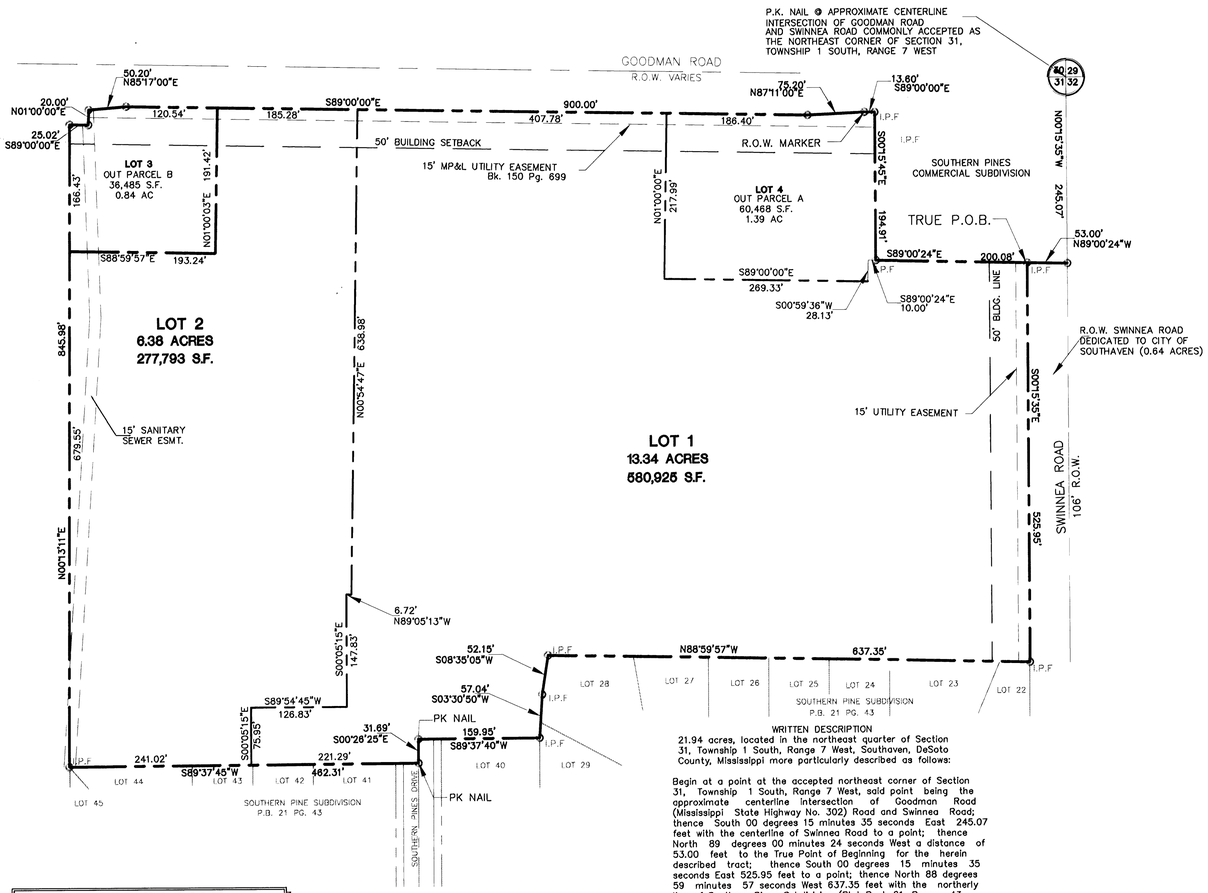

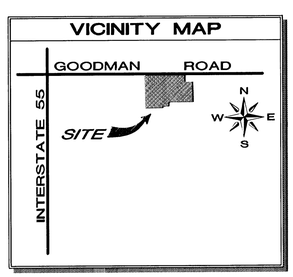

GRAPHIC SCALE

100 0 50 100 200 400

(IN FEET)
1 inch = 100 ft.

WRITTEN DESCRIPTION

21.94 acres, located in the northeast quarter of Section 31, Township 1 South, Range 7 West, Southaven, DeSoto County, Mississippi more particularly described as follows:

Begin at a point at the accepted northeast corner of Section 31, Township 1 South, Range 7 West, said point being the approximate centerline intersection of Goodman Road (Mississippi State Highway No. 302) Road and Swinnea Road; thence South 00 degrees 15 minutes 35 seconds East 245.07 feet with the centerline of Swinnea Road to a point; thence North 89 degrees 00 minutes 24 seconds West a distance of 53.00 feet to the True Point of Beginning for the herein described tract; thence South 00 degrees 15 minutes 35 seconds East 525.95 feet to a point; thence North 88 degrees 59 minutes 57 seconds West 637.35 feet with the northerly line of Southern Pines Subdivision (Plat Book 21, Pages 43 46) to an iron stake (found); thence South 08 degrees 35 minutes 05 seconds West 52.15 feet to an iron stake (found); thence South 03 degrees 30 minutes 50 seconds West 57.04 feet to an iron stake (found); thence South 89 degrees 37 minutes 40 seconds West 159.95 feet with a northerly line of said subdivision to a P.K. nail in the present centerline of Southern Pines Drive; thence South 00 degrees 26 minutes 25 seconds East 31.69 feet with said centerline to a P.K. nail; thence South 89 degrees 37 minutes 45 seconds West 462.31 feet with the northerly line of said subdivision to an iron stake; thence North 00 degrees 13 minutes 11 seconds East 845.98 feet to a point in the proposed southerly right-of-way line of Goodman (Mississippi Highway No. 302) Road, as shown on the plans of proposed State Highway Project Number 97-0021-01-007-10; thence eastwardly with the proposed southerly right-of-way line of said road the following courses; thence South 89 degrees 00 minutes 00 seconds East 25.02 feet to a point that is perpendicular to and 80 feet southerly of Highway Survey Station 514+50 on the centerline of survey of said proposed Highway Project; thence North 01 degrees 00 minutes 00 seconds East 20.00 feet to a point; thence North 85 degrees 17 minutes 00 seconds East 50.20 feet ; thence South 89 degrees 00 minutes 00 seconds East 900.00 feet; thence North 87 degrees 11 minutes 00 seconds East 75.20 feet; thence South 89 degrees 00 minutes 00 seconds East 13.60 feet to a point in the westerly line of the Grenada Bank tract; thence south 00 degrees 15 minutes 45 seconds East 194.91 feet with the westerly line of said tract to an iron stake (found); thence South 89 degrees 00 minutes 24 seconds East 200.08 feet to the point of beginning containing 21.94, more or less, acres of land.

OWNER'S CERTIFICATE

I, MICHAEL M. CALDWELL, SR. VICE PRES. OF WESTCO DEVELOPMENT #3, INC., OWNER OR AUTHORIZED REPRESENTATIVE OF THE OWNER OF THE PROPERTY, HEREBY ADOPT THIS AS MY PLAN OF SUBDIVISION AND DEDICATE THE RIGHT-OF-WAY FOR THE ROADS AS SHOWN ON THE PLAT OF THE SUBDIVISION TO THE PUBLIC USE FOREVER AND RESERVE FOR THE PUBLIC UTILITIES THE UTILITY EASEMENTS AS SHOWN ON THE PLAT. I CERTIFY THAT I AM THE OWNER IN FEE SIMPLE OF THE PROPERTY AND THAT NO TAXES HAVE BECOME DUE AND PAYABLE. THIS THE 2nd DAY OF MARCH 19 98

Michael M. Caldwell SR. V.P.
OWNER OR AUTHORIZED REPRESENTATIVE WESTCO DEVELOPMENT #3, INC.

NOTARY'S CERTIFICATE
STATE OF TENNESSEE, COUNTY OF SHELBY

PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED AUTHORITY IN AND FOR THE SAID COUNTY AND STATE, ON THE 2nd DAY OF March, 19 98, WITHIN MY JURISDICTION, THE WITHIN NAMED Michael Caldwell, ACKNOWLEDGED THAT HE EXECUTED THE ABOVE AND FOREGOING INSTRUMENT. WESTCO DEVELOPMENT #3, INC

MY COMMISSION EXPIRES: 5/19/98 NOTARY PUBLIC

SOUTHAVEN PLANNING COMMISSION

APPROVED BY THE SOUTHAVEN PLANNING COMMISSION ON THIS THE 28th DAY OF JULY, 19 97.

ATTEST: CHAIRMAN
SECRETARY

SOUTHAVEN MAYOR & BOARD OF ALDERMEN

APPROVED BY THE SOUTHAVEN MAYOR AND BOARD OF ALDERMAN ON THIS THE 17th DAY OF FEBRUARY, 1998.

CITY CLERK CHARLES G. DAVIS, MAYOR

STATE OF MISSISSIPPI
COUNTY OF DESOTO

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON WAS FILED FOR RECORD IN MY OFFICE AT 3:27 O'CLOCK P.M., ON THE 24th DAY OF March, 19 98 AND WAS IMMEDIATELY ENTERED UPON THE PROPER INDEXES AND DULY RECORDED IN PLAT BOOK 61 PAGE 6.

CHANCERY CLERK

CERTIFICATE OF ENGINEER

I HEREBY CERTIFY THAT ALL DIMENSIONS, ANGLES, BEARINGS AND AREAS SHOWN ON THIS PLAT ARE CORRECT, AND THAT EXTERIOR BOUNDARIES AND INTERNAL LOT DIMENSIONS COMPLY WITH MINIMUM STATE STANDARDS OF PRACTICE FOR SURVEYING.

BEN W. SMITH, REG. NO. 3806 3-24-98

MORTGAGEE'S CERTIFICATE

FIRST TENNESSEE BANK NATIONAL ASSOCIATION MORTGAGEE OF THE PROPERTY HEREON, HEREBY ADOPT THIS AS OUR PLAN OF SUBDIVISION AND DEDICATE THE RIGHT-OF-WAY FOR THE ROADS AS SHOWN ON THE PLAT OF THE SUBDIVISION TO THE PUBLIC USE FOREVER AND RESERVE FOR THE PUBLIC UTILITIES THE UTILITY EASEMENTS AS SHOWN ON THE PLAT. I CERTIFY THAT I AM THE MORTGAGEE IN FEE SIMPLE OF THE PROPERTY AND THAT NO TAXES HAVE BECOME DUE AND PAYABLE. THIS THE 27th DAY OF FEBRUARY, 1998.

VICE PRESIDENT
TITLE

SIGNATURE OF MORTGAGEE
FIRST TENNESSEE BANK NATIONAL ASSOCIATION

NOTARY'S CERTIFICATE
STATE OF TENNESSEE, COUNTY OF SHELBY

PERSONALLY APPEARED BEFORE ME, THE UNDERSIGNED AUTHORITY IN AND FOR THE SAID COUNTY AND STATE, ON THE 27th DAY OF February, 19 98, WITHIN MY JURISDICTION, THE WITHIN NAMED Tanya Navarese, WHO ACKNOWLEDGED THAT HE/SHE IS Vice President OF First Tennessee Bank N.A., AND THAT FOR AND ON BEHALF OF THE SAID BANK, AND AS ITS ACT AND DEED HE/SHE EXECUTED THE ABOVE AND FOREGOING INSTRUMENT, AFTER FIRST HAVING BEEN DULY AUTHORIZED BY SAID BANK SO TO DO.

NOTARY PUBLIC AT LARGE SHELBY CO., TN

NOTARY PUBLIC
MY COMMISSION EXPIRES: Sept. 26, 2000

A FINAL PLAT OF
SOUTHAVEN COMMONS

SECTION 31, TOWNSHIP 1 SOUTH, RANGE 7 WEST
SOUTHAVEN, DESOTO COUNTY, MISSISSIPPI

SCALE: 1" = 100'
FEBRUARY, 1998

ZONING C-4
TOTAL AREA: 21.94 ACRES
TOTAL LOTS: 4

For Declaration of Easements, Covenants Conditions & Restrictions see Warranty Deed Book 332 page 139 this the 28th Day of April, 1998
W.E. Davis Chancery Clerk
Barbara Davis DC

DEVELOPER
WESTCO DEVELOPMENT #3, INC.
6075 POPLAR AVE., SUITE 322
MEMPHIS, TENNESSEE

SMITH ENGINEERING & SURVEYING INCORPORATED
928 GOODMAN ROAD, SUITE 6
SOUTHAVEN, MISSISSIPPI 38671
(601) 349 - 3348
FAX (601) 349 - 0711

1 OF 1