

BK 0327 PG 0487

STATE MS. - DESOTO CO.

JAN 14 3 22 PM '98

BK 327 PG 487  
W.E. DAVIS CH. CLK.

## WARRANTY DEED

STATE OF MISSISSIPPI  
COUNTY OF DESOTO

THIS INDENTURE, made and entered into this 9th day of January, 1998, by and between **EDCO PROPERTIES, INC.**, a Tennessee Corporation, party of the first part, and **RUSSELL M. BASINGER**, party of the second part;

WITNESSETH: That for the consideration hereinafter expressed the said party of the first part has bargained and sold and does hereby bargain, sell, convey, and warrant 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, to-wit:

**Lots 1, 10, 11, Section "A", Birdsong Subdivision, District South 3, Township 2, Range 6, as shown on plat of record in Plat Book 55, Page 33, in the Register's Office of Desoto County, Mississippi, to which plat reference is hereby made for a more particular description of said property.**

The above described property may be filled land or partially filled land and the Seller makes no representation as to said property being undisturbed land and the Seller is not to be responsible or liable for any claims of any kind or character because of said property being filled land or partially filled land.

The Seller or Developer makes no warranty concerning the degree of rainwater inundation that may result on the aforementioned lot since said inundation can be expected with rainfall which exceeds the design standards.

Parcel Number 2062-0313.0-00001.00, 10.00, 11.00 and District S3T2R6.

TO HAND 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, their heirs and assigns in fee simple forever.

THE CONSIDERATION for this conveyance is as follows:

WITNESS the signature of the said party of the first part the day and year first above written.

**EDCO PROPERTIES, INC.**

BY: W. Terry Edwards  
W. TERRY EDWARDS, PRESIDENT

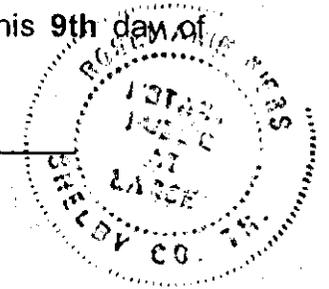
STATE OF TENNESSEE  
COUNTY OF SHELBY

Before me, Rosemarie Fiers, a Notary Public of the state and county mentioned, personally appeared **W. Terry Edwards**, 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 **President of Edco Properties, Inc.**, the within named bargainer, a corporation, and that as such **President**, he executed the foregoing instrument for the purposes therein contained, by signing the name of the corporation by himself as **President**.

WITNESS my hand and seal at office in Bartlett, Tennessee, this **9th day of**  
**January, 1998.**

My Commission Expires:  
1-28-98

*Rosemarie Fiers*  
Notary Public



Grantor's Mailing Address and Phone Numbers:  
**Edco Properties, Inc.**  
**6510 Stage Road**  
**Bartlett, Tennessee 38134**  
**Home/Office (901) 382-0470**

Grantee's Mailing Address and Phone Numbers:  
*566 Indian Cove*  
*Cordova, TN 38018*  
*lt # 901-794-2043*  
*w/ Sara*

THIS INSTRUMENT PREPARED BY:

REALTY CLOSING SERVICES, INC.  
6510 STAGE ROAD  
BARTLETT, TENNESSEE 38134  
(901) 382-0470

RETURN TO:

HUGH ARMISTEAD, ATTORNEY  
P. O. Box 609  
Olive Branch, Mississippi 38654  
(601) 895-4844

File Number 98-0060

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