

ABK, LLC  
GRANTOR

## WARRANTY

TO

## DEED

Steve Anderson  
GRANTEE

For and in consideration of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, ABK, LLC, do hereby sell, convey, and warrant unto Steve Anderson the following described property situated in the County of DeSoto, State of Mississippi, together with all improvements and appurtenances thereon more particularly described as follows:

Lot 109, Section A, Braybourne Subdivision, in Section 32, Township 1 South, Range 5 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 59, Pages 32-33, in the Office of the Chancery Clerk of DeSoto County, Mississippi.

This conveyance is subject to a Declaration of Covenants, Conditions and Restrictions of Braybourne Subdivision, Section A, filed in the Office of the Chancery Clerk of DeSoto County, Mississippi.

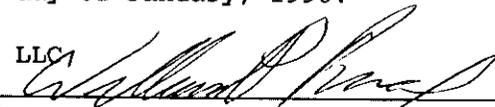
The warranty in this deed is subject to subdivision and zoning regulations in effect in DeSoto County, rights of ways and easements for public roads and public utilities and restrictive covenants and easements of record.

It is understood and agreed that the taxes for the year 1998 have been prorated as of this date on an estimated basis and when said taxes are actually determined, if the proration is incorrect then Grantor(s) agree to pay Grantee(s) or their assigns any deficiency and likewise Grantee(s) agree to pay Grantor(s) or their assigns any amount overpaid.

Possession is to be given with delivery of this Deed.

WITNESS OUR SIGNATURE, this the 8th day of January, 1998.

ABK, LLC

By: 

William P. Knox, Chief Manager

STATE MS.-DESOTO CO.   
FILED

JAN 13 2 15 PM '98

BK 327 PG 443  
W.E. DAVIS CH. CLK.

STATE OF MISSISSIPPI  
COUNTY OF DESOTO

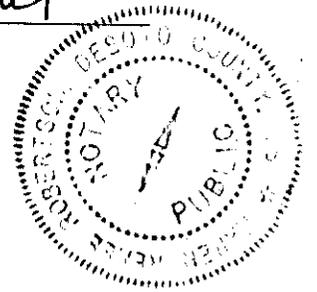
PERSONALLY appeared before me, the undersigned authority in and for the said county and state, on this the January 8, 1998, within my jurisdiction, the within named William P. Knox, who acknowledged that he is a Chief Manager of ABK, LLC, a Mississippi Limited Liability Company, and that for and on behalf of said limited liability company, and as its act and deed, he executed the above and foregoing instrument, after first having been duly authorized by said limited liability company so to do.



Notary Public

My Commission Expires:

June 18, 2000



GRANTOR'S ADDRESS:

9045 Highway 78  
Olive Branch, MS 38654  
Work Phone #: 601-893-2810  
Home Phone #: N/A

GRANTEE'S ADDRESS:

5441 Goodman Road West  
Walls, MS 38680  
Work Phone #: 601-853-3020  
Home Phone #: N/A

THIS INSTRUMENT PREPARED BY:

Eric Sappenfield  
97 Stateline Road East, Suite A  
Southaven, Mississippi 38671  
601/342-2170

FILE NUMBER: 6049.109R0