

JAMES W. AMOS	*	
	*	
Grantor	*	
	*	
TO	*	<u>WARRANTY DEED</u>
	*	
JAMES BIERWIRTH, ET UX	*	
	*	
Grantees	*	

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00) cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, I, JAMES W. AMOS, do hereby sell, convey and warrant unto JAMES BIERWIRTH and wife, FUMIKO BIERWIRTH, as tenants by the entirety with full rights of survivorship and not as tenants in common, the land lying and being situated in DeSoto County, Mississippi, more particularly described as follows, to-wit:

The land situated in DeSoto County, Mississippi, situated in the north half of Section 10, Township 3, Range 7 West, and more particularly described by metes and bounds as follows, to-wit: STARTING at the northwest corner of the northeast quarter of said Section 10; thence south 0 degrees 55 minutes 03 seconds east a distance of 1,326 feet to a point; thence south 1 degree 10 minutes 38 seconds east a distance of 989.70 feet to the point of beginning; thence south 1 degrees 10 minutes 38 seconds east 329.96 to a point; thence south 88 degrees 11 minutes 35 seconds west 1,332.29 feet to a point; thence north 0 degrees 41 minutes 39 seconds west 330 feet to a point; thence north 88 degrees 11 minutes 35 seconds east a distance of 1,329.51 feet to the point of beginning; and containing 10.08 acres, and as said lands are shown as Parcel III on survey plat prepared by Allen G. Cox, P.E., under date of May 22, 1973, which said plat shows also entire tract of 100.70 acres in said section, township and range.

And also a right of way and easement 40 feet in width for ingress and egress to Brights Public Road, which right of way begins at the northeast corner of the above described 10.0 acre parcel and extends northerly to said road and which right of way is more particularly described by metes and bounds as follows: BEGINNING at the northwest corner of the northeast quarter of said Section 10, Township 3, Range 7 West; thence south 0 degrees, 55 minutes, 03 seconds east, 1,326 feet to a point; thence south 8 degrees, 31 minutes, 57 seconds west 237.15 feet to a point; thence south 1 degree 10 minutes 38 seconds east 756.38 feet to a point; thence north 88 degrees 11 minutes 35 seconds east 40 feet to a point; thence north 1 degree 10 minutes 38 seconds west 752.52 feet to a point; thence north 8 degrees 31 minutes 57 seconds east 237.06 feet to a point; thence north 0 degrees 55 minutes 03 seconds west 1,329.09 feet to a point in the north line of said Section 10; thence south 89 degrees 25 minutes 19 seconds west along the north line of said section a distance of 40 feet to the point of beginning, with said right of way containing 2.13 acres and shown as Parcel II on said survey plat of Allen G. Cox, P.E., as aforementioned.

The warranty in this Deed is subject to subdivision and zoning regulations in effect in DeSoto County, Mississippi, and to rights of way and easements for public roads and public utilities.

Possession is to be given upon delivery of the Deed.

Taxes for the year 1980 are to be prorated.

WITNESS my signature this the 31st day of January, 1980.

James W. Amos
James W. Amos

STATE OF MISSISSIPPI

COUNTY OF DESOTO

This day personally appeared before me, the undersigned authority of law in and for the jurisdiction aforesaid, the above named James W. Amos, who acknowledged that he signed and delivered the above and foregoing Warranty Deed on the day and date therein mentioned as his free and voluntary act and deed and for the purposes therein expressed.

31st GIVEN under my hand and official seal of office this the day of January, 1980.

Patricia J. Parker
NOTARY PUBLIC



My commission expires:

STATE OF MISSISSIPPI, DESOTO COUNTY

I certify that the within instrument was filed for record at 8 o'clock 30 minutes A M. 7 day of Feb 1980, and that the same has been recorded in Book 45 Page 741 records of WARRANTY DEEDS of said County.

Witness my hand and seal this the 11 day of February 1980.
Fee \$3.00pd.

SEAL *H. N. Ferguson* 1980.
CLERK