

JTH BUILDERS, LLC,

GRANTOR

TO

WARRANTY DEED

RONALD G. TROXEL, ET UX,

GRANTEES

FOR AND IN CONSIDERATION of the sum of Ten Dollars, (\$10.00), cash in hand paid, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, JTH BUILDERS, LLC, does hereby sell, convey and warrant unto

RONALD G. TROXEL and Wife, LINDA DARLENE TROXEL as tenants by the entirety with full rights of survivorship and not as tenants in common, the land lying and being situated in Desoto County, Mississippi, more particularly described as follows, to-wit:

Lot 39, College Hills Planned Unit Development, situated in Section 18, Township 2 South, Range 6 West, Desoto County, Mississippi as per Plat thereof recorded in Plat Book 55, Pages 3-5 in the Office of the Chancery Clerk of Desoto County, Mississippi.

The warranty in this deed is subject to subdivision and zoning regulations in Desoto County, Mississippi, rights of way and easements for public roads and public utilities, and restrictive covenants for said subdivision.

Taxes to be pro-rated at closing and possession to take place upon closing.

WITNESS OUR SIGNATURES this the 3rd day of July, 2002.

JTH BUILDERS, LLC

By: James D. Hooper

STATE MS.-DESOTO CO. FILED

AUG 2 1 49 PM '02

BK 425 PG 467 W.E. DAVIS CH. CLK.

STATE MS.-DESOTO CO. FILED

JUL 9 2 11 PM '02

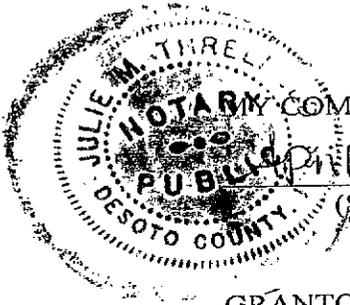
BK 423 PG 612 W.E. DAVIS CH. CLK.

STATE OF MISSISSIPPI

COUNTY OF DESOTO

THIS DAY personally appeared before me the undersigned authority in and for the above county and state, the within named James T. Hooper, Chief-Manager of JTH BUILDERS, LLC, who acknowledged that they signed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned, as their free and voluntary act and deed on behalf of said limited liability company after being duly authorized to do so.

GIVEN UNDER MY HAND and official seal of office, this the 3rd day of July, 2002.



NOTARY COMMISSION EXPIRES:

April 26, 2003
(SEAL)

Julie M. Threlkeld
NOTARY PUBLIC

GRANTORS ADDRESS: 6229 D Hwy 305, Olive Branch, MS

HOME PHONE: N/A WORK PHONE: na

GRANTEES ADDRESS: 3760 Lake Village Cove, Olive Branch, MS 38654

HOME PHONE: 662 429-7191 WORK PHONE: 662. 429-7191

Prepared by & return to: Les Shumake, P. O. Box 803, Olive Branch, MS 38654
(662) 895-5565

Troxel/JTH Builders (07/02)

Prepared By/Return To:
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