

JAMES L. WILSON, JR., ET AL,
GRANTORS

TO

WARRANTY DEED

CRYSTAL FALLS BUSINESS PARK ASSOCIATES,
a California general partnership,
GRANTEE

FOR AND IN CONSIDERATION of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable legal consideration, the receipt and sufficiency of which is hereby acknowledged, the Grantor, JAMES L. WILSON, JR., ROBERT B. WILSON and TOM WILSON, hereby sells, conveys, and warrants unto the Grantee, CRYSTAL FALLS BUSINESS PARK ASSOCIATES, a California general partnership, the land in DeSoto County, Mississippi, being more particularly described as follows:

80.72 acres more or less in the Northeast Quarter of Section 12, Township 2 South, Range 9 West described as beginning at a point in the west right-of-way line of Mississippi Highway 301 (at Station 46 + 60) a distance of 224.11 feet South of and 60 feet West of the Northeast corner of Section 12, Township 2 South, Range 9 West (which point is the Southeast corner of the McCormack 1 acre parcel conveyed by the deed in Book 269, Page 755); thence following the West right-of-way line of said highway South 00 degrees 24' East 253.6 feet to a point; thence South 10 degrees 54' West 102.0 feet to a point; thence South 04 degrees 55' West 315.8 feet to a point; thence South 02 degrees 04' West 373.8 feet to a point; thence South 01 degrees 27' West following a line 130 feet West of and parallel to the centerline of said highway 285.9 feet to a point in the South line of the Wilson property; thence with the South line of the Wilson property following a fence line West 2550.00 feet to the Southwest corner of the Wilson property marked with a corner post; thence North 05 degrees 03' 22" East following a fence line on the West line of the Wilson property 1650.00 feet to a point in the centerline of Church Road and the North line of Section 12; thence East on the section line 50 feet to a point; thence South 5 degrees 03' 22" East on the West line of the McCormack 9 acre parcel (Deed Book 269, Page 750) a distance of 535.15 feet to an iron pin; thence South 85 degrees 06' 00" East on the South line of the McCormack 9 acre parcel 1168.11 feet to an

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By m. bayford, c.

iron pin; thence following the East line of the McCormack 9 acre parcel and the McCormack 4.65 acre parcel North 04 degrees 54' 00" East 525.62 feet to a point in the North line of Section 12 (at McCormack's Northeast corner); thence South 84 degrees 37' 56" East on the North line of Section 12 a distance of 1142.9 feet to a point; thence South 40 feet to the Western point of Parcel #2 conveyed to the Mississippi State Highway Commission by the Deed in Book 226, Page 535; thence following the South line of Parcel #2 South 82 degrees 24' East 162.4 feet to a point; thence South 89 degrees 28' East 23.5 feet more or less to a point in the West line of the McCormack 1 acre parcel (Deed Book 269, Page 755); thence with McCormack's West line South 00 degrees 24' 00" East 266.13 feet to an iron pin; thence with McCormack's South line North 89 degrees 06' 08" East 256.0 feet to the point of beginning.

Grantors convey all of the land they owned at this location whether properly described or not and warrant that the above described land is no part of their homestead. This conveyance is subject to a water line easement to John McCormack and reservation of a perpetual easement for ingress and egress on the 50 foot strip of land lying between the McCormack 9 acre parcel and the West line of the Wilson property more fully described in the Deed in Book 269, Page 741.

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 and rights of way and easements for public roads, flowage, and utilities. Taxes for the current year 1995 shall be estimated and prorated at closing and paid by the Grantee when due with any final adjustments in proration to be made between Grantor and Grantee when the actual ad-valorem tax bill is rendered. Possession is to be given upon delivery of this Deed

EXECUTED this the 21 day of August, 1995.

James L. Wilson, Jr.
JAMES L. WILSON, JR.

Robert B. Wilson
ROBERT B. WILSON

Tom Wilson
TOM WILSON
GRANTORS

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 JAMES L. WILSON, JR., who acknowledged signing and delivering 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.

GIVEN under my hand and official seal of office this the 21 day of August, 1995.

September

Elizabeth May Jones
NOTARY PUBLIC



MY COMMISSION EXPIRES:
My Commission Expires Jan 18, 1999

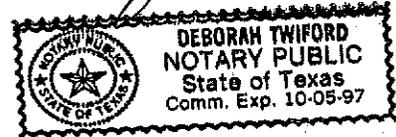
STATE OF TEXAS
COUNTY OF ELLIS

This day personally appeared before me, the undersigned authority in and for said County and State, the within named ROBERT B. WILSON who acknowledged signing and delivering the above and foregoing Warranty Deed on the day and date therein mentioned as a free and voluntary act and deed and for the purposes therein expressed.

GIVEN under my hand and official seal of office this the 21 day of AUGUST, 1995.

Deborah Twiford
Notary Public

My Commission Expires:
10-5-97



STATE OF ALABAMA
COUNTY OF JEFFERSON

BOOK 290 PAGE 580

This day personally appeared before me, the undersigned authority in and for said County and State, the within named TOM WILSON who acknowledged signing and delivering the above and foregoing Warranty Deed on the day and date therein mentioned as a free and voluntary act and deed and for the purposes therein expressed.

GIVEN under my hand and official seal of office this the 23rd day of August, 1995.

Cathy E. Robinson
Notary Public



My Commission Expires:

~~MY COMMISSION EXPIRES AUGUST 19, 1997~~

GRANTOR'S ADDRESS: 3921 Mary Lee Drive, Memphis, TN 38116
Home #: (901) 398-0827 Bus #: None

GRANTEE'S ADDRESS: 7676 Willow Vista Court, Cordova, TN 38018
Home #: () N/A Bus #: (901) 258-1851

Prepared by:
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/jjwilson.wd12