

PREPARED BY AND RETURN TO:  
 TAYLOR, JONES, ALEXANDER, SORRELL & McFALL, LTD. STATE MS. - DESOTO CO.  
 ATTORNEYS AT LAW  
 P. O. BOX 188, SOUTHAVEN, MS 38671  
 (601) 342-1300

Nov 2 - 10 47 AM '95

BK 292 PG 452  
 W.E. DAVIS CH. CLK.  
 By M.T.D.C.

JAMES F. SEATON and wife,  
 JOYCELYN R. SEATON  
 GRANTORS

WARRANTY

TO

DEED

DONALD R. HOSENEY and wife,  
 SONIA K. HOSENEY  
 GRANTEES

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, JAMES F. SEATON and wife, JOYCELYN R. SEATON, do hereby sell, convey, and warrant unto DONALD R. HOSENEY and wife, SONIA K. HOSENEY, as tenants by the entirety with the full rights of survivorship and not as tenants in common, the land and all appurtenances thereon lying and being situated in DeSoto County, Mississippi, described as follows, to-wit:

5.0 ACRE TRACT LOCATED IN THE NORTHEAST AND SOUTHEAST QUARTERS OF THE NORTHWEST QUARTER OF SECTION 8, TOWNSHIP 2 SOUTH, RANGE 7 WEST, DESOTO COUNTY, MISSISSIPPI MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING at a point that is S01 deg. 37 min. 56 sec. E a distance of 1077.79 feet from the Northeast corner of the Northwest Quarter of Section 8, Township 2 South, Range 7 West, said point being on the East line of said Quarter-Section and being marked with an iron pipe; thence continuing along said East line S01 deg. 37 min. 56 sec. E. a distance of 419.35 feet to a point at the Northeast corner of Dixie Lynn Subdivision and marked with an iron pin; thence S 88 deg. 21 min. 17 sec. W along the North Line of said Subdivision a distance of 622.60 feet to a point marked with an iron pipe; thence N 01 deg. 36 min. 38 sec. W a distance of 279.96 feet to a point marked with an iron pipe; thence N 75 deg. 44 min. 00 sec. E a distance of 637.94 feet to the Point of Beginning; containing 5.0 acres, more or less. Bearings reference to North line of Deed of record.

The above property is the same property conveyed to the Grantors herein by Warranty Deeds of record in Book 154, Page 56 and Book 163, Page 108 in the Chancery Clerk's Office of DeSoto County, Mississippi.

The warranty in this deed is subject to subdivision restrictions, building lines and easements; rights of ways and easements for public roads and public utilities, to building, zoning, subdivision and health department regulations in effect in DeSoto County, Mississippi.

Subject to Right-of-Way to Mississippi Power & Light Co. of record in Book 33, Page 320 in the Chancery Clerk's Office of DeSoto County, Mississippi.

Taxes for 1995 have been prorated year and are to be paid by the Grantees, and possession is to be given on delivery of this Deed.

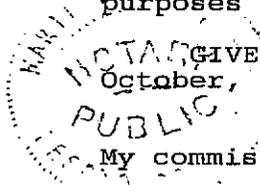
WITNESS our signature(s), this the 26th day of October, 1995.

James F. Seaton  
JAMES F. SEATON

Joycelyn R. Seaton  
JOYCELYN R. SEATON

STATE OF MISSISSIPPI  
COUNTY OF DESOTO

PERSONALLY APPEARED before me, the undersigned authority at law, in and for the State and County aforesaid, the within named JAMES F. SEATON and wife, JOYCELYN R. SEATON who acknowledged that they signed and delivered the above and foregoing Deed on the day and year therein mentioned, as their free act and deed, and for the purposes therein expressed.



GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 26th day of October, 1995.

Marilyn F. Chalk  
Notary Public

My commission expires: Sept 7, 1999

PROPERTY ADDRESS: VACANT PROPERTY  
Grantors Address:

1505 E. Church Rd  
Southaven, Miss. 38671  
Res# 38671 N/A  
Bus# 349-0982

Grantees Address:

1454 W. Kirkwood Cove  
Southaven, Miss. 38671  
Res# 343-7537  
Bus# 541-1262