

BOOK 260 PAGE 636

STATE MS.-DESOTO CO.
FILED

AUG 16 9 02 AM '93

DAN JAMES AND SEAN CAROTHERS, GRANTORS

To

WARRANTY DEED

MISSISSIPPI VALLEY INVESTMENT AND DEVELOPMENT,
A MISSISSIPPI GENERAL PARTNERSHIP, GRANTEE

2-K. BK 260 PG 636
3-K. W.E. DAVIS CH. CLK.
By O. Stanley, Jr.

FOR AND IN CONSIDERATION of Ten Dollars (\$10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, DAN JAMES and SEAN CAROTHERS do hereby sell, convey and warrant unto MISSISSIPPI VALLEY INVESTMENT AND DEVELOPMENT, a Mississippi General Partnership, consisting of Dan James, General Partner and Carothers Construction, Inc., General Partner, the land in DeSoto County, Mississippi, being more particularly described as follows:

Lots (also known as Sites) 9 and 10, First Revision, Hernando Industrial Park, Phase I, located in Section 19, Township 3 South, Range 7 West, in DeSoto County, Mississippi, as shown on plat of record in Plat Book 23, Pages 6-9, in the Office of the Chancery Clerk of DeSoto County, Mississippi, to which plat reference is made for a more particular description.

By acceptance of this Deed, the parties agree that this conveyance is made subject to subdivision, health department, zoning and other regulations in effect in DeSoto County, Mississippi; restrictive covenants of the subdivision; and rights of way and easements for public roads, flowage, and utilities. Each grantor covenants that he has not encumbered the property in any way, either directly or indirectly, and that the Grantee shall receive title free and clear of any liens, judgments, or other encumbrances, except for taxes now due and payable.

Taxes for the current year shall be the responsibility of

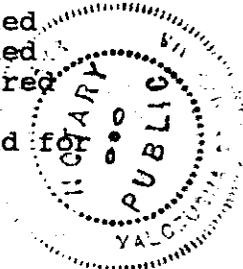
the Grantee. Possession is to be given upon delivery of this Deed.

EXECUTED on this the 13 day of August, 1993.

Dan James
DAN JAMES
Sean Carothers
SEAN CAROTHERS

STATE OF MISSISSIPPI
COUNTY OF YALOBUSHA

This day personally appeared before me, the undersigned authority in and for said County and State, the within named SEAN CAROTHERS, who acknowledged that he signed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned, as a free and voluntary act and deed and for the purposes therein expressed.



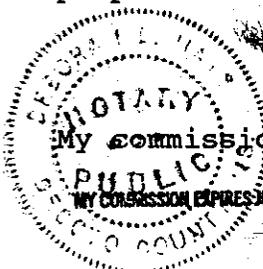
Cathy Guan
Notary Public

My commission expires:
10/24/93

STATE OF MISSISSIPPI
COUNTY OF DESOTO

This day personally appeared before me, the undersigned authority in and for said county and state, the within named DAN JAMES, who acknowledged that he signed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned, as a free and voluntary act and deed and for the purposes therein expressed.

Shirah A. Hays
Notary Public



My commission expires:

GRANTORS' ADDRESS: 1880 McIngvale Road, Hernando, MS 38632
Home # (601)429-9040; Office # (601)429-9040

GRANTEE'S ADDRESS: P.O.Box 687, Water Valley, MS 38965
Home # (601)473-2860; Office # (601)473-2526

Prepared by:
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