

WARRANTY DEED

THIS INDENTURE, is made and entered as of the 28th day of February, 1997 by and between Joey L. McMillen, a married person, party of the first part, and Bradley W. Bruemmer, a married person, party of the second part.

WITNESSETH: That for and in consideration of Ten (\$10.00) Dollars, cash in hand paid, and other good and valuable consideration, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in the County of DeSoto, State of Mississippi:

Lot 2457, Section L, Southaven West Subdivision, Section 27, Township 1 South, Range 8 West, in DeSoto County, Mississippi as shown on plat of record in Plat Book 4, Page 51, in the Office of the Chancery Clerk of DeSoto County, Mississippi, to which plat reference is made for a more particular description.

Party of the first part received his/her equitable interest in the above described property by Deed of record under Book 292, Page 65, Register's Office of DeSoto County, Mississippi.

The conveyance herein made is subject to subdivision restrictions, building lines and easements of record in Plat Book 4, Page 51, amended in Plat Book 75, Page 157, as well as 1997 DeSoto County taxes, not yet due and payable, which party of the second part herein assumes and agrees to pay.

Title to the above-described property is vested in the sole name of Joey L. McMillen. Paula McMillen, spouse of the said Joey L. McMillen, joins in the execution of this Instrument for purposes of conveying any and all of his/her present and/or future interest in and to the aforesaid property by virtue of his/her marriage to the said Joey L. McMillen.

TO HAVE AND TO HOLD the aforesaid real estate together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his/her heirs or successors and assigns in fee simple forever.

The said party of the first part does hereby covenant with the said party of the second part that he/she is lawfully seized in fee of the aforesaid real estate, that he/she has a good right to sell and convey the same; and that the title and quiet possession thereto he will warrant and forever defend against the lawful claims of all persons.

IN WITNESS WHEREOF, party of the first part has caused this instrument to be executed the day and year first above written.

STATE OF MISSISSIPPI - DE SOTO CO. *no*

MAR 5 2 53 PM '97

BK 313 PG 201
W.E. DAVIS CH. CLK.

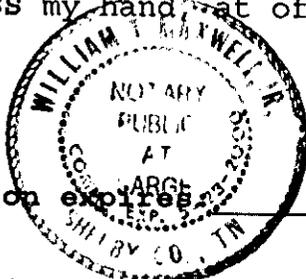
Joey L. McMillen
Joey L. McMillen

Paula J. McMillen
Paula J. McMillen

STATE OF TENNESSEE
COUNTY OF SHELBY

Personally appeared before me, a Notary Public in and for said State and County, **Joey L. McMillen and Paula McMillen**, the within bargainor, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who acknowledged that he/she executed the within instrument for the purposes therein contained.

WITNESS my hand at office, this 28th day of February, 1997.





Notary Public

My commission expires _____

Property Address: 7726 Custer Cove, Southaven, Mississippi 38671
Tax Parcel ID No. 1088-2704.0-02457.00

Mail Tax Bills:
Community Mortgage Corp.
142 Timber Creek Drive
Cordova, Tennessee 38018

Property Owner:
Bradley W. Bruemmer
7726 Custer Cove
Southaven, Mississippi 38671

Instrument prepared by & return to:
WILLIAM T. MAXWELL, JR.
Attorney at Law
1789 Kirby Parkway, Suite 2
Memphis, Tennessee 38138
(901) 753-6030

Buyer Address & Phone:
Bradley W. Bruemmer
7726 Custer Cove
Southaven, Mississippi 38671
Tel: (601) 342-5236 (Residence)
(601) 766-6400 (Office)

Seller Address & Phone:
Joey L. McMillen, 8225 Southaven Circle
Southaven, MS 38671 Tel: (601) 342-4569 (Home)
(901) 348-1600 (Office)