

Prepared by/Return to:
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BK 0449 PG 0346

STATE MS.-DESOTO CO.
FILED

JUL 31 3 04 PM '03

TK
TK

Jeffrey A. Archer, ET UX,

Grantors

TO

Charles Gallagher

Grantee

BK 449 PG 346
W.E. DAVIS CH. CLK.

WARRANTY DEED

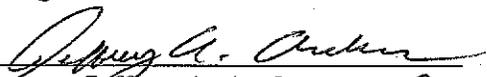
FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, we, **Jeffrey A. Archer and Kimberly Archer**, Grantors do hereby grant, bargain, sell, convey and warrant unto **Charles Gallagher**, that certain real property lying and being situated in the County of De Soto, State of Mississippi, and being more particularly described as follows, to-wit:

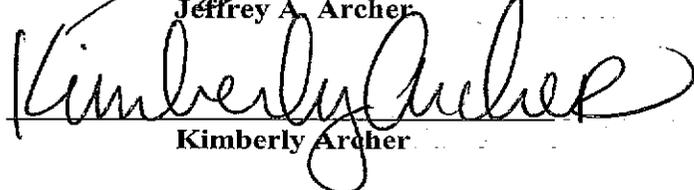
Lot 30, Phase II, First Revision, Lewisburg Farms, Inc. Subdivision, in Section 22, Township 2 South, Range 6 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 19, Pages 11 through 13, in the office of the Chancery Clerk of DeSoto County, Mississippi.

The above described real property is conveyed subject to road rights of way, public utility easements and zoning, subdivision, and health department regulations of the County of De Soto, Mississippi; subject to any matters which might be revealed by an accurate current survey; subject to any prior reservation or conveyance of oil, gas or mineral rights of any kind or character whatsoever; subject to covenants, limitations, and restrictions of said subdivision as found on plat of said subdivision of record in Plat Book 19, pages 11 and/or elsewhere, of the records of De Soto County, Mississippi; and subject to taxes for the year 2003 and all subsequent years.

Taxes for the year 2003 are being pro-rated on an estimated basis as part of this closing, Grantors shall be liable and responsible to Grantee for any shortage in such amount which may be determined upon publication of said taxes. Grantee, his heirs, successors, and assigns shall be liable for the taxes for all subsequent years.

IN TESTIMONY WHEREOF, witness the signatures of the Grantors on this the 28 day of July, 2003.



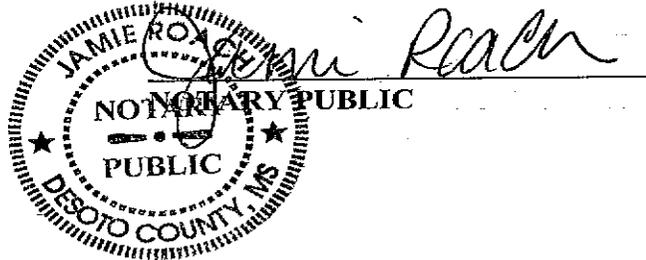
Jeffrey A. Archer


Kimberly Archer

STATE OF MISSISSIPPI
COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority of law in and for this jurisdiction, the within named **Jeffrey A. Archer and Kimberly Archer**, who acknowledged to me that they executed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned as their free and voluntary act and deed and for the purposes therein expressed.

GIVEN under my hand and official seal on this the 28 day of July, 2003.



~~My Commission Expires:~~
MARCH 15, 2004

Grantors:
Jeffrey A. Archer &
Kimberly Archer

Grantees:
Charles Gallagher &

Address:
9140 Bethel Road

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Olive Branch, MS 38654

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