

ELECTRONIC RECORDING
2021R-023072
CERTIFICATE OF RECORD
JONESBORO DISTRICT
CRAIGHEAD COUNTY, ARKANSAS
CANDACE EDWARDS, CLERK & RECORDER
09/22/2021 02:28:04 PM
RECORDING FEE: 25.00
PAGES: 3

Please Return To:

Lenders Title Company
2207 Fowler Avenue
Jonesboro AR, 72401
Phone: 870-935-7410
Fax: 870-933-7222

File Number: 21-080395-300

This deed form prepared under the supervision of:
J. Mark Spradley, Attorney at Law
1501 N. University, Suite 155
Little Rock, AR 72202

Transaction data completed by Lenders Title Company

Warranty Deed - Unmarried (Letter).rif

FOR RECORDER'S USE ONLY

WARRANTY DEED
(UNMARRIED PERSON)

KNOW ALL MEN BY THESE PRESENTS:

That, Eason E. Dearen, an unmarried person, and Gene E. Dearen, Jr., an unmarried person, Grantor, for and in consideration of the sum of ---TEN AND 00/100--- DOLLARS (\$10.00)---and other good and valuable consideration in hand paid by Lawrence Ray Reeves and Mary Jean Reeves, a married couple, Grantee(s), the receipt and sufficiency of which is hereby acknowledged, does hereby grant, bargain, sell and convey unto the Grantee(s), and unto their heirs and assigns forever, the following lands lying in the County of Craighead and the State of Arkansas to-wit:

Lot 51 of Sage Meadows Phase II-C, Jonesboro, Arkansas, as shown by Plat recorded in Plat Cabinet "C" Page 212 at Jonesboro, Arkansas, subject to Declaration of Covenants and Restrictions in Deed Record 533 Page 324, Affidavit recorded in Document Number JB2010R-005151 and in Document Number 2020R-005990, and By-Laws recorded in Document Number JB2012R-012344 at Jonesboro, Arkansas, and to easements as shown on recorded Plat.

Subject to any recorded: assessments, building lines, easements, mineral reservations and/or conveyances, and restrictions, if any.

TO HAVE AND TO HOLD the above described lands unto the Grantee(s) and their heirs and assigns forever, with all tenements, appurtenances, and hereditaments thereunto belonging.

And I hereby covenant with the Grantee(s) that I will forever warrant and defend the title to the above described lands against all claims whatsoever.



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: 21-080395-300

Grantee: LAWRENCE RAY REEVES AND MARY JEAN REEVES
Mailing Address: 5037 ABERDEEN
JONESBORO AR 724050000

Grantor: EASON E DEAREN AND GENE E DEAREN JR
Mailing Address: PO BOX 473
POCAHONTAS AR 724350000

Property Purchase Price: \$260,000.00
Tax Amount: \$858.00

County: CRAIGHEAD
Date Issued: 09/22/2021
Stamp ID: 1686333440

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): Attc as Agent

Grantee or Agent Name (signature): Brandi Resden Date: 9/22/21

Address: 5037 Aberdeen

City/State/Zip: Jonesboro AR 72405