

First National Title Company  
206 N. Rose Street  
Sheridan, AR 72150

BOOK 299 PAGE 618  
Recorded in DEED Book  
02/18/2020 03:05 PM  
GERAL D HARRISON JR  
County Clerk - GRANT County, Ar

**WARRANTY DEED  
MARRIED PERSON**

KNOW ALL MEN BY THESE PRESENTS:

THAT, **Henry J. Todd, a married person**, hereinafter called Grantor, for and in consideration of the sum of One and no one hundredths (\$1.00) Dollars and other good and valuable consideration in hand paid by **Jeff Properties, LLC**, the receipt of which is hereby acknowledged, does hereby grant, bargain sell and convey unto the said, **Jeff Properties, LLC**, hereinafter called Grantee, and unto its successors and assigns forever, the following lands lying in the County of **Grant** and State of Arkansas, to wit:

Part of the West Three Quarter (W 3/4) of the North One Half (N1/2) of the Northeast Southwest (NE SW) in Section 34, Township 6 South, Range 15 West described as follows: From the Northeast corner of the Northeast Quarter of the Southwest Quarter (NE1/4 SW1/4) of Section 34, go West 500 links for Point of Beginning, thence South 550 links, thence West 675 links, then Northeast 550 links, thence East 550 links to Point of Beginning containing 3.62 acres more or less

To have and to hold the same unto the said Grantee and unto its successors and assigns forever, with all appurtenances thereunto belonging.

And I hereby covenant with said Grantee that I will forever warrant and defend the title to said lands against all lawful claims whatever, subject to existing easements, building lines, restrictions and assessments of record, if any. No warranty or representation is made as to any mineral interest on the aforementioned property.

AND I, Doris H. Sanders-Todd, wife of the said Henry J. Todd, for the consideration recited herein, do hereby release and relinquish unto the said Grantee all my rights of dower and homestead in and to the said lands.

Prepared under the supervision of  
James R. Pender  
Attorney At Law  
415 N. McKinley Street, Ste 1200  
Little Rock, AR 72205

WITNESS our hands and seal on this 13<sup>th</sup> day of February, 2020.

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Henry J. Todd  
Henry J. Todd

Doris H. Sanders-Todd  
Doris H. Sanders-Todd

ACKNOWLEDGMENT

STATE OF Wisconsin

COUNTY OF Milwaukee

BE IT REMEMBERED, That on this day came before the undersigned, a Notary Public within and for the County aforesaid, duly commissioned and acting, **Henry J. Todd, a married person**, to me well known or satisfactorily proven to be the Grantor in the foregoing Deed and stated that he had executed the same for the consideration, uses and purposes therein mentioned and set forth.

And on the same day voluntarily appeared before me the said **Doris H. Sanders-Todd, wife** of the said **Henry J. Todd**, to me well known or satisfactorily proven to be the Grantor in the foregoing Deed and stated that she had executed the same for the consideration, uses and purposes therein mentioned and set forth.

WITNESS my hand and seal as such notary public this 13<sup>th</sup> day of February, 2020.

Tashika M. Dixon  
Notary Public  
My commission expires: 11 October 2020

