

WARRANTY DEED

THIS WARRANTY DEED made and entered into this day by and between CHRISTOPHER T. TATUM and MELISSA A. TATUM, husband and wife, Grantors, and SHERRY LYNNE MCILWAIN, an unmarried woman, Grantee,

WITNESSETH:

THAT FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars (\$10.00), cash in hand paid by the Grantee to the Grantors, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, Grantors do hereby convey and warrant, except as hereinafter set forth, unto the Grantee, the following described property, together with the improvements, hereditaments and appurtenances thereunto belonging, located in the County of DESOTO, State of MISSISSIPPI, and more particularly described as follows, to-wit:

LOT 1982, SECTION "F", DESOTO VILLAGE SUBDIVISION, IN SECTION 33, TOWNSHIP 1 SOUTH, RANGE 8 WEST, DESOTO COUNTY, MISSISSIPPI, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 13, PAGE 1-5, IN THE OFFICE OF THE CHANCERY CLERK OF DESOTO COUNTY, MISSISSIPPI.

TO HAVE AND TO HOLD unto the Grantee, his/her heirs and assigns, in fee simple forever, and free from all liens and encumbrances except for the following exceptions:

- 1) Taxes and assessments for the current year and subsequent years, which are not yet due and payable.
- 2) Zoning and/or other land use regulations promulgated by federal, state or local governments affecting the use or occupancy of the subject property.
- 3) Any and all matters which would be disclosed by an accurate survey of current date and/or an actual inspection of said property.

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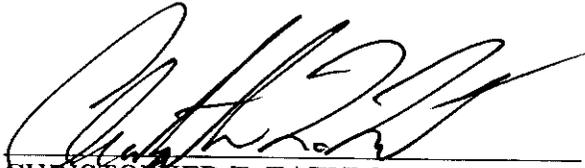
STATE MS. - DESOTO CO.

AUG 6 3 54 PM '98

BK 337 PG 640
W.E. DAVIS CH. CLK.

IN TESTIMONY WHEREOF, witness the signature of the Grantors on this the 30th day of

July, 1998.


CHRISTOPHER T. TATUM

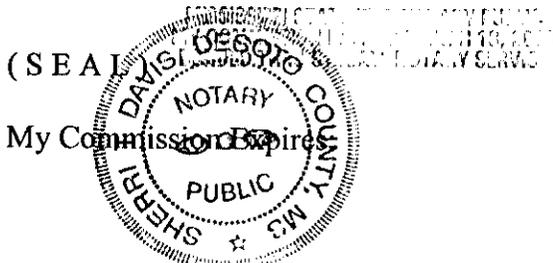

MELISSA A. TATUM

STATE OF MISSISSIPPI
COUNTY OF DESOTO

THIS DAY personally appeared before me, the undersigned authority within and for the State and County aforesaid, CHRISTOPHER T. TATUM and MELISSA A. TATUM, husband and wife, who acknowledged that they signed, executed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned.

GIVEN under my hand and official seal on this the 30th day of July, 1998.


NOTARY PUBLIC



ADDRESS OF GRANTORS:
P.O. Box 476
Southaven MS 38671
Home: 601 342-7244
Work: 601 357-3137

ADDRESS OF GRANTEE:
6365 JAMESTOWN
HORN LAKE, MISSISSIPPI 38637
Home: 601-280-2001
Work: 601-393-7443

PREPARED BY AND RETURN TO:
HOLCOMB DUNBAR, P.A.
P. O. BOX 190
SOUTHAVEN, MS 38671-0190
(601) 349-0664

FILE# 998-317