

SEP 20 10 38 AM '93

ROBERT L. WOODS, ET AL, GRANTORS

TO:

WARRANTY DEED

HERBERT M. HAWKS, GRANTEE

BK 262 PG 37

W.E. DAVIS, CH. CLK.

By B. Cleveland

For and in consideration of the sum of Ten Dollars (\$10), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, we, ROBERT L. WOODS and H. H. HAWKS, do hereby sell, convey and warrant to HERBERT M. HAWKS, the land lying and being situated in DeSoto County, Mississippi, described as follows, to-wit:

DESCRIPTION OF A 1.50 ACRE LOT OUT OF A 3.0 ACRE LOT CALLED LOT A LOCATED IN PART OF SECTION 23; TOWNSHIP 3 SOUTH; RANGE 6 WEST; DESOTO COUNTY, MISSISSIPPI.

Beginning at the Southeast Corner of the Northwest Quarter of Section 23; Township 3 South; Range 6 West; thence West along the South line of North Cockrum Farms a distance of 2657.09 feet to a point in the East right of way of Highway 305 (50 feet from centerline); thence North along said right of way a distance of 1150.01 feet to the point of beginning of the following lot; thence S 81° 40' 22" E along the South line of the Barkley tract a distance of 186.50 feet to a point; thence S 08° 50' 21" W a distance of 333.93 feet to a point in the North right of way of North Cockrum Farms (25' from centerline); thence N 84° 07' 15" W along said right of way a distance of 172.50 feet to a point of radius; thence with a curve to the right having a radius of 25.0 feet and an arc distance of 39.41 feet to a point; thence N 10° 38' 10" E along said East right of way of Highway 305 a distance of 317.63 feet to the point of beginning containing 1.50 acres more or less. All bearings are magnetic.

ALSO:

DESCRIPTION OF A 1.50 ACRE LOT OUT OF A 3.0 ACRE LOT CALLED LOT B LOCATED IN PART OF SECTION 23; TOWNSHIP 3 SOUTH; RANGE 6 WEST; DESOTO COUNTY, MISSISSIPPI.

Beginning at the Southeast Corner of the Northwest Quarter of Section 23; Township 3 South; Range 6 West; thence West along the South line of North Cockrum Farms a distance of 2657.09 feet to a point in the East right of way of Highway 305 (50 feet from the centerline); thence North along said right of way a distance of 1150.01 feet to a point, said point being the Northwest Corner of Lot A; thence S 81° 40' 22" E along North line of said Lot A a distance of 186.50 feet to the point of beginning of the following lot; thence S 81° 40' 22" E a distance of 186.75 feet to a point; thence S 06° 06' 58" W a distance of 325.51 feet to a point in the North right of way of North Cockrum Drive (25 foot from centerline); thence N 84° 07' 15" W along said right of way a distance of 202.48 feet to the Southeast Corner of Lot A; thence N 08° 50' 21" E along the East line of said lot A a distance of 333.93 feet to the point of beginning containing 1.50 acres more or less. All bearings are magnetic.

The warranty in this deed is subject to rights of way and easements for public roads and public utilities; to subdivision and zoning regulations in effect in DeSoto County, Mississippi; and to any prior conveyance or reservation of minerals of every kind and character, including, but not limited to oil, gas, sand and gravel in, on or under subject property; and to Deed of Trust of record in Trust Deed Book 595, at pages 279-282, in the office of the Chancery Clerk of DeSoto County, Mississippi.

Possession is given upon delivery of this deed, with taxes for the current year to be prorated.

WITNESS OUR SIGNATURES, this the 17th day of September, 1993.

Robert L. Woods

ROBERT L. WOODS

H. H. Hawks

H. H. HAWKS

STATE OF MISSISSIPPI

COUNTY OF Marshall

Personally appeared before me, the undersigned authority in and for said county and state, on this 17th day of September, 1993, within my jurisdiction, the within named ROBERT L. WOODS and H. H. HAWKS, who acknowledged that they executed the above and foregoing instrument.

My commission expires: 7-31-96

Regan A. Moore

NOTARY PUBLIC

GRANTOR ADDRESS: P. O. Box 5067, Holly Springs, MS 38634
Office Phone: 601-252-2333 Home Phone: 601-252-2333
GRANTEE ADDRESS: 7005 Holly Springs Road, Hernando, MS 38632
Office Phone: 601-233-2938 Home Phone: 601-233-2938