

ELECTRONIC RECORDING
2019R-014101
CERTIFICATE OF RECORD
JONESBORO DISTRICT
CRAIGHEAD COUNTY, ARKANSAS
CANDACE EDWARDS, CLERK & RECORDER
07/15/2019 11:48:24 AM
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: 19-076323-300

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

Transactional data completed by Lenders Title Company

Warranty Deed - Trustee (Letter).ntf

FOR RECORDER'S USE ONLY

WARRANTY DEED (TRUSTEE)

KNOW ALL MEN BY THESE PRESENTS:

That, Lee Beasley, Trustee of the Lee Beasley Living Trust dated May 9, 2014, 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 Whitehall Investments, LLC, Grantee, the receipt and sufficiency of which is hereby acknowledged, does hereby grant, bargain, sell and convey unto the Grantee, and its successors and assigns forever, the following lands lying in the County of Craighead and the State of Arkansas to-wit:

The South 70 feet of the East 120 feet of Lot or Block 4 of Knight's First Addition to the City of Jonesboro, Arkansas.

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 and unto its successors and assigns forever, with all tenements, appurtenances, and hereditaments thereunto belonging.

And the Grantor hereby covenants with the Grantee that it will forever warrant and defend the title to the above described lands against all claims whatsoever.

WITNESS my hand and seal on this 10th day of July, 2019.

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. Exempt or no consideration paid if none shown.

Lee Beasley Living Trust
dated May 9, 2014

GRANTEE OR AGENT:

Whitehall Investments, LLC

GRANTEE'S ADDRESS:

2110 Old Greensboro Rd.
Jonesboro Ar. 72401

By: Lee Beasley
Lee Beasley, Trustee

ACKNOWLEDGMENT

STATE OF Arkansas)

COUNTY OF Craighead)

SS.

BE IT REMEMBERED, that on this day came before me, the undersigned, a Notary Public within and for the County and State aforesaid, duly commissioned and acting, Lee Beasley, to me well known as (or satisfactorily proven to be), who stated that she is the Trustee of the Lee Beasley Living Trust dated May 9, 2014 and duly authorized in her capacity to execute the foregoing instrument for and in the name of and on behalf of said trust, and further stated and acknowledged that she had executed the same for the consideration, uses and purposes therein mentioned and set forth.

IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal this 10th day of July, 2019.

Jonathan Stidman
Notary Public

My commission Expires:

03-20-2023

OFFICIAL SEAL - #12392766
JONATHAN STIDMAN
NOTARY PUBLIC-ARKANSAS
CRAIGHEAD COUNTY
MY COMMISSION EXPIRES: 03-20-23



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: 19-076323-300

Grantee: WHITEHALL INVESTMENTS, LLC
Mailing Address: 2610 OLD GREENSBORO RD
JONESBORO AR 724010000

Grantor: LEE BEASLEY LIVING TRUST DATED MAY 9 2014
Mailing Address: P O BOX 1047
JONESBORO AR 724030000

Property Purchase Price: \$51,000.00
Tax Amount: \$168.30

County: CRAIGHEAD
Date Issued: 07/12/2019
Stamp ID: 633407488

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): Render's Title Co. as agent

Grantee or Agent Name (signature): Brandi Resden **Date:** 7/12/19

Address: 2610 Old Greensboro Rd.

City/State/Zip: Jonesboro Ar. 72401

2018R-014729

FILED

JONESBORO DISTRICT
CRAIGHEAD COUNTY, ARKANSAS
CANDACE EDWARDS, CLERK & RECORDER

07/27/2018 12:20:51 PM

FEE: 20.00

PAGES: 2

KAMERIN ELLIOTT

This Instrument Prepared By:

~~Dario Aquino~~ *Lenders Title*

Address: *2207 Fowler Ave,*

Jonesboro, AR 72401

FOR RECORDER'S USE ONLY

WARRANTY DEED
(MARRIED PERSONS)

KNOW ALL MEN BY THESE PRESENTS:

That, Dario Aquino and Luisa Espinosa, a married couple, Grantors, 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 Lee Beasley, Trustee of the Lee Beasley Living Trust dated May 9, 2014, Grantee, the receipt and sufficiency of which is hereby acknowledged, do hereby grant, bargain, sell and convey unto the Grantee, and unto its successors and assigns forever, the following lands lying in the County of Craighead and the State of Arkansas to-wit:

The South 70 feet of the East 120 feet of Lot or Block 4 of Knight's First Addition to the City of Jonesboro, Arkansas.

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 and unto its successors and assigns forever, with all tenements, appurtenances, and hereditaments thereunto belonging.

And the Grantors hereby covenant with the Grantee that they will forever warrant and defend the title the above described lands against all claims whatsoever.



And we, Dario Aquino and Luisa Espinosa, a married couple, for the consideration recited herein, do hereby release and relinquish unto the Grantee and unto its successors and assigns, all of our right of dower, curtesy, and homestead in and to said lands.

WITNESS our hands and seals on this 25th day of July, 2018.

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. Exempt or no consideration paid if none shown.

GRANTEE OR AGENT: Lee Beasley
Lee Beasley, Trustee

Dario Aquino
Dario Aquino

GRANTEE'S ADDRESS: P.O. Box 1047

Jonesboro, AR 72403
Luisa Espinosa

ACKNOWLEDGMENT

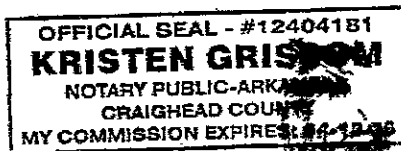
STATE OF ARKANSAS)
) SS.
COUNTY OF CRAIGHEAD)

BE IT REMEMBERED, that on this day came before me, the undersigned, a notary public within and for the County and State aforesaid, duly commissioned and acting, Dario Aquino and Luisa Espinosa, a married couple, to me well known as (or satisfactorily proven to be) the persons whose names are subscribed to the foregoing instrument and acknowledged that they had executed the same for the consideration, uses and purposes therein mentioned and set forth.

IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal this 25th day of July, 2018.

[Signature]
Notary Public

My commission Expires:
04/13/25



2018R-014493

FILED

JONESBORO DISTRICT
CRAIGHEAD COUNTY, ARKANSAS
CANDACE EDWARDS, CLERK & RECORDER

07/24/2018 1:48:35 PM

FEE: 25.00

PAGES: 3

KASEY TRAVIS

This Instrument Prepared By:
Gardner Law Firm, P. A.
A Professional Association
P.O. Box 1965
Jonesboro, AR 72403

After Recording Return To:
Professional Title Services of Arkansas, LLC
740 Southwest Drive
Jonesboro, AR 72401

ADMINISTRATOR'S DEED

KNOW ALL MEN BY THESE PRESENTS:

THAT I, JONATHAN SNELL, ADMINISTRATOR OF THE ESTATE OF MARTHA ANN MOSS, DECEASED, Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable considerations in hand paid by DARIO AQUINO, a married person, Grantee, the receipt of which is hereby acknowledged, and as authorized by the Probate Court of Craighead County, Arkansas, pursuant to that certain Order Authorizing Sale of Real Estate dated July 2, 2018, do hereby grant, bargain, sell and convey unto the said Grantee, and unto his heirs and assigns forever, the following lands lying in the County of Craighead and State of Arkansas, to-wit:

The South 70 feet of the East 120 feet of Lot or Block 4 of Knight's First Addition to the City of Jonesboro, Arkansas.

To have and to hold the same unto the said Grantee, and unto his heirs 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.

WITNESS my hand and seal on this 17th day of July, 2018.


Jonathan Snell, Administrator
of the Estate of Martha Ann Moss, Deceased

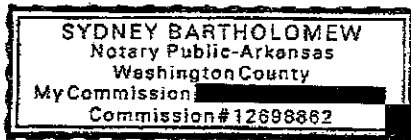


ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF Washington

On this 17th day of July, 2018, before me, a Notary Public, duly commissioned, qualified and acting, within and for said County and State, appeared in person the within named Jonathan Snell, Administrator of the Estate of Martha Ann Moss, to execute such instrument, to me personally well known, who stated that he was duly authorized in his respective capacity to execute the foregoing instrument for and in the name and behalf of said estate, and further stated and acknowledged that he had so 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 17th day of July, 2018.



Sydney Bartholomew
Notary Public

AMOUNT OF TAX: \$ _____

I certify under penalty of false swearing that the legally correct amount of documentary stamps have been placed on this instrument. Exempt or no consideration paid if none shown.

[Grantee]

Grantee's Address:



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

Grantee: DARIO AQUINO
Mailing Address: 1404 GREENSBORO RD
 JONESBORO AR 724010502

Grantor: JONATHAN SNELL
Mailing Address: PO BOX 1047
 JONESBORO AR 724031047

Property Purchase Price: \$10.00
Tax Amount: \$0.00

County: CRAIGHEAD
Date Issued: 07/24/2018
Stamp ID: 572403712

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): Dario Aquino by Lee Besley
Grantee or Agent Name (signature): [Signature] **Date:** 7/24/18

Address: 1404 Greensboro Rd
City/State/Zip: Jonesboro, AR 72401

THIS INSTRUMENT PREPARED BY ANTHONY BARTELS, ATTORNEY AT LAW, JONESBORO, ARKANSAS.

let to me

D447

Warranty Deed 4231

FOR SINGLE PERSON

Know All Men By These Presents:

THAT I, Gilberta W. Westbrooke, widow of Edward L. Westbrooke,
deceased, a single person,

for and in consideration of the sum of TEN AND NO/100ths
(\$10.00) DOLLARS

and other good and valuable considerations to me in hand paid by
Martha A. Moss, the receipt of which is hereby acknowledged,

do hereby grant, bargain, sell and convey unto the said Martha A. Moss

and unto her heirs and assigns forever, the following lands lying in the County of Craighead and State of
Arkansas, to-wit:

The South 70 feet of the East 120 feet of Lot or Block 4 of
Knight's First Addition to the City of Jonesboro, Arkansas.



To have and to hold the same unto the said Martha A. Moss

and unto her heirs and assigns forever, with all appurtenances thereto belonging.

And I hereby covenant with said Martha A. Moss

that I will forever warrant and defend the title to the said lands against all claims whatever.

WITNESS my hand and seal on this 26th day of August 1993

I hereby certify under penalty of false swearing that at least the legally correct amount of documentary stamps have been placed on this instrument.

Martha Moss
Grantee

Gilberta W. Westbrooke
by Frank F. [Signature]
GILBERTA W. WESTBROOKE
PCA dated 12-10-92 Bk 9 Pg 225 (A. S.)

Address
304 Wagner
Jonesboro, AR

D447

ACKNOWLEDGMENT

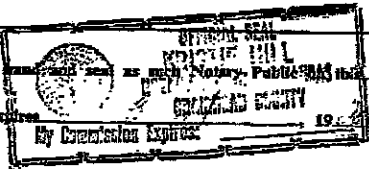
STATE OF ARKANSAS,

County of Craighead.

BE IT REMEMBERED, That on this day came before me the undersigned, a Notary Public within and for the County aforesaid, duly commissioned and acting

Gilberta W. Westbrooke, widow of Edward L. Westbrooke, a single person,

to me well known as the grantor, in the foregoing Deed, and stated that she had executed the same for the consideration and purpose therein mentioned and set forth, and grantor further declared her self to be a single person.



WITNESS my hand and seal as such Notary Public this 26th day of August, 1993
My Commission Expires 1904
Hattie Hill
Notary Public

CERTIFICATE OF RECORD

STATE OF ARKANSAS,

County of Craighead.

I, Pat Fleetwood, Circuit Clerk and Ex-Officio Recorder for the County aforesaid, do hereby certify that the annexed and foregoing instrument of writing was filed for record in my office on the 3rd day of September, A. D., 1993, at 4:00 o'clock P. M.

and the same is now duly recorded, with acknowledgments and certificates thereon in Deed Record DR 447, Page 61-62

IN WITNESS WHEREOF I have hereunto set my hand and affixed the seal of said Court this 3rd day of September, 1993

Pat Fleetwood
Circuit Clerk and Ex-Officio Recorder

Shannon Vickers
D. C.

Warranty Deed
FOR SINGLE PERSON

FROM
GILBERTA W. WESTBROOKE.

TO
MARTHA A. MOSS.

Filed for Record this 3rd day of September, 1993

at 4:00 o'clock P. M.
Pat Fleetwood
Circuit Clerk
By Shannon Vickers, D. C.

Call for

D209-172

WARRANTY DEED

WITH RELINQUISHMENT OF DOWER

1130/174

KNOW ALL MEN BY THESE PRESENTS:

THAT WE, MARY WESTBROOKE BRAMAN, OLIVE WESTBROOKE QUINN, and CAROLYN WESTBROOKE HALLAM, J. C. WESTBROOKE and SARAH ALICE WESTBROOKE, his wife, and HENRY W. WESTBROOKE and FERN W. WESTBROOKE, his wife, for and in consideration of the sum of

THREE THOUSAND ONE HUNDRED SEVENTY-FIVE and 50/100 DOLLARS

records paid, receipt of which is acknowledged, paid to us by EDWARD Lewis L. WESTBROOKE and GILBERTA W. WESTBROOKE, his wife, do hereby grant, bargain, sell and convey unto the said Edward L. Westbrooke and Gilberta W. Westbrooke, his wife, as tenants by the joint entirety, and unto their heirs and assigns forever, the following lands lying in the County of Craighead and State of Arkansas, to-wit:

Part of Block 4, Knight's First Addition to the City of Jonesboro, described as follows: Begin at the Southeast Corner of Block 4, thence North 70 feet, thence West 123 feet, thence South 70 feet, thence East 123 feet to the point of beginning.

To have and to hold the same unto the said Edward L. Westbrooke and Gilberta W. Westbrooke, his wife, and unto their heirs and assigns forever, with all appurtenances thereunto belonging.

And they hereby covenant with the said Edward L. Westbrooke and Gilberta W. Westbrooke, his wife, that they will forever warrant and defend the title to the said lands against all claims whatever.

And we, Sarah Alice B. Westbrooke and Fern W. Westbrooke, wives of the said J. C. Westbrooke and Henry W. Westbrooke, for and in consideration of the said sum of money, do hereby release and relinquish unto the said Edward L. Westbrooke and Gilberta W. Westbrooke, his wife, all of our right of dower and homestead

in and to the said lands, this 11th day of June, 1950.

Mary Westbrooke Braman
Olive Westbrooke Quinn
Carolyn Westbrooke Hallam
Sarah Alice B. Westbrooke
Henry W. Westbrooke
Fern W. Westbrooke

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF CRAIGHEAD

SS

BE IT REMEMBERED, That on this day came before me the undersigned a Notary Public within and for the County aforesaid, duly commissioned and acting, Olive Elizabeth Westbrooke Quinn, J. C. Westbrooke and Sarah Alice B. Westbrooke, to me well known as the grantors in the foregoing Deed, and stated that they had executed the same for the consideration and purpose therein mentioned and set forth.

And on the same day also voluntarily appeared before me the said Sarah Alice B. Westbrooke, wife of the said J. C. Westbrooke, to me well known, and in the absence of her said husband declared that she had, of her own free will, executed said Deed and signed and sealed the relinquishment of dower and homestead in the said Deed for the consideration and purposes therein contained and set forth, without compulsion or undue influence of her said husband.

WITNESS my hand and seal as such Notary Public this 14th day of June, 1950.

Henry L. Bell
Notary Public

My Commission Expires:

January 3, 1954

ACKNOWLEDGMENT

STATE OF MISSOURI
COUNTY OF GREENE

BE IT REMEMBERED, That on this day came before me the undersigned, a Notary Public within and for the County aforesaid, duly commissioned and acting, Henry W. Westbrooke and Fern W. Westbrooke, to me well known as the grantors in the foregoing Deed, and stated that they had executed the same for the consideration and purpose therein mentioned and set forth.

And on the same day also voluntarily appeared before me the said Fern W. Westbrooke, wife of the said Henry W. Westbrooke, to me well known, and in the absence of her said husband declared that she had, of her own free will, executed said Deed and signed and sealed the relinquishment of dower and homestead in the said Deed for the consideration and purposes therein contained and set forth, without compulsion or undue influence of her said husband.

WITNESS my hand and seal as such Notary Public this 15th day of June, 1950.

Geo. E. M. ...

My Commission Expires: April 27, 1953

ACKNOWLEDGMENT

D209
174

STATE OF ILLINOIS }
COUNTY OF DuPAGE } SS

BE IT REMEMBERED, that on this day came before me the undersigned, a Notary Public within and for the County aforesaid, duly commissioned and acting, Carolyn Westbrooke Hallam, to me well known as the grantor in the foregoing Deed and stated that she had executed the same for the consideration and purpose therein mentioned and set forth.

WITNESS my hand and seal as such Notary Public this 22nd day of APRIL, 1950.

[Faint, illegible text]

[Handwritten signature]

My Commission Expires: 3-20-51

(SEAL)

A true copy of the original asfiled for record this 30th day of April, 1974 at 10:50 AM.

OPIE CHAMBERS, CLERK

BY *Alvina Parker* D.C.

[Small handwritten mark]