

PAUL D. BUCKLEY,
GRANTOR

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TO

WARRANTY DEED

RODNEY VIRGA, 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 of all of which is hereby acknowledged, PAUL D. BUCKLEY, does hereby sell, convey and warrant unto RODNEY VIRGA and wife, CAROL VIRGA, as tenants by the entirety with full rights of survivorship and not as tenants in common, the land lying and being situated in the City of Southaven, DeSoto County, Mississippi, more particularly described as follows, to-wit:

Lot 1312, Section G, Greenbrook Subdivision, in Section 30, Township 1 South, Range 7 West, as shown on the plat appearing of record in Plat Book 11, Pages 15-20, in the office of the Chancery Clerk of DeSoto County, Mississippi.

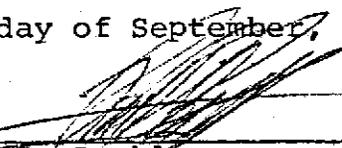
Further consideration of the above described property is the assumption by Grantees of that certain Deed of Trust dated July 27, 1979, executed by the undersigned and wife, Shirley N. Buckley, in favor of Boyle Mortgage Company, recorded in Book 246, Page 561, in the office of the Chancery Clerk of DeSoto County, Mississippi, in the current principal amount of Fifty-Five Thousand Nine Hundred Ninety-Four and 79/100 Dollars (\$55,994.79), and Grantees take subject to said loan.

Grantor authorizes the transfer of this loan from his name into Grantees' names and Grantor sets over and assigns unto Grantees without charge all escrow funds now held by Commonwealth Mortgage Corp. in connection with loan made by Boyle Mortgage Company on the above described property.

The warranty in this Deed is subject to rights of way and easements for public roads and public utilities, subdivision and zoning regulations in effect in the City of Southaven, DeSoto County, Mississippi, and further subject to all applicable building restrictions and restrictive covenants of record.

Taxes for the year 1983, are to be assumed and possession is to be given on or before September 16, 1983.

WITNESS my signature, this the 7th day of September, 1983.



Paul D. Buckley

STATE OF MISSISSIPPI
COUNTY OF DESOTO

This day personally appeared before me, the undersigned authority of law, in and for the State and County aforesaid, the within named PAUL D. BUCKLEY who acknowledged 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 and for the purposes therein expressed.

GIVEN UNDER MY HAND and seal of office, this the 7th day of September, 1983.



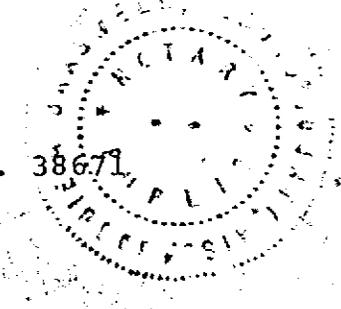
Notary Public

My Commission expires:

Feb. 27, 1984

Grantor's Address: P. O. Box 536, Southaven, Miss. 38671

Grantees' Address: 405 Bainbridge Place
Southaven, Miss. 38671



STATE OF MISSISSIPPI, DESOTO COUNTY

I certify that the within instrument was filed for record at 4 o'clock 45 minutes P.M. 3 day of Oct. 1983, and that the same has been recorded in Book 167 Page 1 records of WARRANTY DEEDS of said County.

2.50 p.d. Witness my hand and seal this the 5 day of October 1983.
 CLERK