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2022R-000988

FILED
JONESBORO DISTRICT
CRAIGHEAD COUNTY, ARKANSAS
CANDACE EDWARDS, CLERK & RECORDER
01/14/2022 12:28:25 PM
FEE: 25.00
PAGES: 3
TONI HARGETT

THIS INSTRUMENT PREPARED BY: J. ROBIN NIX, II, ATTORNEY

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

THAT **Shannon Steele Investments LLC**, for and in consideration of the sum of **\$198,000.00**, and other good and valuable considerations to the company in hand paid by the **Grantee** herein, the receipt of which is hereby acknowledged, does hereby grant, bargain, sell, and convey unto **Jordan Wayne Sullivan, a married man**, and unto **his heirs** and assigns forever, the following described land situated in the County of **Craighead**, State of Arkansas, to-wit:

Part of Lot or Block 22 of Knight's Addition to Jonesboro, Arkansas, more particularly described as follows: Begin at the Northwest corner of said Lot or Block 22; thence South along the East line of Main Street 100 feet to the point of beginning proper; thence continue South along the East line of Main Street 100 feet; thence East 220 feet to the West line of Church Street; thence North along said West line of Church Street 60 feet; thence West 85 feet; thence North 40 feet; thence West 135 feet to the point of beginning.

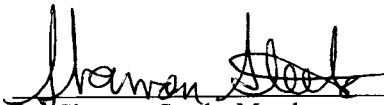
Subject to assessments, building lines, easements, mineral reservations and/or conveyances, restrictions, and any other matters of record or fact.

TO HAVE AND TO HOLD the same unto the said **Grantee** and unto **his heirs** and assigns forever, with all appurtenances thereunto belonging.

And, **Shannon Steele Investments LLC**, hereby covenants with said **Grantee** that it will forever warrant and defend the title to the said lands against all claims whatsoever.

IN TESTIMONY WHEREOF, the name of the **grantor** is hereunto fixed by its member this **13th** day of **January, 2022**.

Shannon Steele Investments LLC


By: Shannon Steele, Member

Limited Liability Warranty Deed



ACKNOWLEDGMENT

STATE OF **Arkansas**
COUNTY OF Craighead

BE IT REMEMBERED, that on this day came before me the undersigned, a Notary Public duly commissioned qualified and acting, within and for said County and State, in person within named **Shannon Steele**, to me personally well known, who stated he is the Member of **Shannon Steele Investments LLC** and is duly authorized in his capacity to execute the foregoing instrument for and in the name and behalf of said company, and further stated and acknowledged that **he/she/they** had signed, executed and delivered said foregoing instrument for the consideration, uses and purposes therein mentioned and set forth.

IN TESTIMONY WHEREOF I have hereunto set my hand and official seal this **13th** day of **January, 2022**.



Sanda Greene, Notary Public

My Commission Expires:
August 20, 2030



I certify under penalty of false swearing that documentary stamps or a documentary symbol in the legally correct amount has been placed on this instrument.



Jordan Wayne Sullivan

Mailing Address: **1112 S Main St, Jonesboro, AR 72401**



STATE OF ARKANSAS
DEPARTMENT OF FINANCE AND ADMINISTRATION
MISCELLANEOUS TAX SECTION
P.O. BOX 896, LITTLE ROCK, AR 72203-0896

Real Estate Transfer Tax Stamp

Proof of Tax Paid



File Number: 22-0121

Grantee: JORDAN WAYNE SULLIVAN
Mailing Address: 1112 S. MAIN ST.
JONESBORO AR 724010000

Grantor: SHANNON STEELE INVESTMENTS LLC
Mailing Address: 1702 HAZLEWOOD CT.
JONESBORO AR 724010000

Property Purchase Price: \$198,000.00
Tax Amount: \$653.40

County: CRAIGHEAD
Date Issued: 01/13/2022
Stamp ID: 716433408

I certify under penalty of false swearing that documentary stamps or a documentary symbol in the legally correct amount has been placed on this instrument

Grantee or Agent Name (printed): Jordan Wayne Sullivan

Grantee or Agent Name (signature): *Jordan Wayne Sullivan* Date: 1/13/22

Address: 1112 S. Main St.

City/State/Zip: Jonesboro, AR 72401