

STATE MS.-DESOTO CO. FILED

May 26 9 55 AM '93

WARRANTY DEED

EDWARD E. WINTERS & REBECCA N. WINTERS
GRANTORS,

TO:
BRIAN D. SMITH & JENNIFER W. SMITH
GRANTEES,

BK 257 PG 548
W.E. DAVIS, CH. CLK.
By B. Cleveland &

FOR AND IN CONSIDERATION of the sum of Eighty Nine Thousand and No/100 Dollars (\$8,900.00), cash in hand paid, the receipt of all of which is hereby acknowledged, We, EDWARD E. WINTERS AND WIFE, REBECCA N. WINTERS, do this day sell, convey, and warrant unto BRIAN D. SMITH AND WIFE, JENNIFER W. SMITH, the land lying and being situated in DeSoto County, Mississippi, more particularly described as follows, to-wit:

2.49 acres being part of the southeast quarter of section 23, township 3 south, range 8 west, DeSoto County, Mississippi and described as follows:

Beginning at a iron pin located 690.6' north and 823.2' of the southeast corner of section 23, and on the northwest right of way (40' from center line) of Robertson Gin Road. Said point being the point of beginning. Thence N 31° 53' 03" W - 588.0' to an iron pin. Thence N 85° 02' 59" E - 194.0' to an iron pin on the southwest side of a dirt road. Thence along the southwest side of said dirt road the following calls; S 53° 19' 44" E - 196.0'; S 36° 41' 30" E - 110.67'; S 11° 55' 35" W - 113.9'; S 31° 41' 38" E - 86.38' to an iron pin on the northwest right of way of Robertson Gin Road. Thence along the said right of way the following calls; S 53° 31' 59" W - 65.33'; S 41° 05' 16" W - 114.7' to the point of beginning. Parcel containing 2.49 acres and being part of that property as recorded in deed book 221 page 436 of the office of Chancery Clerk, DeSoto County Courthouse, Mississippi. Property located in census district no. 711.

The warranty in this deed is subject to rights-of-way and easements of record for public roads and public utilities in effect in DeSoto County, Mississippi, and further subject to all applicable building restrictions and restrictive covenants of record.

WITNESS our signatures, this the 26th day of May, 1993.

Edward E. Winters
EDWARD E. WINTERS
Rebecca N. Winters
REBECCA N. WINTERS

STATE OF MISSISSIPPI COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority in and for said County and State, the within named EDWARD E. WINTERS AND WIFE, REBECCA N. WINTERS, who acknowledged that they signed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned as their free and voluntary act and deed and for the purposes therein expressed.

GIVEN under my hand and official seal of office, this the 26th day of May, 1993.

[Signature]
NOTARY PUBLIC
MISSISSIPPI

MY COMMISSION EXPIRES:
May 2, 1995

Grantors' Address: 7572 Millbridge, Southaven, MS 38671
Grantors' Home Number: (601)-393-3288 Work Number: (901)-366-5035
Grantees' Address: 8125 Longbranch Dr., Southaven, MS 38671
Grantees' Home Number: (601)-342-5974 Work Number: (901)-366-5035

SEE ATTACHMENT A

ATTACHMENT A

BRIAN D. SMITH & WIFE, JENNIFER W. SMITH

in conjunction with:

PATRICK E. WINTERS & WIFE, JERI L. WINTERS

The above mentioned parties agree to the drainage of treated water off Brian D. Smith & Wife, Jennifer W. Smith and onto the land of Jennifer W. Smith's brother, Patrick W. Winters & Wife, Jeri L. Winters as long as both remain land owners of properties described below.

Brian D. Smith & Wife, Jennifer W. Smith own property described as:

2.49 acres being part of the southeast quarter of section 23, township 3 south, range 8 west, DeSoto County, Mississippi and described as follows:

Beginning at a iron pin located 690.6' north and 823.2' of the southeast corner of section 23, and on the northwest right of way (40' from center line) of Robertson Gin Road. Said point being the point of beginning. Thence N 31° 53' 03" W - 588.0' to an iron pin. Thence N 85° 02' 59" E - 194.0' to an iron pin on the southwest side of a dirt road. Thence along the southwest side of said dirt road the following calls; S 53° 19' 44" E - 196.0'; S 36° 41' 30" E - 110.67'; S 11° 55' 35" W - 113.9'; S 31° 41' 38" E - 86.38' to an iron pin on the northwest right of way of Robertson Gin Road. Thence along the said right of way the following calls; S 53° 31' 59" W - 65.33'; S 41° 05' 16" W - 114.7' to the point of beginning. Parcel containing 2.49 acres and being part of that property as recorded in deed book 221 page 436 of the office of Chancery Clerk, DeSoto County Courthouse, Mississippi. Property located in census district no. 711.

Patrick E. Winters & Wife, Jeri L. Winters own property described as:

20.8 acres being part of an existing 40.8 acre tract in Section 23, Township 3 south, range 8 west, DeSoto County, Mississippi and described as follows:

Beginning at the southeast corner of the northeast quarter of Section 23; Township 3 South; Range 8 West; thence south 89° 08' 00" east 835.69 feet along the south line of the Ready tract to a point in the west right of way of Robertson Gin Road (80 feet wide); thence south 27° 43' 00" west 51.93 feet along said right of way to a point; thence north 89° 25' 00" west 1424.48 feet to a corner of an existing 32.25 acre tract; thence south 4° 45' 00" west 250.0 feet to a corner of said 32.25 acre tract; thence south 87° 11' 00" west 640.0 feet along the north line of said 32.25 acre tract to the northwest corner of said tract; thence south 87° 11' 00" west 637.54 feet to the northwest corner of a 20.0 acre lot of the 40.8 acre tract and the point of beginning of the following lot: thence south 87° 11' 00" west 96.0 feet to a corner of said 40.8 acre tract; thence south 25° 20' 00" west 595.06 feet to a corner of said 40.8 acre tract; thence south 34° 11' 00" east 1729.23 feet to the southwest corner of said 40.8 acre tract and a point in the north right of way of Robertson Gin Road (80 feet); thence north 49° 04' 00" east 405.0 feet to the southwest corner of a 20.0 acre lot; thence north 29° 01' 00" west 1951.84 feet to the point of beginning and containing 20.8 acres more or less.

WITNESS our signatures, this the 26th day of May, 1993.

Patrick E. Winters
Jeri L. Winters

Brian D. Smith
Jennifer W. Smith

GIVEN under my hand and official seal of office, this the 26th day of May, 1993.

MY COMMISSION EXPIRES:
May 2, 1995

