

LEE THOMAS MOSBY, GRANTOR

TO

WARRANTY DEED

HAL P. BAILEY, JR., TRUSTEE  
FOR EUDORA PROPERTIES

For and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, receipt of which is acknowledged, I, Lee Thomas Mosby, sell, convey and warrant to HAL P. BAILEY, JR. TRUSTEE FOR EUDORA PROPERTIES,

the land in DeSoto

County, Mississippi, described as follows, to wit:

51.5 acres, more or less in the Southwest Quarter of Section 28, Township 3 South, Range 9 West, described as beginning at the southwest corner of Section 28, Township 3 South, Range 9 West, said point being the Southwest corner of the Mosby tract; thence north 87° 28' east 483.59 feet along the south line of Section 28 to the Southeast corner of the 30.9 acres owned by Parker & Brooks and being the point of beginning of the 51.5 acres hereby conveyed; thence north 3° 09' west 2639.7 feet to the northeast corner of the Parker & Brooks tract; thence north 87° 28' east 849.75 feet along the north line of the Southwest Quarter of said Section 28 to the Northeast corner of the Mosby tract; thence south 3° 09' east 2639.7 feet along an existing fence line to a point in the south line of Section 28; thence south 87° 28' west 849.75 feet to the point of beginning and containing 51.5 acres, more or less, as shown by the survey of J.F. Lauderdale, dated January 6, 1981.

The warranty in this deed is subject to the right of way for Cub Lake Road on the south side and any utilities in existence. A copy of said survey will be attached to and recorded with this conveyance. Tract 1 on said survey is owned by Parker & Brooks and Tract 2 is conveyed by this deed.

Part of the consideration for this conveyance is the agreement by the Grantees is that Grantor's mother, Susan Mosby be permitted to reside in the home house during her lifetime and she will have right of ingress and egress thereto. Susan Mosby is approximately 97 years of age at this time.

Possession will be given on delivery of this deed with taxes for 1981 to be paid by the Grantees.

WITNESS my signature this 14<sup>th</sup> day of January, 1981.

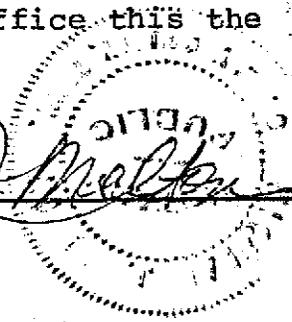
Lee T Mosby  
GRANTOR

Tennessee  
STATE OF MISSISSIPPI  
COUNTY OF ~~DESO~~ *Shelby*

This day personally appeared before me, the undersigned authority in and for said County and State, the within named Lee Thomas Mosby, 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.

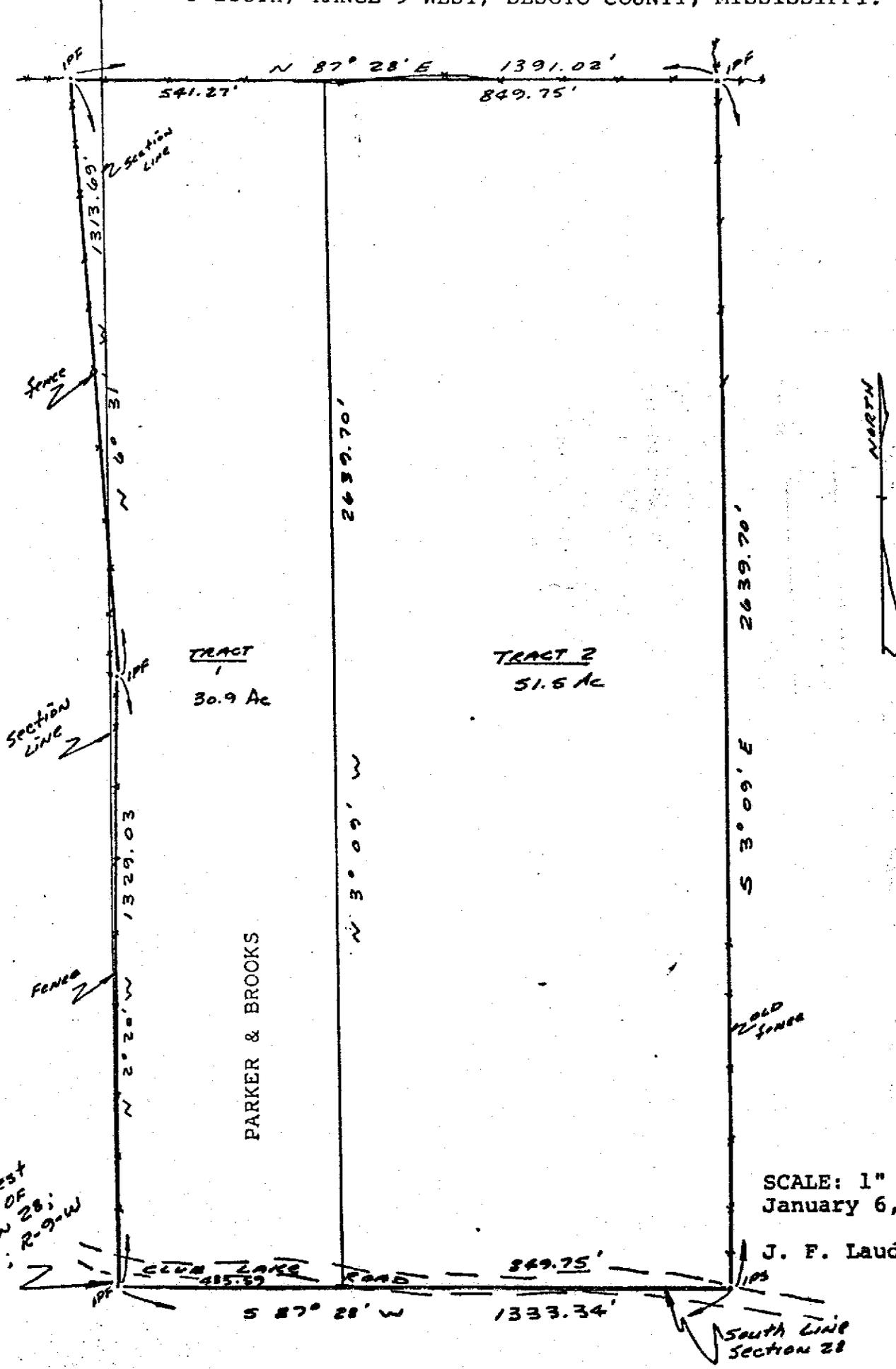
Given under my hand and official seal of office this the 14<sup>th</sup> day of January, 1981.

*W. Leal J. Walker*  
Notary Public



My commission expires:  
*June 23, 1982*

SURVEY OF THE MOSBY TRACT IN THE SOUTHWEST QUARTER OF SECTION 28;  
TOWNSHIP 3 SOUTH; RANGE 9 WEST; DESOTO COUNTY, MISSISSIPPI.



STATE OF MISSISSIPPI, DESOTO COUNTY  
 I certify that the within instrument was filed for record at 10 o'clock  
30 minutes P M. 22 day of Jan, 1981, and that the same has been recorded  
 in Book 152 Page 305 records of **WARRANTY DEEDS** of said County.  
 Witness my hand and seal this the 26 day of January, 1981.  
 Fee \$4.50 Pd. SEAL H. D. Ferguson CLERK