

Eric F. Demien and wife, Amy K. Baker Demien
GRANTORS

WARRANTY

TO

DEED

Johnny Coleman
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, Eric F. Demien and wife, Amy K. Baker Demien, do hereby sell, convey, and warrant unto Johnny Coleman 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 60, Gardens of Greenbrook Subdivision, in Section 30, Township 1 South, Range 7 West, DeSoto County, Mississippi, as per Plat thereof recorded in Plat Book 44, Page 25, 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 SIGNATURES, this the 31st day of March, 1998.

Eric F. Demien
Eric F. Demien
Amy K. Baker Demien
Amy K. Baker Demien

STATE OF MISSISSIPPI
COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority in and for the said county and state, on this 31st day of March, 1998, within my jurisdiction, the within named Eric F. Demien and wife, Amy K. Baker Demien, who acknowledged that they executed the above foregoing instrument.

Notary Signature
Notary Public

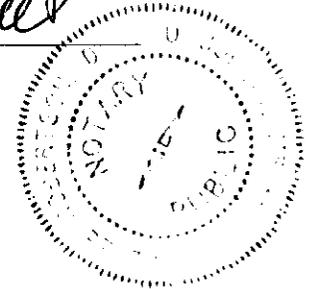
My Commission Expires:
June 18, 2000

GRANTOR'S ADDRESS:
6821 Ranch Ridge Cove East
Walls, MS 38680
Work Phone #: 601-349-5545
Home Phone #: 601-781-5261

GRANTEE'S ADDRESS:
P.O. Box 806
Olive Branch, MS 38654
Work Phone #: 601-349-6050
Home Phone #: n/a

THIS INSTRUMENT PREPARED BY:
Eric Sappenfield
97 Stateline Road East, Suite A
Southaven, Mississippi 38671
601/342-2170

FILE NUMBER: 6245R17



STATE MS - DESOTO CO.
APR 2 3 49 PM '98

BK 331 PG 188
W.E. DAVIS, CH. CLK.