

WARRANTY DEED

THIS INDENTURE, made and entered into this 20th day of August, 1997, by and between Lee Crossing Group, LLC a Tennessee Limited Liability Company, party of the first part, and Marty Forsythe and wife, Cindy Forsythe, as tenants by the entirety with full right of survivorship and not as tenants in common party of the second part,

WITNESSETH: That for and in consideration of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, 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 City of Olive Branch, County of Desoto, State of Mississippi:

Lot 6, Section "A", Fairhaven Estates Subdivision, Sections 2 and 3, Township 2 South, Range 6 West, Desoto County, Mississippi as per plat recorded in Plat Book 53, Pages 1 and 2, of record in the Chancery Clerk's Office of Desoto County, Mississippi.

Parcel No. 2061-0203.0-00006.00

Being the same property conveyed to Grantor(s) herein as shown in Warranty Deed of record in Book 307, Page 725 in said Register's Office.

TO HAVE AND TO HOLD the aforesaid real estate together with all appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, its 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 it is lawfully seized in fee of the aforescribed real estate; that it has a good right to sell and convey the same; that the same is unencumbered,

except for subdivision restrictions, building lines and easements of record as shown in Plat Book 53, Page 1 and 2, and Restrictive Covenants of record in Book 289, Page 286 and Declaration of Covenants, Conditions and Restrictions of record in Book 298, Page 286, all in said Chancery Clerk's Office, and except for 1997 Desoto County taxes not yet due and payable.

and that the title and quiet possession thereto it will warrant and forever defend against the lawful claims of all persons.

Whenever the word "party" is used herein, it shall mean "parties" if there are more than one person referred to, and whenever pronouns occur herein they shall be construed according to their proper gender and number according to the context of this instrument.

IN WITNESS WHEREOF, party of the first part has caused this instrument to be executed by and through its duly authorized officers the day and year first above written.

STATE MS.-DESOTO CO.  
FILED

Lee Crossing Group, LLC  
By: Ryan E. Byrne  
Ryan E. Byrne, Assistant Secretary

AUG 26 1 28 PM '97

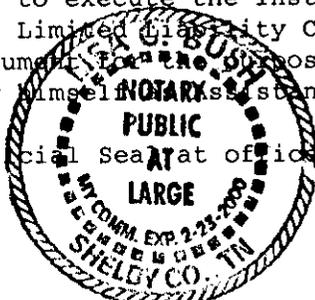
BK 321 PG 16  
W.E. DAVIS CH. CLK.

STATE OF TENNESSEE, COUNTY OF SHELBY

Before me, the undersigned, a Notary Public of the State and County aforesaid, personally appeared Ryan E. Byrne with whom I am personally acquainted, (or proved to me on the basis of satisfactory evidence) and who, upon oath, acknowledged himself to be the Assistant Secretary (or other officer authorized to execute the instrument) of Lee Crossing Group, LLC the within named bargainer, a Tennessee Limited Liability Company, and that he as such Assistant Secretary executed the foregoing instrument for the purposes therein contained by signing the name of the Limited Liability Company by himself as Assistant Secretary.

WITNESS my hand and Official Seal at office this 20th day of August, 1997.

My commission expires:



Rosa C Bush  
Notary Public

10176

Property address ~~1017~~ Victor Drive  
Olive Branch, MS 38654

Grantor's Address 1012 Dusty Lane  
Cordova, TN 38018  
Work Phone No. 901/384-7232  
Home Phone No. None

10176

Grantee's Address ~~1017~~ Victor Drive  
Olive Branch, MS 38654  
Work Phone No. ~~601/349-0351~~\*  
Home Phone No. 601-893-3681  
\*901-541-7284

Mail tax bills to, (Person or Agency responsible  
for payment of taxes)  
FT Mortgage Companies dba First Tennessee Mortgage  
P.O. Box 146  
Memphis, TN 38101

This instrument prepared by:  
Southern Escrow Title Company  
7515 Corporate Centre Drive  
Germantown, TN 38138 901-754-2080  
State tax \_\_\_\_\_ \$ \_\_\_\_\_  
Register's fee \_\_\_\_\_ .50  
Recording fee \_\_\_\_\_ 4.00  
Total \_\_\_\_\_

T.G. # 9707205/LB-2268  
Return to: Southern Escrow Title Company  
7515 Corporate Centre Drive  
Germantown, TN 38138

(FOR RECORDING DATA ONLY)