

WARRANTY DEED

This Deed of Conveyance is this day made by the undersigned CHARLES C. RAZIANO and wife, TAMMY M. RAZIANO, hereinafter referred to as the GRANTORS, BRANDON DEAN LIVINGSTON and wife, AMY ROSE LIVINGSTON, hereinafter referred to as the GRANTEEES, WITNESSETH THAT:

For and in consideration of the sum of Ten Dollars (\$10.00) cash in hand paid by the GRANTEEES to the GRANTORS, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged by the GRANTORS, CHARLES C. RAZIANO AND WIFE, TAMMY M. RAZIANO, the GRANTORS do hereby and by these presents sell, convey, and warrant unto BRANDON DEAN LIVINGSTON and wife, AMY ROSE LIVINGSTON, the GRANTEEES, as tenants by the entirety with full rights of survivorship and not as tenants in common the hereinafter described real property located in DeSoto County, Mississippi, and being described as follows, to-wit:

STATE MISSISSIPPI - DE SOTO CO.
PH 10

FEB 22 2 53 PM '01 *me*

SEE ATTACHED EXHIBIT "A"

BK 387 335
W T.K.

The foregoing covenant of warranty is made subject to the following: all rights of ways and easements for public roads and public utilities; to all road maintenance requirements of the DeSoto County Planning Commission and the Board of Supervisors of said county; to all subdivision and zoning regulations in effect in DeSoto County, Mississippi; and to any prior reservation or conveyance of minerals of every kind and character, including, but not limited to, oil, gas, sand and gravel in, on and under the subject property; and any unrecorded rights of way or easements, and discrepancies, conflicts, encroachments, or shortages in area and boundaries which a correct survey and/or physical inspection of the property would reveal. That further, this conveyance is subject to that certain right of way in favor of American Telephone and Telegraph as recorded in Deed Book 33, Page 488 and which instrument was assigned to South Central Bell Telephone Company

by assignement found at Deed Book 160 Page 720; and to that certain right of way in favor of Entergy MS, Inc. as recorded at Deed Book 306 Page 430, all recordings in the office of the Chancery Clerk of DeSoto County, Mississippi.

Taxes and assessments against said property for the year 2001 shall be paid by the GRANTORS and taxes and assessment for the year 2002 and all subsequent years shall be the sole responsibility of the GRANTEE.

By way of explanation the wife of the Grantor joins in this conveyance for the sole purpose of conveying any homestead rights or interest which she has in said property.

Possession shall be given upon delivery of this deed.

WITNESS the signature of the GRANTORS on this the 20th day of February 2001.

Charles C. Raziano
CHARLES C. RAZIANO

Tammy M. Raziano
TAMMY M. RAZIANO

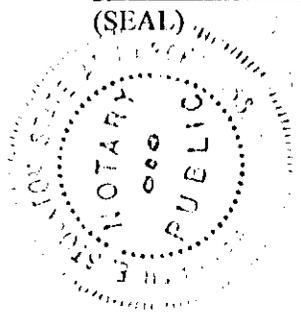
STATE OF MISSISSIPPI
COUNTY OF DESOTO

Personally appeared before me, the undersigned authority in and for the said county and state, on this the 20th day of February, 2001, within my jurisdiction, the within named CHARLES C. RAZIANO and wife, TAMMY M. RAZIANO, who acknowledged that they executed the above and foregoing instrument.

[Signature]
NOTARY PUBLIC

My Commission Expires:

MY COMMISSION EXPIRES SEPT 24, 2003



GRANTORS' ADDRESS:

P. O. Box 793
Hernando, MS 38632
RES. TEL.: 662/429-9692
BUS. TEL.: N/A

GRANTEES' ADDRESS:

7240 Derma Cove
Bartlett, TN 38133
RES. TEL.: N/A
BUS. TEL.: N/A

Prepared by: KENNETH E. STOCKTON
ATTORNEY AT LAW
5 WEST COMMERCE STREET
HERNANDO, MS 38632
662-429-3469

2001-019

EXHIBIT "A"

A 10.01 acre parcel of land being part of the Wilbur N. Stevens Tract located in the North Half of the Southeast Quarter of Section 36, Township 3 South, Range 8 West, Desoto County, Mississippi and being more particularly described as follows, to-wit:

Commencing at an iron pin found at the accepted Northwest corner of the Southeast Quarter of said Section 36, Township 3 South, Range 8 West; thence south 01 degrees 19 minutes 08 seconds west a distance of 1332.81 feet to the southwest corner of the Wilbur N. Stevens, Jr. Tract; thence south 89 degrees 27 minutes 37 seconds east a distance of 1216.31 feet to the point of beginning for the following tract; thence continuing south 89 degrees 27 minutes 37 seconds east along the south line of the Wilbur N. Stevens, Jr. tract a distance of 96.51 feet to an pin found; thence continuing south 88 degrees 41 minutes 50 seconds east along the south line on the Wilbur N. Stevens, Jr. Tract a distance of 633.21 feet to a point; thence north 00 degrees 20 minutes 15 seconds west a distance of 634.61 feet to a point on the south line of Sterlin Lane; thence north 89 degrees 04 minutes 52 seconds west along the south line of Sterlin lane a distance of 679.74 feet to a point; thence south 00 degrees 20 minutes 15 seconds east a distance of 377.76 feet to a point; thence south 10 degrees 51 minutes 06 seconds west a distance of 257.03 feet to the point of beginning and containing 10.01 acres subject to existing, easements, right-of-ways, subdivision and zoning regulations in effect in Desoto County, Mississippi.

SIGNED FOR IDENTIFICATION:



CHARLES C. RAZIANO



TAMMY M. RAZIANO