

DEC 17 2 23 PM '96

C. G. RICHARDSON, ET UX, GRANTORS

TO

WARRANTY DEED

BK 310 PG 193  
W.E. DAVIS CH. CLK.GEORGE C. RICHARDSON AND  
BONNIE R. MCQUISTON, GRANTEES

FOR AND IN CONSIDERATION of \$40,000.00 cash in hand paid receipt of which acknowledged we, C. G. Richardson and Wife, Jewel B. Richardson, sell, convey and warrant to George C. Richardson and Bonnie R. McQuiston all of our undivided one-half interest in and to the land in DeSoto County, Mississippi described as follows to wit:

13.15 acres in the Northwest Quarter of Section 35, Township 1 South, Range 7 West, DeSoto County, Mississippi being more particularly described as follows:

Commencing at the point of intersection of the center line of Malone Road with the center line of Goodman Road (State Highway #302) same being the northwest corner of Section 35, Township 1 South, Range 7 West thence East along the center line of Goodman Road 1472.20 feet to a point; thence South 74.00 feet to a point in the new south line of Goodman Road as widened, The Point of Beginning, said point being in the line dividing property conveyed to George W. Frees, et al and property conveyed to Bruce Graybeal; thence from said Point of Beginning South along the East line of the George W. Frees, et al property same being the West line of property of Bruce Graybeal and Ark Academy a distance of 1037.70 feet to a point in the center line of Nolehole Creek, same being the southeast corner of the Frees property; thence northwardly and westwardly along the center line of Nolehole Creek the following five courses and distances; North 61 degrees, 18 minutes, West 63.60 feet, North 46 degrees, 31 minutes west, 200.40 feet; north 65 degrees, 20 minutes West, 116.40 feet; North 82 degrees, 32 minutes West 78.50 feet; North 58 degrees, 10 minutes West, 492.40 feet to a point in the center line of a small creek running northwardly; thence northwardly along the meanders of said small creek the following 12 courses; North 23 degree, 58 minutes West 41.60 feet; North 76 degrees, 50 minutes East 70.80 feet; North 11 degrees, 17 minutes East, 69.00 feet; North 40 degrees, 26 minutes East, 40.70 feet; North 26 degrees, 14 minutes West, 59.50 feet; North 20 degrees, 35 minutes East 27.50 feet; South 70 degrees, 07 minutes East, 70.20 feet; North 1 degree, 35 minutes East 59.10 feet; North 72 degrees, 36 minutes West, 40.20 feet; North 1 degree, 16 minutes West, 22.90 feet; North 60 degrees, 31 minutes East 71.70 feet; thence North 27 degrees, 58 minutes West, 106.40 feet to the southwest corner of a 0.10 acre parcel conveyed to the Mississippi Department of Transportation by deed recorded in Book 294, Page 724; thence due North along the East line of said 0.10 acre parcel 83.90 feet to a point in the new

south line of Goodman Road, same being in the south line of a 0.67 acre parcel conveyed to the Mississippi Department of Transportation by deed recorded in Book 250, Page 299; thence North 73 degrees, 45 minutes east along the south line of said parcel 103.10 feet to an angle point therein; thence North 89 degrees, 44 minutes East, along the south line of said parcel 586.90 feet to the point of beginning, and containing 13.15 acres.

The warranty in this Deed is subject to governmental regulations, easements for public utilities, drainage rights and taxes for 1996 with possession to be given upon delivery of this deed.

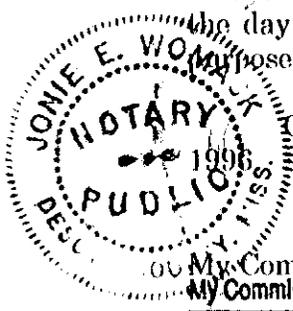
WITNESS OUR SIGNATURES this 16th day of December, 1996.

*C. G. Richardson*  
C. G. Richardson

*Jewel B. Richardson*  
Jewel B. Richardson, 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 C. G. Richardson and Jewel B. Richardson, 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 16th day of December,

*Jonie E. Womack*  
Notary Public

GRANTOR'S ADDRESS: 2461 Fogg Road, Nesbit, MS 38651  
Home Phone: 601-781-2180 Business Phone: None

GRANTEE'S ADDRESS: 8509 Dulwich Dr. Germantown TN  
Home Phone: 901-757-1725 Business Phone: None

Prepared by:  
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