

THE STATE OF MISSISSIPPI, **WARRANTY DEED** M. A. Lewis, Jr.  
County of Hinds  
For and in consideration of \$1500.00 FIFTEEN HUNDRED AND NO/100  
Dollars (\$ 1500.00 )

the receipt of which is hereby acknowledged, I/or we, the undersigned, hereby bargain, sell, convey and warrant unto the State Highway Commission of Mississippi, a body corporate by statute, on Federal Aid Project No. I-091-2 (14) the following described land: Beginning at the point of intersection of the West right of way line of present U. S. Highway #51, and the South line of the Northwest 1/4 of Section 13, Township 6 North, Range 1 East, run thence West along Grantor's South property line a distance of 35.4 feet; thence North 8° 53' East, a distance of 300 feet to a point on Grantor's North property line; thence East along Grantor's North property line, a distance of 35.4 feet to a point on the said West right of way line; thence South 8° 53' West along said West right of way line, a distance of 300 feet to the point of beginning containing 0.24 acres, more or less, and being in the Southeast 1/4 of the Northwest 1/4 of Section 13, Township 6 North, Range 1 East, Hinds County, Mississippi, together with any and all abutments rights of access in and to said highway appurtenant to grantor's remaining property, including any and all existing rights of access, except that such remaining property shall have access to frontage road which will be connected to said highway only at points established by public authority.

Grantor agrees that the cost of Federal Documentary Stamp Tax may be deducted and paid by the grantee from the consideration provided herein.  
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 no signs, billboards or other advertising devices shall be constructed within 150 feet of the center line of said highway, and the State Highway Commission, its officers, agents or employees are hereby authorized to enter upon such premises and remove therefrom any signs, billboards, or other advertising devices which now exist or which may hereafter be placed upon said premises, within said 150 feet of the center line of said highway, without any liability for damage to property attaching to said Commission, its officers, agents or employees for so doing.

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 as the Day of A. D. 1957  
D. F. Lyle, Richard Parker  
M. A. Lewis, Jr.

STATE OF MISSISSIPPI  
County of Hinds  
This day personally appeared before me, the undersigned authority, the above named D. F. Lyle, Richard Parker and wife M. A. Lewis, Jr. who acknowledged that they signed and delivered the foregoing deed on the day and year therein mentioned.  
Given under my hand and official seal this 26th day of July, A. D. 1957  
(PLACE SEAL HERE) Paul H. Williams  
Notary Public  
My Comm. 44 Sept 1, 1958 Title.

STATE OF MISSISSIPPI, County of Hinds:  
I, Frank T. Scott, Clerk of the Chancery Court of said County, certify that the within instrument was filed for record in my office this 27th day of Aug. 1957, at 1:45 o'clock P. M. and was duly recorded on the 27th day of Aug. 1957, Book No. 1044 page 157.  
Witness my hand and seal of office, this the 27th day of Aug. 1957  
FRANK T. SCOTT, Clerk  
D. C.