

WITNESS the hand and signature of the Grantor hereto affixed  
on this the 2<sup>nd</sup> day of February, 1986.

  
DANIEL L. NANCE

STATE OF MISSISSIPPI, COUNTY OF MADISON :

Personally came and appeared before me the undersigned  
authority in and for the jurisdiction aforesaid the within named  
DANIEL L. NANCE, who acknowledged before me that he signed and



delivered the foregoing instrument for the purposes recited on the date therein set forth.

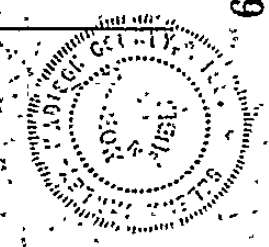
GIVEN under my hand and the official seal of my office on this the 10 day of February, 1986.

*Selma Oakley*  
NOTARY PUBLIC

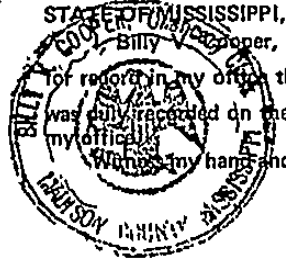
My Comm. Expires: my Commission Expires July 1, 1983

Grantor M/A: 1010 Main Street, Philadelphia, Ms. 39350

Grantee M/A: 229 Sykes Road, Jackson, Ms. 39212



STATE OF MISSISSIPPI, County of Madison:



Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 10 day of February, 1986, at 9:00 o'clock A. M., and was duly recorded on the 10 day of FEB 14 1986, 1986, Book No. 212 on Page 388. Witness my hand and seal of office, this the 14 day of FEB 14 1986, 1986.

BILLY V. COOPER, Clerk

By B. Wright, D.C.

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INDEXED  
01291

STATE OF MISSISSIPPI

COUNTY OF MADISON

SUBSTITUTED TRUSTEE'S DEED

WHEREAS, Elizabeth Godbold and Anderson Pratt executed a Deed of Trust to Bailey Mortgage Company Beneficiary, C. B. Henley Trustee, dated October 24, 1972, recorded in Book 390 at Page 696 Records of Mortgages and Deeds of Trust of Madison County, Mississippi; and

WHEREAS, said Deed of Trust was assigned to Federal National Mortgage Association by Assignment dated October 24, 1972, recorded in Book 390 at Page 706 Records of Mortgages and Deeds of Trust of Madison County, Mississippi; and

WHEREAS, Federal National Mortgage Association appointed R. Conner McAllister as Trustee in said Deed of Trust in place of C. B. Henley by Substitution of Trustee dated October 22, 1985, recorded in Book 573 at Page 443 Records of Mortgages and Deeds of Trust of Madison County, Mississippi; and

WHEREAS, default having been made in the payment of the indebtedness secured by said Deed of Trust, which default continued for a period of time necessary for the holder thereof to declare the entire unpaid balance immediately due and payable as was its option so to do under the terms thereof, and default was made in said payment and said Substituted Trustee was requested and directed by the holder of the Note and Deed of Trust to foreclose under the terms thereof, I, R. Conner McAllister, Substituted Trustee, pursuant to the provisions of said Deed of Trust, did on February 10, 1986, during legal hours between the hours of 11:00 A.M. and 4:00 P.M. at the south front door of the Madison County Courthouse in the City of Canton, Mississippi, offer for sale at public auction and sell to the highest and best bidder according to law, the following described land and property, with improvements thereon situated, lying and being situated in Madison County, Mississippi, more particularly described as follows:

Lot Fifty-Eight (58), Presidential Heights, Part 2, a subdivision according to a map or plat thereof on file and of record in the office of the Chancery Clerk of Madison County, Mississippi, reference to which map or plat is hereby made in aid of and as a part of this description.

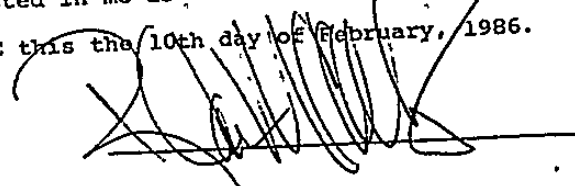
Said property was sold after strictly complying with all of the terms and conditions of said Deed of Trust and the statutes made and provided in such cases. A notice of time, place and terms of said sale, together with a description of said property to be sold, was given by publication in the Madison County Herald a weekly newspaper published and generally circulated in Madison County, Mississippi, for four (4) consecutive weeks preceding the date of sale. The first notice of publication appeared January 16, 1986, and subsequent notices appeared January 23, 30, and February 6, 1986. Proof of publication is attached hereto and incorporated herein by reference. A notice identical to said published notice was posted on the bulletin board near the southfront door of the Madison County Courthouse in the City of Canton, Mississippi, on January 15, 1986, and everything necessary to be done was done to make and effect a good and lawful sale.

At said sale, Federal National Mortgage Association bid for said property in the amount of \$13,763.42 and this being the highest and best bid, said Federal National Mortgage Association was declared the successful bidder and the same was then and there struck off to said Federal National Mortgage Association.

NOW, THEREFORE, in consideration of the premises, and in consideration of the price and sum of \$13,763.42, cash in hand paid, receipt of which is hereby acknowledged, I, the undersigned Substitute Trustee, do hereby sell and convey unto Federal National Mortgage Association, its successors and assigns, the land and property above described, together with all improvements thereon.

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Title to this property is believed to be good, but I convey only such title as is vested in me as Substituted Trustee.  
WITNESS MY SIGNATURE this the 10th day of February, 1986.



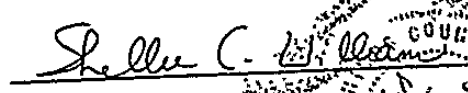
R. CONNER McALLISTER  
Substituted Trustee

BOOK 212 PAGE 392

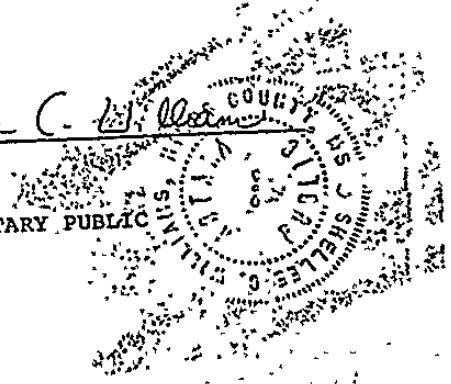
STATE OF MISSISSIPPI  
COUNTY OF HINDS

PERSONALLY came and appeared before me, the undersigned authority in and for said county and state, the within named R. Conner McAllister, Substituted Trustee, who stated to me on oath that he signed and delivered the above and foregoing instrument on the day and in the year therein stated, for the purposes therein mentioned.

Given under my hand and official seal this the 10th day of February, 1986.



NOTARY PUBLIC



My Commission Expires:  
7-10-89

Grantor's Address: 315 Tombigbee Street, Suite 501, Jackson, MS

Grantee's Address: 3900 Wisconsin Avenue, Washington, D.C.

STATE OF MISSISSIPPI  
COUNTY OF MADISON

PERSONALLY CAME before me, the undersigned, a notary public in and for MADISON County, Mississippi, the PRINTER of MADISON COUNTY HERALD, a newspaper published in the City of Canton, Madison County, in said state, who, being duly sworn, deposes and says that MADISON COUNTY HERALD is a newspaper as defined and prescribed in Senate Bill No. 203 enacted at the regular session of the Mississippi Legislature of 1948, amending Section 1858, of the Mississippi Code of 1942, and that the publication of notice of which the annexed is a copy, in the matter of

STATE OF MISSISSIPPI  
COUNTY OF MADISON  
"SUBSTITUTED TRUSTEES"  
NOTICE OF SALE  
WHEREAS, Elizabeth Godbold and Anderson Pratt executed a Deed of Trust in C. B. Henley, Trustee for Bailey Mortuary Com-

pany, under date of October 24, 1972, recorded in Book 390 at Page 454 of the records in the office of the Chancery Clerk of Madison County, at Canton, Mississippi, and which now is assigned together with the indebtedness secured thereby to Federal National Mortgage Association by instrument dated October 24, 1972, recorded in Book 390 at Page 704 of the records in the office of the aforesaid Chancery Clerk, reference to which is hereby made, and

WHEREAS, Federal National Mortgage Association, the legal holder of the said Deed of Trust and the Note secured thereby, substituted R. Conner McArdler as Trustee thereof, and

And further notice of Sale - Godbold & Pratt

has been in said paper \_\_\_\_\_ times consecutively, to-wit:  
On the 16 day of January, 1986  
On the 23 day of January, 1986  
On the 30 day of January, 1986  
On the 6 day of February, 1986  
On the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_  
On the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_

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USDA Choice Lean Boneless Round Steak  
USDA Choice Lean Boneless Stew Meat  
USDA Choice Lean Boneless Wieners  
Hillshire All Star Smoked Cube Steak



and before me, this \_\_\_\_\_, 1986  
R. Conner McArdler  
Notary  
My Commission Expires May 27, 1987

James Graham  
Canton, Miss Feb. 7, 1986

PROOF OF PUBLICATION

STATE OF MISSISSIPPI, County of Madison:  
Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 12 day of February, 1986, at 9:00 o'clock A.M., and was duly recorded on the \_\_\_\_\_ day of \_\_\_\_\_, 19\_\_\_\_, Book No. 212 on Page 390 in my office.  
Witness my hand and seal of office, this the \_\_\_\_\_ of \_\_\_\_\_, 19\_\_\_\_  
BILLY V. COOPER, Clerk  
By N. Wright, D.C.



01293

STATE OF MISSISSIPPI  
COUNTY OF MADISON

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WARRANTY DEED

FOR AND IN CONSIDERATION of Ten Dollars (\$10.00) cash in hand paid and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, WE, WILLIAM J. SHANKS and MARK S. JORDAN, do hereby convey and warrant unto:

JEP & Co., Inc.

the following described real property situated in Madison County, Mississippi, to wit:

LOT # 131 & # 132, POST OAK PLACE III-B, a subdivision platted and recorded in Cabinet Slide B-80, in the Chancery Clerk's office of Madison County, Mississippi

SUBJECT ONLY TO THE FOLLOWING:

1. Subject to streets, rights-of-way, utilities and easements as shown on the plat of said subdivision.
2. Subject to the payment of taxes to the City of Madison and Madison County, Mississippi for the year 1985 to be prorated and paid as follows:  
Grantor \_\_\_\_\_; Grantee \_\_\_\_\_.
3. Subject to prior conveyance, exception, or reservation of oil, gas, and other minerals by prior owners.
4. Subject to a set of Protective Covenants recorded in Book 565 at Page 632 in the record of mortgages and deeds of trust on land in Madison County, Mississippi.
5. Subject to zoning ordinances and subdivision regulations for the Town of Madison, Mississippi and Madison County, Mississippi.

WITNESS OUR SIGNATURES this 10th day of Feb., 1986.

  
William J. Shanks

  
Mark S. Jordan

STATE OF MISSISSIPPI  
COUNTY OF MADISON

Personally appeared before me the undersigned authority, in and for the above county and state, the within named William J. Shanks, who acknowledged that he did sign and deliver the above and foregoing Warranty Deed as and for his free act and deed on

the day and date therein mentioned.

WITNESS MY HAND AND OFFICIAL SEAL this 10th day of Feb., 1986.

*Susan McCarty*  
Notary Public  
*Justice Court Clerk*

My Commission Expires:  
1-4-88

STATE OF MISSISSIPPI  
COUNTY OF MADISON

Personally appeared before me the undersigned authority, in and for the above county and state, the within named Mark S. Jordan, who acknowledged that he did sign and deliver the above and foregoing Warranty Deed as and for his free act and deed on the day and date therein mentioned.

WITNESS MY HAND AND OFFICIAL SEAL this 10th day of Feb., 1986.

*Susan McCarty*  
Notary Public  
*Justice Court Clerk*

My Commission Expires:  
1-4-88

STATE OF MISSISSIPPI, County of Madison:



Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 12 day of February, 1986, at 9:00 o'clock A.M., and was duly recorded on the FEB 14 1986 day of FEB 14 1986, 1986, Book No. 212 on Page 394 in my office on FEB 14 1986.

Witness my hand and seal of office, this the ..... of ..... 19.....  
BILLY V. COOPER, Clerk

By *B. Wright*....., D.C.

C  
BOOK 212 PAGE 396

WARRANTY DEED

INDEXED

0129.1

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, the undersigned, FIRST MARK HOMES, INC., a Mississippi corporation, acting by and through its duly authorized officer, does hereby sell, convey and warrant unto, J.F.P. & CO., INC., a Mississippi corporation, the land and property lying and being situated in the County of Madison, State of Mississippi, described as follows, to-wit:

Lot One Hundred Forty-Two (142), POST OAK PLACE, III-B, a subdivision according to a map or plat thereof on file and of record in the office of the Chancery Clerk of Madison County at Canton, Mississippi in Plat Cabinet B-80, reference to which is here made in aid of and as a part of this description.

THIS CONVEYANCE is made subject to all applicable building restrictions, restrictive covenants, easements and mineral reservations of record.

IT IS AGREED and understood that the taxes for the current year have been prorated as of this date on an estimated basis. When said taxes are actually determined, if the proration as of this date is incorrect, then the Grantor agrees to pay to the Grantee or assigns any deficit on an actual proration, and likewise the Grantee agrees to pay to the Grantor or assigns any amount overpaid by it.

WITNESS THE SIGNATURE of the Grantor, this the 10th day of February, 1986.

FIRST MARK HOMES, INC.

BY: Thomas M. Harkins, Jr.  
Thomas M. Harkins, Jr.  
President



STATE OF MISSISSIPPI

COUNTY OF HINDS.

Personally appeared before me, the undersigned authority an and for the aforesaid jurisdiction, Thomas M. Harkins, Jr., President of First Mark Homes, Inc., a Missis- sippi corporation, and that for and on behalf of and by au- thority of said corporation, he signed and delivered the above and foregoing instrument on the day and year therein mentioned for the intent and purpose therein expressed.

Given under my hand and seal of office, this the 10th day of February, 1986.

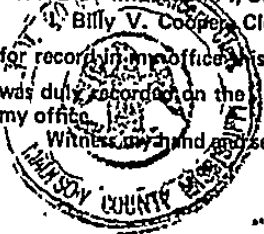
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*J. R. Elliott*  
NOTARY PUBLIC  
J. R. ELLIOTT  
NOTARY PUBLIC  
MISSISSIPPI

MY COMMISSION EXPIRES:  
My Commission Expires Jan 4, 1987

STATE OF MISSISSIPPI, County of Madison:

Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 12 day of February, 1986, at 9:00 clock P.M., and was duly recorded on the FEB 14 1986 day of FEB 14 1986, 19....., Book No. 212 on Page 397 in my office.  
Witness my hand and seal of office, this the ..... of ....., 19.....



BILLY V. COOPER, Clerk

By *M. Wright*....., D.C.

INDEXED

WARRANTY DEED

01300

FOR AND IN CONSIDERATION of the price and sum of TEN AND NO/100 (\$10.00) DOLLARS, cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, the undersigned, GERALD LANE TAYLOR and wife, WANDALYN MAY TAYLOR, 2007 Tidewater Lane, Madison, Mississippi 39110, do hereby sell, convey and warrant unto FRANK D. STIMLEY and CYNTHIA B. STIMLEY, 5135 Galaxie Drive, Suite 410-D, Jackson, Mississippi 39206, as joint tenants with full rights of survivorship and not as tenants in common, the following land and property situated in Madison County, Mississippi, to-wit:

Lot 19, INGLESIDE, a subdivision, according to a map or plat thereof which is on file and of record in the office of the Chancery Clerk of Madison County, Mississippi, Slide B-69, reference to which is hereby made in aid of and as a part of this description.

This conveyance is executed subject to the following exceptions:

1. Ad valorem taxes for the year 1986 shall be pro-rated with the Grantors paying 42/365ths of said taxes and the Grantees paying 323/365ths of said taxes.
2. Those certain covenants affecting Ingleside Sub-division recorded in Book 550, Page 333, and to any easements shown on the plat aforesaid.
3. Any and all prior mineral conveyances of record.

EXECUTED this the 11<sup>th</sup> day of February, 1986.

Gerald Lane Taylor  
GERALD LANE TAYLOR

Wandalyn May Taylor  
WANDALYN MAY TAYLOR

STATE OF MISSISSIPPI  
COUNTY OF HINDS

Personally appeared before me, the undersigned authority  
in and for said county and state; the within named GERALD LANE  
TAYLOR and WANDA LYN MAY TAYLOR, who acknowledged that they signed,  
executed and delivered the above and foregoing instrument, on the  
day and year therein mentioned.

GIVEN UNDER MY HAND AND OFFICIAL SEAL on this the 11<sup>th</sup> day of  
February, 1986.



Stephanie K. Brown  
NOTARY PUBLIC

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MY COMMISSION EXPIRES:  
FEB 14 1988

STATE OF MISSISSIPPI, County of Madison:



Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed  
for record in my office this 12 day of February 1986, at 10:40 clock AM and  
was duly recorded by the 12 day of FEB 14 1986, 19....., Book No 212 on Page 398 in  
my hand and seal of office, this the ..... of FEB 14 1986....., 19.....

BILLY V. COOPER, Clerk  
By D. Wright....., D.C.