

STATE MS.-DESOTO CO. *R*
FILED

GRANTORS

LUCAS T. TOLEDO and wife,
 PATSY N. TOLEDO
 10499 Church Street
 Olive Branch, MS 38654
 (601) 895-8916 () NONE

SEP 19 11 56 AM '96

BK 306 PG 559
M.E. DAVIS CH. CLK.

CORRECTED WARRANTY DEED

TO:

BENNIE L. JONES and wife,
 PAULA A. JONES
 6056 New Leaf Lane
 Memphis, TN 38141
 (901) 794-3935 () NONE

GRANTEES

For and in consideration of the sum of ten dollars (\$10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, we, LUCAS T. TOLEDO and wife, PATSY N. TOLEDO, do hereby sell, convey and warrant to BENNIE L. JONES and wife, PAULA A. JONES, as tenants by the entirety with full rights of survivorship and not as tenants in common, the land lying and being situated in Olive Branch, DeSoto County, Mississippi, described as follows, to-wit:

37.8 acres, more or less, in the Southwest quarter of Section 7, Township 2 South, Range 5 West, more particularly described as follows:

Beginning at a point 643.38 feet West of the Northeast corner of the Southwest quarter of said Section 7; running thence South 16 degrees 50 minutes West 1,523.82 feet to a stake; running thence North 81 degrees 05 minutes 20 seconds West 295.80 feet to a point in the North line of the railroad; thence in a Northwesterly direction with the North right-of-way line of said railroad to its intersection with the West line of said Section 7; thence with the Section line North 198 feet, more or less, to the Northwest corner of the Southwest quarter of said Section; thence on the half section line run East 2,086 feet to the Point of Beginning, subject to the right-of-way for Polk Lane and subject to a 50 foot right-of-way conveyed by May Nelson to Mitchell Nelson and others by Deed in Book 180, Page 413.

BY WAY OF EXPLANATION: Lucas T. Toledo and wife, Patsy N. Toledo received title to the above-referenced real property as follows:

Gerald C. Nelson acquired title to the real property by the Will of his mother, Smyrih Mae Sandridge Nelson. Smyrih Mae Sandridge Nelson's Will was probated in Cause No. 87-1-34 in the Chancery Court of DeSoto County, Mississippi. Said Will is recorded in Will Book 17 at Page 55.

BY WAY OF EXPLANATION: Gerald C. Nelson is the one and same individual listed as Jerry Clayton in the Will of Smyrih Mae Sandridge Nelson.

BY WAY OF EXPLANATION: Gerald C. Nelson died intestate in 1992, owning the above described real property. He left as his sole heirs, two sons, Jeff Nelson and Gary Nelson. (See attached Affidavits of Heirship.)

The interest in the property belonging to Jeff Nelson and Gary Nelson, was conveyed by Warranty Deed to Lucas T. Toledo and Patsy N. Toledo on May 4, 1993 and recorded in Deed Book 256, Page 723, in the land records of DeSoto County, Mississippi.

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 the restrictive covenants of record with the recorded plat of said subdivisions.

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

WITNESS OUR SIGNATURES, this the 16th day of September 1996.

Lucas T. Toledo
LUCAS T. TOLEDO

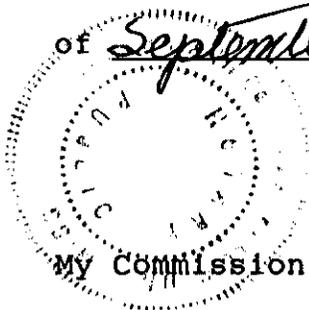
Patsy N. Toledo
PATSY N. TOLEDO

STATE OF MISSISSIPPI

COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority in and for the jurisdiction aforesaid, the within named LUCAS T. TOLEDO and wife, PATSY N. TOLEDO, who acknowledged that they signed and delivered the above and foregoing instrument on the day and year therein mentioned.

GIVEN under my hand and official seal, this the 16th day of September, 1996.



Sandra A. Cox
NOTARY PUBLIC

This Document was Prepared by:

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