

ERNEST R. OSBORNE AND WIFE, MARY J. OSBORNE,
GRANTORS

WARRANTY

TO

DEED

SANDRA MIXON,
GRANTEE

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, Ernest R. Osborne and wife, Mary J. Osborne, do hereby sell, convey, and warrant unto Sandra Mixon, the land lying and being situated in DeSoto County, Mississippi, described as follows, to-wit:

Lot 2718, Section "M", Southaven West Subdivision, located in Section 27, Township 1 South, Range 8 West, DeSoto County, Mississippi, as recorded in Plat Book 4, Pages 52-53 in the office of the Chancery Clerk of DeSoto County, Mississippi.

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.

Subject to subdivision restrictive covenants, easements and setback lines as recorded in Book 4, Pages 52-53, in the office of the Chancery Clerk of DeSoto County, Mississippi.

Taxes for 2003 have been prorated, and possession is given with this deed.

WITNESS our signature(s), this the 31st day of March, 2003.

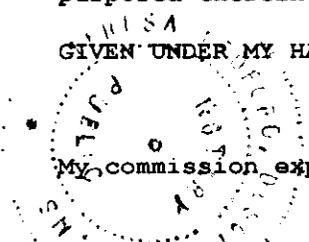
Ernest R. Osborne
Ernest R. Osborne
Mary J. Osborne
Mary J. Osborne

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 ERNEST R. OSBORNE AND WIFE, MARY J. OSBORNE, who acknowledged that they signed and delivered the above and foregoing Deed on the day and year therein mentioned, as their free act and deed, and for the purposed therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 31st day of March, 2003.

Quada J. [Signature]
Notary Public



My commission expires: 10-4-2005

Grantors Address:
7705 Charleston Dr.
Southaven, MS 38671
Home Phone Number: N/A
Business Number: N/A

Grantees Address:
7705 Charleston Dr.
Southaven, MS 38671
Home Phone Number: 393-2889
Business Number: 393-4639

Prepared By:
Austin Law Firm, P.A.
6928 Cobblestone Drive
Suite 100
Southaven, Mississippi 38672
(662) 890-7575

STATE MS. - DESOTO CO.
APR 2 10 28 AM '03

BK 441 PG 89
W.E. DAVIS CH. CLK.