

Prepared by:
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STATE MS. - DESOTO CO.

JUL 1 2 50 PM '98

BK 335 PG 684
W.E. DAVIS CH. CLK.

HAL W. GUTHRIE, ET. AL.,

GRANTOR

to:

WARRANTY DEED

JOHN L. SCOTT,

GRANTEE.

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars (\$10.00), cash in hand paid and other good and valuable considerations, the receipt of all which is hereby acknowledged, **HAL W. GUTHRIE, CARL R. CARTER, AND LARRY CHRESTMAN** do hereby sell, convey and warrant unto **JOHN L. SCOTT** the land lying and being situated in DeSoto County, Mississippi, being more particularly described as follows, to wit:

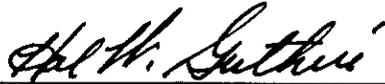
See "Exhibit A" for legal description and survey of subject property.

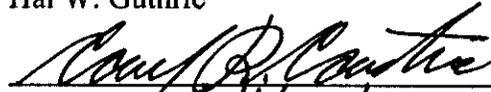
Source of Grantor's interest in the subject property is a Warranty Deed recorded in Deed Book 311, Page 589. It is Grantor's intent to convey all property owned by Grantor as of this date which was conveyed by said instrument.

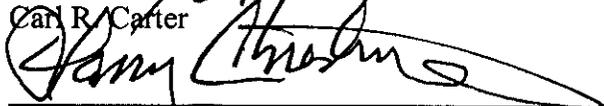
The warranty in this Deed is subject to rights-of-way and easements of record for public roads and public utilities, fibreoptic cable, subdivision and zoning regulations in effect, prior reservations of oil and mineral rights, all applicable building restrictions and restrictive covenants of record including, but not limited to, Plat Book 26, Page 45; and Deed Book 205, Page 114, which are of record in the office of the Chancery Clerk of DeSoto County, Mississippi.

Taxes for the year 1998 are to be paid by Grantee and possession is to be given with the delivery of this Deed.

WITNESS the signature of the Grantor, this the 26th day of June, 1998.



Hal W. Guthrie


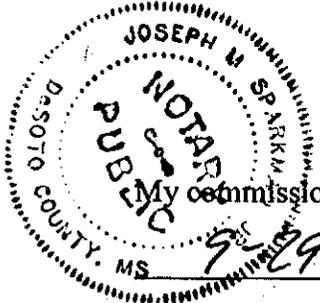
Carl R. Carter


Larry Chrestman

STATE OF MISSISSIPPI
COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority in and for the State and County aforesaid, the within named HAL W. GUTHRIE, CARL R. CARTER, AND LARRY CHRESTMAN, who acknowledge that they executed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned as their free and voluntary act and deed and for the purposes therein expressed.

Given under my hand and official seal of office, this the 26th day of June, 1998.



[Handwritten Signature]

Notary Public

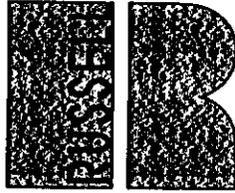
My commission expires: 9-29-01

Grantor's Address: 290 GOODMAN RD E, SOUTHAVEN MS 38671

Grantor's Telephone Number: Home- 601-349-9720 Work- 601-349-9720

Grantee's Address: 1651 Dancy Blvd. Unit 5, Horn Lake, MS 38637

Grantee's Telephone Number: Home- N/A Work- 601-393-9980



RUSSELL & COMPANY

ENGINEERS SURVEYORS

6229 HWY. 305, SUITE B
OLIVE BRANCH, MS 38654
601-893-3377

EXHIBIT A

LEGAL DESCRIPTION OF 12.87, MORE OR LESS, ACRE TRACT OF LAND LOCATED IN PART OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 2, TOWNSHIP 2 SOUTH, RANGE 8 WEST, HORN LAKE, DESOTO COUNTY, MISSISSIPPI AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE INTERSECTION OF THE WEST RIGHT OF WAY LINE OF U.S. HIGHWAY 51 (100 FEET WIDE) WITH THE SOUTH RIGHT OF WAY LINE OF NAIL ROAD (80 FEET WIDE) AS PER DEED BOOK 311, PAGE 589; THENCE SOUTH 83 DEGREES 01 MINUTES 00 SECONDS WEST 1265.01 FEET TO A 1/2" REBAR FOUND AT THE NORTHWEST CORNER OF THE CITY OF HORN LAKE TRACT ALSO BEING THE TRUE POINT OF BEGINNING OF THE HEREIN DESCRIBED TRACT; THENCE ALONG THE WEST LINE OF THE SAID TRACT SOUTH 06 DEGREES 21 MINUTES 05 SECONDS EAST 167.91 FEET TO A 3/8" REBAR FOUND AT THE SOUTHWEST CORNER OF SAID TRACT; THENCE ALONG THE SOUTH LINE OF THE SAID TRACT NORTH 84 DEGREES 06 MINUTES 42 SECONDS EAST 73.50 FEET TO A 1/2" REBAR SET ON THE SOUTH LINE OF SAID TRACT; THENCE SOUTH 02 DEGREES 45 MINUTES 10 SECONDS EAST 461.11 FEET TO A 1/2" REBAR SET ON THE NORTH LINE OF LOT #31 OF SECTION "A" RIVER OAKS SUBDIVISION PLAT BOOK 54, PAGE 38; THENCE ALONG THE NORTH LINE OF SAID SUBDIVISION SOUTH 85 DEGREES 00 MINUTES 26 SECONDS WEST 865.45 FEET TO A 1/2" PIPE FOUND AT THE NORTHEAST CORNER OF LOT #18 OF SAID SUBDIVISION; THENCE SOUTH 85 DEGREES 37 MINUTES 47 SECONDS WEST 38.80 FEET TO A 1/2" PIPE FOUND ON THE NORTH LINE OF SAID LOT AND ALSO BEING THE SOUTHEAST CORNER OF MISSISSIPPI MATERIALS COMPANY TRACT (DEED BOOK 189, PAGE 802); THENCE NORTH 06 DEGREES 55 MINUTES 17 SECONDS WEST 610.37 FEET TO A IRON RAIL FOUND ON THE SOUTH RIGHT OF WAY LINE OF NAIL ROAD AND ALSO BEING THE NORTHEAST CORNER OF THE SAID TRACT; THENCE NORTH 84 DEGREES 03 MINUTES 03 SECONDS EAST 426.06 FEET ALONG THE SAID RIGHT OF WAY LINE TO A IRON RAIL FOUND; THENCE CONTINUING ALONG THE SAID RIGHT OF WAY LINE TO NORTH 83 DEGREES 42 MINUTES 52 SECONDS EAST 439.46 FEET TO THE POINT OF BEGINNING CONTAINING 12.87, MORE OR LESS, ACRES (560,615 MORE OR LESS, SQUARE FEET) OF LAND BEING SUBJECT TO ALL CODES, REGULATION AND REVISION, SUBDIVISION COVENANTS, EASEMENTS, AND RIGHTS OF WAY OF RECORD.

DATED: MAY 30, 1998_DO

INDEXING INSTRUCTIONS: NORTHWEST QUARTER OF SECTION 2,
TOWNSHIP 2 SOUTH, RANGE 8 WEST, DESOTO COUNTY, MISSISSIPPI

