

STATE MISSISSIPPI DE SOTO CO.

Oct 26 10 32 AM '01

WARRANTY DEED

EK 401 7S 3

THIS INDENTURE, made and entered into on this 22nd day of October, 2001, by and between TRIO DEVELOPMENT, L.L.C., a Mississippi limited liability company, party of the first part, and CHRIS S. BROWN and wife, AMY D. BROWN, party of the second part.

WITNESSETH: That for and in consideration of Ten Dollars (\$10.00) cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in the County of DeSoto, State of Mississippi, to-wit:

Located in the Northwest Quarter of the Southeast Quarter* of Section 7, Township 3 South, Range 7 West: Lot 81 Phase II, The Lakes of Cedar Grove, as shown on plat of record in Plat Book 76, page 34, in the Chancery Clerk's Office of DeSoto County, Mississippi, to which plat reference is hereby made for a more particular description. *and the Northeast Quarter of the Southeast Quarter

Being a part of the same property conveyed to party of the first part herein by Warranty Deed of record as Deed Book 391, page 78 in the Chancery Clerk's Office of DeSoto County, Mississippi.

The property herein conveyed is subject to the following: 2001 City of Hernando and DeSoto County taxes, not yet due and payable, which party of the first part agrees to pay in full prior to delinquency, and subject to subdivision restrictions, building lines and easements of record in Plat Book 76, page 34, in the Chancery Clerk's Office of DeSoto County, Mississippi.

Some part of the Lot covered by this Contract may be filled land. The Seller will not be responsible or liable for any claims of any kind or character because of this Lot containing filled land. The Warranty Deed conveying this Lot to the Purchaser will contain a clause to this effect.

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 party of the second part, their heirs, successors and assigns in fee simple forever.

The said party of the first part does hereby covenant with the said party of the second part that it is lawfully seized in fee of the aforescribed real estate; that it has a good right to sell and convey the same; that the same is unencumbered, except as set out hereinabove; and that the title and quiet possession thereto it will warrant and forever defend against the lawful claims of all persons.

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

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

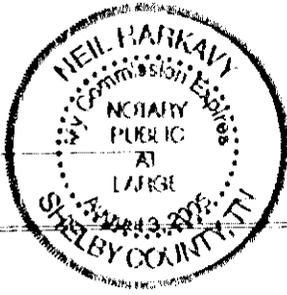
TRIO DEVELOPMENT, L.L.C., a Mississippi limited liability company

By: [Signature] JOHN A. DeCELL, Chief Manager

STATE OF TENNESSEE
COUNTY OF SHELBY

Before me, the undersigned Notary Public of the State and County aforesaid, personally appeared JOHN A. DeCELL, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be the Chief Manager (or other officer authorized to execute the instrument) of TRIO DEVELOPMENT, L.L.C., a Mississippi limited liability company, the within named bargainor, and that he, as such Chief Manager, being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of TRIO DEVELOPMENT, L.L.C., a Mississippi limited liability company, by himself as such Chief Manager.

WITNESS my hand at office this 22nd day of October, 2001.



Neil Harkavy
Notary Public

My commission expires: _____

PROPERTY ADDRESS:
Lot 81, Cedar Trace Cove (unimproved)
Hernando, Mississippi 38632

NAME, ADDRESS AND TELEPHONE NUMBER OF
GRANTEES:
CHRIS S. BROWN and wife, AMY D. BROWN
1968 Timber Lane
Hernando, Mississippi 38632
Home: 662-429-7896
Chris Brown Work: 901-434-5611
Amy Brown Work: 901-523-8211

NAME, ADDRESS AND TELEPHONE NUMBER OF
GRANTOR:
Trio Development, LLC
c/o John A. DeCell, Chief Manager
5178 Wheelis, Suite 2
Memphis, Tennessee 38117
901-684-6600

MAIL TAX NOTICES TO:
Owner at above address.

THIS INSTRUMENT PREPARED BY AND RETURN TO:
ALAN L. KOSTEN
ARMSTRONG ALLEN, PLLC
6060 Poplar Avenue, Suite 140
Memphis, Tennessee 38119
901-523-8211

Tax Parcel No.: (part of) 3-07-3-0700000015-01
File No. 01101357

(FOR RECORDING DATA ONLY)