



Doc ID: 004412780005 Type: DEE
Recorded: 11/07/2013 at 11:35:35 AM
Receipt#: 2013-00008282
Page 1 of 5
Fees: \$23.00 Tax: \$65.00
Christian County, KY
Michael Kem County Clerk

D E E D

BK **699** PG **501-505**

THIS DEED, made and entered into on this the ____
day of August, 2013 by and between AGNES VIRGINIA WHITE,
unmarried, of 128 School House Road, Gracey, Kentucky 42232,
Grantor, and LESLIE DEAN ANDERSON, a married person, of 3113
McGee Drive, Plano, Texas 75025, Grantee,

W I T N E S S E T H:

That for and in consideration of the sum of
\$ 65,000 cash in hand paid and the receipt of which is
acknowledged, Grantor has this day bargained, sold, aliened and
conveyed, and does by these presents bargain, sell, alien and
convey to the Grantee, his heirs and assigns in fee simple
absolute, the following described real estate located in
Christian County, Kentucky:

Legal Description:

TRACT ONE: Being Lot 7 and lot 8 of Wilson's
Addition to Gracey, Kentucky, as shown on
plat recorded in Deed Book 101, page 462,
Christian County Clerk's Office, reference
to which plat is herein made for a more
particular description.

Source of Title: BEING the same real
property conveyed to Agnes Virginia White,
unmarried, by deed dated May 9, 1989 from

Delivered to Agnes White
11-8 20 13

Leslie Dean Anderson, unmarried, which is recorded in Deed Book 467, page 106, Christian County Clerk's Office.

TRACT TWO:

FIRST TRACT: A certain house and lot located in Gracey, Christian County, Kentucky, and bounded as follows, to-wit:

First Survey: BEGINNING at a stake at the southwest corner of lot known as the "Hopson Lot"; thence with street east of Luckett Factory in a southerly direction 53 feet; thence in an easterly direction with school house lot 112 feet to an alley; thence with south edge of same 114 east to east edge of Wilson Street; thence with same 142-1/2 feet to the beginning.

Second Survey: BEGINNING on the east side of Wilson Street on the northwest corner of lot No. 6; thence with line of same 115 feet to an alley; thence with said alley 120 feet to an alley; thence with the south edge of same 114 feet to east edge of Wilson Street; thence with same 142-1/2 feet to the beginning.

SECOND TRACT: BEGINNING at a driven iron pipe in the east edge of Wilson Street, 40 feet wide as per plat and measured from the west edge of the west sidewalk on said Wilson Street; thence N. 69 E. 138-5/6 feet to an iron pipe driven in fence with Mrs. Virgie Smith and in the center of an old alley; thence with said fence S. 28 E. 15 feet to a driven pipe in said fence; thence with a new line through the lot, S. 66-3/4 W. 137 feet to a driven iron pipe in the east line of said Wilson Street and 40 feet from the west edge of the sidewalk on the west side of said street; thence N. 31 W. running 40 feet from, and parallel to, the west edge of said sidewalk 20 feet to the beginning.

BEING part of Lot 5 in the Wilson Addition to the town of Gracey, Kentucky, a plat of which addition is of record in Deed Book 101, page 462, Christian County Clerk's Office, and being a part of Tract 1 as described in deed dated November 14, 1949, from the Christian County Board of Education to J. C. Aldridge and wife, recorded in Deed Book 218, page 515, Christian County Clerk's Office.

Source of Title: BEING part of the same real property conveyed to Agnes Virginia White by deed dated March 23, 1976 from Robert N. Turner and Florentha Turner, husband and wife, which is recorded in Deed Book 379, page 615, Christian County Clerk's Office.

Property taxes for the year 2013 will be paid by the Grantor.

The property tax bill for 2013 is to be sent to: Agnes Virginia White, ~~P.O. Box 27~~, Gracey, Kentucky 42232: ~~128 School House Rd.~~

This conveyance is subject to valid and enforceable easements, restrictions, and covenants of record in the chain of title, including those for existing roadways and utilities.

Consideration Certificate: By their signatures, the parties to this transaction or their agents declare that the sales price shown above is the full consideration paid for the property. Grantee signs this deed to so certify. We understand that falsification of the stated consideration is a Class D felony subject to one to five years imprisonment and fine up to \$10,000.00.

TO HAVE AND TO HOLD the above described real estate, with all the improvements and appurtenances thereunto belonging or appertaining, to the Grantee, his heirs and

assigns in fee simple absolute, with Covenant of General Warranty of Title.

IN TESTIMONY WHEREOF witness the hands of Grantor and Grantee the day and year first written.

Agnes Virginia White Leslie Dean Anderson
AGNES VIRGINIA WHITE, Grantor LESLIE DEAN ANDERSON, Grantee

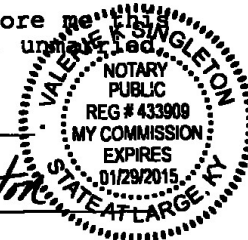
STATE OF KENTUCKY ()
() SCT.
COUNTY OF TRIGG ()

13th day of August 2013 by Agnes Virginia White, Grantor. Christian

Subscribed, sworn, and acknowledged before me this 13th day of August 2013 by Agnes Virginia White, Grantor. September

My commission expires: Jan. 29 2015

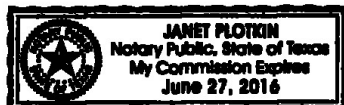
Valerie K. Singleton
Notary Public



STATE OF KENTUCKY ()
() SCT.
COUNTY OF TRIGG ()

The consideration certificate was subscribed, sworn, and acknowledged before me this 13th day of August, 2013 by Leslie Dean Anderson, a married person, Grantee. OCTOBER

My commission expires: JUNE 27, 2016



Janet Plotkin
Notary Public

The undersigned is the draftsman only of this document and is not the person responsible for closing this transaction and the parties agree that the draftsman will not be construed as a person required to report this transaction under IRC §5064(e) or other applicable law.

No party to this transaction requested the draftsman to perform a title search on the premises conveyed.

DRAFTSMAN NOT RESPONSIBLE FOR DESCRIPTION FURNISHED
BY PARTIES.

I certify that this instrument has been prepared by
H. B. QUINN, Attorney at Law, 14 Court Street, P.O. Box 1549,
Cadiz, Kentucky 42211.

BY:



H. B. QUINN