

BK 0345 PG 0771

CORPORATE FORM
WARRANTY DEED

STATE MS.-DESOTO CO.
FILED

JAN 12 2 29 PM '99

STATE OF MISSISSIPPI
DeSoto COUNTY

BK 345 PG 771
W.E. DAVIS CH. CLK.

THIS INDENTURE, made and entered into this 11th day of December, 1998, by and between Chamberlain and McCreery, Inc., a corporation organized and existing under by virtue of the laws of the State of TENNESSEE

party of the first part, and
DOGWOOD PROPERTIES, LLC, a Tennessee Limited Liability Company, doing business in the State of Mississippi as DOGWOOD INVESTMENTS
party of the second part,

WITNESSETH: That for and in consideration hereinafter expressed that 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 Olive Branch, County of DeSoto, State of Mississippi,
to-wit:

Lot 31, BELL CREEK SUBDIVISION, situated in Section 34, Township 1 South, Range 6 West, City of Olive Branch, DeSoto County, Mississippi as per plat recorded in Plat Book 51, Page 25, in the Office of Chancery Clerk of DeSoto County, Mississippi, reference to which plat is hereby made for a more particular description of said property.

Being all or part of the same property conveyed to the grantor(s) herein by warranty deed of in Book 303, Page 64, in said Chancery Clerk's Office.

TO HAVE AND TO HOLD the aforesaid real estate together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said part of the second part, his heirs, successors and assigns in fee simple forever.

The said part of the first part does hereby covenant with the said party of the second part that he is lawfully seized in fee of the aforescribed real estate; that he has a good right to sell and convey the same; that the same is unencumbered, except for 1998 city and county taxes, which are not yet due and payable; and restrictive covenants of record in Book 293, Page 186, as amended in Book 314, Page 585; subdivision restrictions, building lines and easements of record in Plat Book 51, Page 25; and any prior reservation of oil, gas, mineral or gravel rights including but not limited to Plat Book 51, Page 25 and Book 293, Page 186; all in said Chancery Clerk's Office;

and that the title and quiet possession thereto he will warranty and forever defend against the lawful claims of all persons.

IN CONSIDERATION for this conveyance is as follows: TEN DOLLARS (\$10.00) cash in hand and other good and valuable considerations, receipt of which is hereby acknowledged.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

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

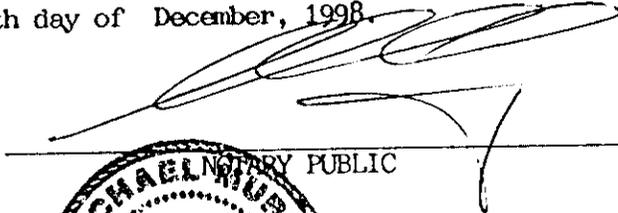
CHAMBERLAIN AND McCREERY, INC.

BY: 
JON E. McCREERY, President

STATE OF TENNESSEE
COUNTY OF SHELBY

This day personally appeared before me, the undersigned authority in and for said State and County, the within named JON E. McCREERY, known to me to be the President of CHAMBERLAIN AND McCREERY, INC., a corporation, who acknowledged that he signed and delivered the foregoing instrument on the day and year therein mentioned, for the purpose herein set forth, and in the capacity therein stated, for and on behalf of CHAMBERLAIN AND McCREERY, INC., after being duly authorized so to do.

Given under my hand and seal this 11th day of December, 1998.



My Commission Expires: March 14, 2000

TAX PARCEL NUMBER: 1068-3413.1-00031.

GRANTOR'S MAILING ADDRESS:
CHAMBERLAIN AND McCREERY, INC.
3590 Winchest Cove
Memphis, TN 38141
(901) 794-2156

GRANTEE'S MAILING ADDRESS:
DOGWOOD PROPERTIES, LLC

3590 Winchest Cove
Memphis, TN 38141
Phone Number: Home: not available
Work: 901/794-2156

PROPERTY ADDRESS: 6902 Valerie Drive
Olive Branch, MS 38654

MAIL TAX BILLS TO: DOGWOOD PROPERTIES, LLC
3590 Winchest Cove
Memphis, TN 38141

THIS INSTRUMENT PREPARED BY & RETURN TO:
J. MICHAEL MURPHY
6389 Quail Hollow Rd. Suite 102
Memphis, Tennessee, 38120
Phone Number: (901) 761-2850

TG File #: 405438

MD&W File #: 982173

BR0348PG0773

PROPERTY ADDRESS: 6902 Valerie Drive
Olive Branch, MS 38654

NAME AND ADDRESS
OF PROPERTY OWNER: DOGWOOD PROPERTIES, LLC, a Tennessee Limited Liabilit
3590 Winchest Cove
Memphis, TN 38141

MAIL TAX BILLS TO: DOGWOOD PROPERTIES, LLC
3590 Winchest Cove
Memphis, TN 38141

RETURN TO:
J. MICHAEL MURPHY
6389 Quail Hollow Road
Suite 102
Memphis, TN 38120

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(wd-attach)

*****THE SPACE BELOW IS RESERVED FOR REGISTER'S USE ONLY*****