

L. H. POPPENHEIMER,

GRANTOR

TO

WARRANTY DEED

FUNTIME SKATELAND - SOUTH, INC.,
A MISSISSIPPI CORPORATION

GRANTEE

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, full receipt and the sufficiency of all of which are hereby acknowledged, I, L. H. POPPENHEIMER, do hereby SELL, CONVEY AND WARRANT unto FUNTIME SKATELAND - SOUTH, INC., a Mississippi corporation, the hereinafter described real property, together with all improvements and appurtenances located thereon, located and situated in the City of Southaven, County of DeSoto, State of Mississippi, and being more particularly described as follows, to-wit:

Lot 50 of L. H. Poppenheimer's resubdivision of Lots 4 through 6 and Lots 8 through 24 of the Fourth Addition-Section "A", Whitehaven View Subdivision, shown on plat appearing of record in Plat Book 9 at Page 36 in the office of the Chancery Court Clerk of DeSoto County, Mississippi, to which plat reference is hereby specifically made for a more particular description of said lot; and this lot being located and situated in Section 14, Township 1, Range 8, DeSoto County, Mississippi.

This property constitutes no part of the homestead of the Grantor herein.

There are expressly excepted from the warranty of this deed any encroachments or matters which an accurate and current survey of said real property might disclose; any road and/or utility easements or right-of-ways lying in, on, over or across said real property; any zoning and/or subdivision and/or building regulations, restrictions, ordinances, and/or covenants of the City of Southaven, Mississippi, or the County of DeSoto, Mississippi; and any restrictive covenants of said subdivision as are filed in the office of the Chancery Court Clerk of DeSoto County, Mississippi.

1980 county taxes shall be prorated by and between the Grantor and the Grantee herein as of the date of this deed, and any 1980 city taxes shall be paid by the Grantee herein along with all subsequent county and city taxes. Possession of said real property shall be delivered with this deed.

This conveyance is made subject to the following condition: This property shall not be used for the operation of a massage parlor and further that the Grantor and the Grantee herein, their heirs, assigns, or successors in office, shall not oppose and shall join in any application for re-zoning of any property owned by Thomas G. Henley, Linda P. Henley, L. H. Poppenheimer, Joe Poppenheimer, or Inez Poppenheimer along Millbranch Road, Town and Country Drive, Lochlmond Road or Lochinvar Road, to commercial.

WITNESS the signature of the Grantor on this the 16th day of October, 1980.


L. H. POPPENHEIMER - GRANTOR

Property Address: Corner of 1021 Town & Country and 9175 Millbranch, Southaven, Ms. 38671

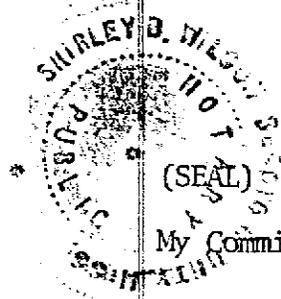
TOR & WHITWELL
STATELINE RD
SOUTHAVEN, MS 38671
PHONE 601/342-1300

704

STATE OF MISSISSIPPI
COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority in and for county and state aforesaid, the within named, L. H. Poppenheimer, who did acknowledge to me that he signed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned as his free and voluntary act and deed for the purposes therein expressed.

GIVEN under my hand and official seal of office on this the 16th day of October, 1980.



Shirley B. Wilson

TITEL : NOTARY PUBLIC

My Commission Expires: September 30, 1981.

Page Two of Two Typewritten Pages

Property Address: Corner of 1021
Town & Country and
9175 Milbranch
Soutahven, Ms. 38671

STATE OF MISSISSIPPI, DESOTO COUNTY

I certify that the within instrument was filed for record at 20'clock 05 minutes P M. 24 day of Oct. 1980, and that the same has been recorded in Book 149 Page 703 records of WARRANTY DEEDS of said County.

Witness my hand and seal this the 28 day of October 1980.
Fee \$3.50Pd. SEAL N.S. Ferguson CLERK