

STATE MS.-DESOTO CO. FILED

S99-1113

DAN MCCULLAR,
GRANTOR

APR 13 2 28 PM '00

WARRANTY

TO

DEED

ROBERT L. DAVIS,
GRANTEE

BK 371 PG 12
W.F. [unclear] CLK.

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00) cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, Dan McCullar, does hereby sell, convey, and warrant unto, Robert L. Davis, the land lying and being situated in DeSoto County, Mississippi, described as follows, to-wit:

Attached hereto:

The warranty in this deed is subject to rights of ways and easements for public roads and public utilities, to building, zoning, subdivision and health department regulations in effect in DeSoto County, Mississippi.

Taxes for 2000 have been prorated, and possession is given with this deed.

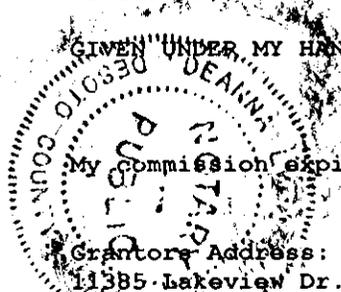
WITNESS my signature(s), this the 12th day of April, 2000.

Dan McCullar
Dan McCullar

STATE OF MISSISSIPPI:
COUNTY OF DESOTO:

PERSONALLY APPEARED before me, the undersigned authority at law, in and for the State and County aforesaid, the within named DAN MCCULLAR, who acknowledged that he signed and delivered the above and foregoing Deed on the day and year therein mentioned, as his free act and deed, and for the purposed therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 12th day of April, 2000.



Notary Public State of Mississippi At Large
My Commission Expires: April 6, 2002
Bonded Thru Helden, Brooks & Garland, Inc.

Wanda Ann Christak Bicknell
Notary Public

Grantors Address:
11385 Lakeview Dr.
Hernando, MS 38632
Home Phone Number: 429-3478
Business Number: 429-7226

Grantees Address:
6320 Davison Road
Olive Branch, MS 38654
Home Phone Number: 895-1363
Business Number: 895-8055

Prepared By:
Austin Law Firm, P.A.
230 Goodman
Suite 510
Southaven, Mississippi 38671
(662) 349-2234

LEGAL DESCRIPTION

TOTAL:

LEGAL DESCRIPTION OF A 47.26, MORE OR LESS ACRE TRACT OF LAND LOCATED IN PART OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 31, TOWNSHIP 1 SOUTH, RANGE 6 WEST, AND ALSO BEING PART OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 6, TOWNSHIP 2 SOUTH, RANGE 6 WEST, OLIVE BRANCH, DESOTO COUNTY, MISSISSIPPI, AND IS FURTHER DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SECTION 31, TOWNSHIP 1 SOUTH, RANGE 6 WEST; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS EAST 2670.80 FEET TO A POINT; THENCE SOUTH 00 DEGREES 00 MINUTES 00 SECONDS EAST 4353.70 FEET TO IRON PIN FOUND AT THE NORTHEAST CORNER OF THE MILLARD EAST BYRD TRACT; THENCE SOUTH 84 DEGREES 38 MINUTES 13 SECONDS WEST 473.16 FEET TO A P.K. NAIL FOUND IN THE CENTERLINE OF AUTUMN OAKS DRIVE, AND ALSO BEING THE TRUE POINT OF BEGINNING FOR THE HEREIN DESCRIBED TRACT; THENCE SOUTH 06 DEGREES 01 MINUTES 41 SECONDS EAST 371.58 FEET TO A 1/2" REBAR SET; THENCE NORTH 84 DEGREES 38 MINUTES 13 SECONDS EAST 464.04 FEET TO A IRON PIN FOUND; THENCE SOUTH 05 DEGREES 31 MINUTES 55 SECONDS EAST 577.97 FEET TO A 1/2" REBAR SET; THENCE SOUTH 05 DEGREES 59 MINUTES 05 SECONDS EAST 1063.76 FEET TO A POINT (1/2" REBAR SET ON A 30 FEET OFFSET TO THE NORTH); THENCE ALONG A DITCH THE FOLLOWING CALLS NORTH 59 DEGREES 29 MINUTES 15 SECONDS WEST 92.85 FEET TO A POINT; THENCE NORTH 39 DEGREES 23 MINUTES 20 SECONDS WEST 108.38 FEET TO A POINT; THENCE NORTH 71 DEGREES 29 MINUTES 14 SECONDS WEST 1312.26 FEET TO A POINT; THENCE NORTH 28 DEGREES 04 MINUTES 08 SECONDS EAST 125.25 FEET TO A POINT; THENCE NORTH 36 DEGREES 43 MINUTES 10 SECONDS WEST 194.90 FEET TO A POINT; THENCE NORTH 20 DEGREES 44 MINUTES 22 SECONDS WEST 113.33 FEET TO A POINT (1/2" REBAR SET ON A 25 FEET OFFSET TO THE NORTH); THENCE NORTH 05 DEGREES 51 MINUTES 10 SECONDS WEST 949.79 FEET TO A 1" PIPE FOUND BEING LOCATED AT A SOUTHWEST CORNER OF THE JONES 2 LOT SUBDIVISION; THENCE ALONG THE SOUTH LINE OF SAID SUBDIVISION NORTH 83 DEGREES 38 MINUTES 59 SECONDS EAST 451.27 FEET TO A 1" PIPE FOUND AT THE SOUTHWEST CORNER OF THE LOT #1 OF GOODMAN OAKS SUBDIVISION; THENCE NORTH 84 DEGREES 35 MINUTES 37 SECONDS EAST 498.62 FEET TO THE POINT OF BEGINNING; CONTAINING 47.26, MORE OR LESS ACRES (2,058,606, MORE OR LESS, SQUARE FEET OF LAND BEING SUBJECT TO ALL CODES, REGULATIONS, REVISIONS, EASEMENTS, SUBDIVISION COVENANTS, AND RIGHTS OF WAY OF RECORD.

DATED MARCH 17, 2000_DLO

D.M.