

STATE MS.-DESOTO CO. FILED

JAN 18 2 39 PM '94

JAMES DAVID WHITEHURST, ET UX,

GRANTORS

TO

WINFORD L. PEYTON, ET UX,

GRANTEES

BK 266 PG 422
W.E. DAVIS CH. CLK.
by S. Cleveland &

WARRANTY DEED

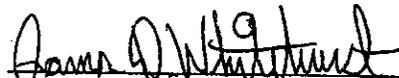
FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, We, JAMES DAVID WHITEHURST, and wife, JUNE WHITEHURST, do hereby sell, convey and warrant unto WINFORD L. PEYTON and wife, SHELBY PEYTON, as tenants by the entirety with full rights of survivorship, and not as tenants in common, the land lying and being situated in DeSoto County, Mississippi, described as follows, to-wit:

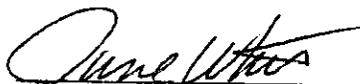
(SEE ATTACHED LEGAL DESCRIPTION)

The warranty in this Deed is subject to subdivision and zoning regulations in effect in the City of Olive Branch, DeSoto County, Mississippi; to rights of ways and easements for public roads and public utilities shown or not shown on the public records; 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 and under subject property.

Taxes for the year 1994 are to be paid by the Grantees and possession is to take place upon delivery of this deed.

WITNESS OUR SIGNATURES, this the 10th day of January, 1994.


JAMES DAVID WHITEHURST


JUNE WHITEHURST

STATE OF MISSISSIPPI

COUNTY OF DESOTO

PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the State and County aforesaid, JAMES DAVID WHITEHURST and wife, JUNE WHITEHURST, who acknowledged that they signed and delivered the foregoing Warranty Deed on the day and year therein mentioned as their voluntary act and deed, and for the purpose expressed therein.

GIVEN UNDER MY HAND and official seal of office, this the 10th day of January, 1994.




NOTARY PUBLIC

Grantors' Address: 3340 Greenway, Horn Lake, MS 38637
Home # (901) 521-9331; Work # (901) 345-1680

Grantees' Address: 10619 Bethel Road, Olive Branch, MS 38654
Home # (601) 895-2654; Work # Same

Prepared by and return to: Hugh H. Armistead
P.O. Box 609
Olive Branch, MS 38654
(601) 895-4844

ADDENDUM TO WARRANTY DEED

A parcel of land lying in the Northwest Quarter of the Southeast Quarter of Section 23, Township 2 South, Range 6 West, DeSoto County, Mississippi, being more particularly described as follows:

Beginning at a point on the South line of the North 1/2 of the South 1/2 of Section 23, Township 2 South, Range 6 West, a distance of 110 feet East of the North and South centerline of said Section 23; thence North along the East line of the Denver O. Busby 1 acre (Bk. 139, Pg. 505) and the East line of the Larry Melton 1 acre (Bk. 139, Pg. 503) a distance of 212.48 feet; thence West, along Larry Melton's North line a distance of 74.27 feet; thence North 0 degrees 18 minutes 55 seconds West, parallel with the North and South centerline of said Section 23, a distance of 472.08 feet; thence South 89 degrees 58 minutes 15 seconds East, parallel with the North line of the South 1/2 of said Section 23, a distance of 978.18 feet; thence South 0 degrees 19 minutes 40 seconds West, parallel with the East line of the Northwest Quarter of the Southeast Quarter of said Section 23, a distance of 400.82 feet to a point on the North Right-of-Way line of Bethel Road; thence North 21 degrees 15 minutes 40 seconds West, along the Easterly line of the Brenda Busby 1 acre (Bk. 57, Pg. 519), a distance of 245.00 feet; thence South 59 degrees 29 minutes 40 seconds West; along Brenda Busby's Northerly line, 165.00 feet; thence South 21 degrees 26 minutes 55 seconds East 123.00 feet; thence South 62 degrees 37 minutes 20 seconds West, along the Northerly line of the Alice Baldwin 1 acre, a distance of 252.00 feet; thence North 21 degrees 09 minutes 30 seconds West, along the Easterly line of the Curtis E. Baldwin 1 acre (Bk. 141, Pg. 241), a distance of 178.00 feet; thence South 71 degrees 36 minutes 05 seconds West, along Curtis E. Baldwin's Northerly line, a distance of 148.00 feet; thence South 21 degrees 09 minutes 30 seconds East, along the Westwardly line of Curtis E. Baldwin 1 acre, a distance of 340 feet to a point in the centerline of Bethel Road and the South line of the North 1/2 of the South 1/2 of said Section 23; thence South 89 degrees 56 minutes 15 seconds West, along the South line of the North 1/2 of the South 1/2, a distance of 406.95 feet to the Point of Beginning. Containing 10.6 acres, more or less.

ALSO AN INGRESS AND EGRESS EASEMENT as follows:

A 30 foot Easement lying 15 feet on each side of the following described centerline:

Beginning at a point North 89 degrees 56 minutes 15 seconds East, 516.95 feet and North 21 degrees 09 minutes 30 seconds West, 16.08 feet, from the North and South centerline of Section 23, Township 2 South, Range 6 West, in DeSoto County, Mississippi; thence South 89 degrees 56 minutes 15 seconds West, parallel with the South line of the North 1/2 of the South 1/2 of said Section 23, 386.15 feet; thence North 212.48 feet; thence West 442.53 feet; thence South 0 degrees 06 minutes West, 218.93 feet; thence South 88 degrees 48 minutes 10 seconds West, parallel with and 15 feet North of the South line of the North 1/2 of the South 1/2 of Section 23, Township 2 South, Range 6 West, 1776.06 feet to a point that is 2094.06 feet West of the North and South centerline of said Section 23 and 15 feet North of the South line of the North 1/2 of the South 1/2 of said Section 23.