

ASSIGNMENT OF LEASES

This Assignment of Leases dated this the 3rd day of June, 1999, is entered into between POWELL PROPERTIES, A GENERAL PARTNERSHIP ("Seller") and JAMES L. TRAINER ("Buyer");

WHEREAS, the parties entered into a Contract for Sale of 1531 DANCY BOULEVARD, pursuant to the attached property description;

WHEREAS, Seller desires to assign all current Leases to Purchaser;

NOW, THEREFORE, IN CONSIDERATION of the aforesaid and other good and valuable considerations, Seller, does hereby sell, assign and set over all of the Leases attached hereto and incorporated herein by reference to Purchaser as of this date.

WITNESS OUR SIGNATURES, on the day and year first written above.

POWELL PROPERTIES

STATE MS. - DESOTO CO.
FILED

JUN 7 3 43 PM '99

BK 81 PG 337
W.E. DAVIS CH. CLK.

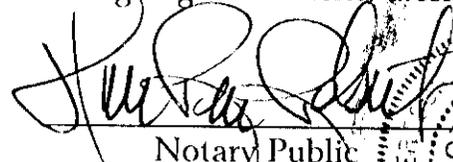
By: Ronnie Cook
Ronnie Cook, Partner

By: Randy Cook
Randy Cook, Partner

James L. Trainer
James L. Trainer

STATE OF MISSISSIPPI
COUNTY OF DESOTO

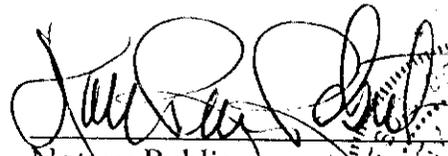
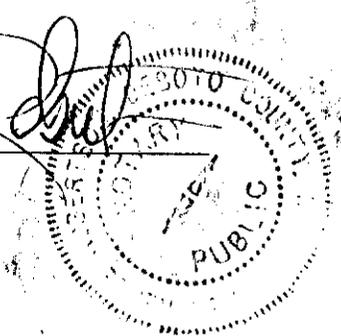
Personally appeared before me, the undersigned authority in and for the said county and state, on this the 3rd day of June, 1999, within my jurisdiction, the within named, RANDY COOK AND RONNIE COOK, who acknowledged that they are PARTNERS of POWELL PROPERTIES, A GENERAL PARTNERSHIP, and that in said representative capacity they executed the above and foregoing instrument, after first being duly authorized so to do.


Notary Public 

My Commission Expires:
June 18, 2000

STATE OF MISSISSIPPI
COUNTY OF DESOTO

Personally appeared before me, the undersigned authority in and for the said county and state, on this the 3rd day of June, 1999, within my jurisdiction, the within named, JAMES L. TRAINER who acknowledged that he executed the above and foregoing instrument.


Notary Public 

My Commission Expires:
June 18, 2000

This instrument prepared by:
Eric L. Sappenfield
Attorney at law
97 Stateline Road East
Southaven, MS 38671
662-342-2170

EXHIBIT 'A'

Lots 44 & 45, Section B, Goodman 51 Commercial & Industrial Park Subdivision, in Section 35, Township 1 South, Range 8 West, DeSoto County, Mississippi, as per Plat thereof recorded in Plat Book 45, Page 48, in the Office of the Chancery Clerk of DeSoto County, Mississippi.