

JUL 3 11 29 AM '98

Prepared by and
Return to: William F. Hagan
Post Office Box 679
Hernando, MS. 38632
(601) 429-9048

BK 336 PG 2
W.F. DAVIS CH. CLK.

KATHY E. WILSON,

Grantor

TO

EBI, INC.,

Grantee

WARRANTY DEED

For and in consideration of the sum of Ten Dollars (\$10.00) cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, I, **KATHY E. WILSON**, formerly known as **KATHY E. FAULKNER**, do hereby grant, bargain, sell, convey and warrant to **EBI, INC.**, that certain real property lying and being situated in DeSoto County, Mississippi, and being more particularly described in and by **SURVEY DESCRIPTION** attached hereto as **EXHIBIT "A"** and made a part hereof for all purposes as fully and completely as if copied in words and figures herein.

The above described real property is conveyed subject to road rights of way, public utility easements, and zoning, subdivision, and health department regulations of DeSoto County, Mississippi; subject to any matters which might be revealed by survey of Rutherford & Associates; subject to any prior reservation or conveyance of oil, gas, or mineral rights of any kind or character whatsoever; and subject to taxes for the year 1998 and all subsequent years.

Taxes for the year 1998 are being pro-rated on an estimated basis as part of this closing. Grantor shall be liable to Grantee for any unpaid portion of said pro-rata taxes which may be determined upon publication of those taxes. Taxes for the year 1999 and all subsequent years are to be the responsibility of Grantee, its heirs and/or assigns.

Grantor hereby covenants and warrants that no homestead rights are involved in or to said real property.

Possession of said real property shall be given to Grantee upon delivery of this Deed.

Witness my signature, this the 2nd day of July, 1998.

Kathy E. Wilson
KATHY E. WILSON

Mrs. Kathy E. Wilson
5267 Peach Trail Cove
Southaven, MS 38671
Home: (601) 349-2409
Work: () NONE

EBI, Inc.
P.O. Box 7
TUNICA, MS 38676-0007
Office: (601) 363-1431

**STATE OF MISSISSIPPI
COUNTY OF DESOTO**

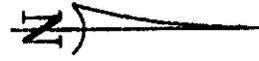
This day personally appeared before me, the undersigned authority in and for said County and State, the within named **KATHY E. WILSON**, who acknowledged that she signed and delivered the above and foregoing **WARRANTY DEED** as her free and voluntary act and deed on the day and date mentioned therein and for the purposes therein expressed.

Given under my hand and official seal of office, this the 2nd day of July, 1998.



William F. Hagan
NOTARY PUBLIC

North Road



Baldwin Road

N 00°24'27"W 1355.27



MINOR LEGLAND
WB 18, P. 281

N 89°59'22"E 2634.84

81.25 ± AC.

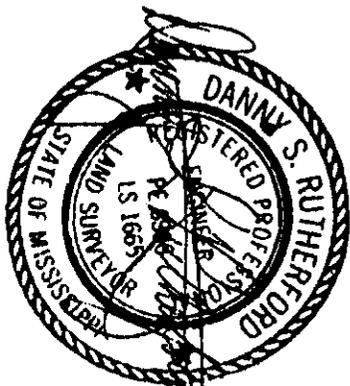
S 89°28'24"W 2634.45

LEWIS MORROW
D.Bk. 246, P. 281

S 00°23'36"E 1331.54

LEWIS MORROW
D.Bk. 246, P. 281

Kathy E. Wilson



JULY 2, 1998

DESCRIPTION

Part of the Northwest Quarter of Section 11, Township 3 South, Range 9 West, DeSoto County, Mississippi and being more particularly described as follows, to-wit:
Beginning at the intersection of the centerlines of Baldwin Road and North Road, a point commonly accepted as the northwest corner of said quarter section; thence run North 89°59'22" East a distance of 2634.84 feet along the north line of said quarter section to a point on the west line of the Lewis Morrow property; thence run South 00°23'36" East a distance of 1331.54 feet along said Morrow west line to a point; thence run South 89°28'24" West a distance of 2634.45 feet along said Morrow west line to a point on the west line of said quarter section; thence run North 00°24'27" West a distance of 1355.28 feet along the west line of said quarter section to the point of beginning and containing 81.25 acres, more or less. Bearings are based on true north as determined by solar observation. The above description was written from a plat of survey by Danny S. Rutherford, P.E.L.S., dated July 1, 1998.

NOTES

The herein shown property is that same property conveyed by J. A. Eberhart, et al. to Kathy E. Foutner by deed dated March 2, 1982 and described in Deed Book 157 on Page 715 of the Chancery Records of DeSoto County, Mississippi.
This is a Class "C" Survey.
According to Federal Emergency Management Agency Flood Insurance Rate Map No. 28013C0005 D, dated May 3, 1990, the herein shown property is not located in a flood hazard zone.

PLAT OF SURVEY OF PART OF THE NORTHWEST
QUARTER OF SECTION 11, TOWNSHIP 3 SOUTH,
RANGE 9 WEST, DESOTO COUNTY, MISSISSIPPI

DS&A/AT