

ROW005A

19118168.WB 7-26-93 ds
Garnett West, Jr., et al

STATE OF DE SOTO CO. N/D
N.P.

168-0-00-W

Do not record above this line

JUN 2 12 44 PM '94

WARRANTY DEED

BK 271 PG 603
W.E. DAVIS, CLK.
By: Woodward, P.C.

THE STATE OF MISSISSIPPI

County of DeSoto

For and in consideration of Nine Thousand Two Hundred Ninety-Four
and 50-----/100 Dollars (\$ 9,294.50)

the receipt and sufficiency of which is hereby acknowledged, I/or we,
the undersigned, hereby grant, bargain, sell, convey and warrant unto
the Mississippi Transportation Commission the following described
land:

TOWNSHIP 1 SOUTH, RANGE 6 WEST, SECTION 32

Begin at the point of intersection of the Western line of grantors property with the present Southern right-of-way line of Mississippi Highway No. 302, said point of intersection is 62.2 feet South of and 1574.3 feet East of the Northwest corner of Section 32, Township 1 South, Range 6 West; from said point of beginning run thence South 89° 54' East along said present Southern right-of-way line, a distance of 96.1 feet to the Eastern of grantors property; thence South 00° 01' East along said Eastern property line, a distance of 20.2 feet to the proposed Southern right-of-way line of a proposed highway project, being known and designated as Federal Aid Project No. 19-0021-01-018-10, being a segment of Mississippi Highway No. 302; thence South 89° 48' West along said proposed right-of-way line, a distance of 96.1 feet to the Western line of grantors property; thence North 00° 03' East along said Western property line, a distance of 20.7 feet to the point of beginning, containing 0.04 acres, more or less, and being situated in and a part of Lot 1 of Section "A", Professional Village at Crumpler Place, in the Northeast 1/4 of the Northwest 1/4 of Section 32, Township 1 South, Range 6 West, City of Olive Branch, DeSoto County, Mississippi.

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The grantor herein further warrants that the above described property is no part of his/or her homestead.

It is further understood and agreed that the consideration herein named is in full, complete and final payment and settlement of any claims or demands for damage accrued, accruing, or to accrue to the grantors herein, their heirs, assigns, or legal representatives, for or on account of the construction of the proposed highway, change of grade, water damage, and/or any other damage, right or claim whatsoever.

It is further understood and agreed that this instrument constitutes the entire agreement between the grantor and the grantee, there being no oral agreements or representations of any kind.

Witness Our signatures the 14th Day of April, A.D.,
1994.

Garnett West, Jr.
Debbie West

Grantee Address:

Miss. Department of Transportation
P. O. Box 1850
Jackson, Mississippi 39215-1850
Phone Number: (601) 359-1919
Account No. 19-0021-01-018-10

Grantor Address:

Garnett West, Jr.
7424 Goodman Road
Olive Branch, MS 38654
Phone Number: 895-1999
Business Number: 895-7775

~~F&C XXX Tax XXX Number XXXXXXXXXXXXXXXX~~

Debbie West
7424 Goodman Road
Olive Branch, MS 38654
Phone Number: 895-1999
Business Number: 895-7775

In the case of natural persons acting in their own right:

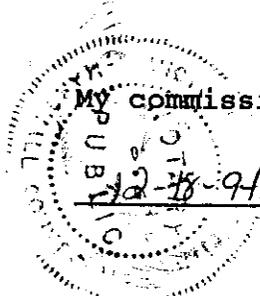
STATE OF Mississippi

COUNTY OF Desoto

Personally appeared before me, the undersigned authority in and for the said county and state, on this 14th day of April, 1994, within my jurisdiction, the within named GARNETT WEST, JR., who acknowledged that he executed the above and foregoing instrument.

Victoria B. Griffith
NOTARY PUBLIC

My commission expires:

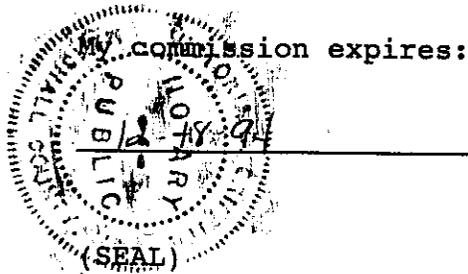


(SEAL)

STATE OF Mississippi
COUNTY OF Desoto

Personally appeared before me, the undersigned authority in and for the said county and state, on this 14th day of April, 1994, within my jurisdiction, the within named DEBBIE WEST, who acknowledged that she executed the above and foregoing instrument.

Victoria B. Shiff
NOTARY PUBLIC



INSTRUCTIONS TO RECORDER:

Record as part of Lot 1, Section A, Professional Village at Crumpler Place, Northeast Quarter of Northwest Quarter, Section 32, Township 1 South, Range 6 West, City of Olive Branch, Desoto County, Mississippi

PREPARED BY AND RETURN TO:

Pauline S. Lewis
LEWIS & LEWIS, P.A.
P. O. Drawer 1600
Clarksdale, MS 38614-1600
(601) 627-4477