

WARRANTY DEED

THIS WARRANTY DEED made and entered into this day by and between JAMES CALVIN SULLIVAN, JR., AND SHANNON SULLIVAN, who joins the conveyance for the purpose of conveying any homestead rights, or other marital rights, he/she may have to the property by virtue of his/her marriage to JAMES CALVIN SULLIVAN, JR., Grantors, and DANIEL SHEA LANE, a single person, Grantee,

WITNESSETH:

THAT FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars (\$10.00), cash in hand paid by the Grantee to the Grantor, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, Grantor does hereby grant, bargain, sell, convey and warrant, except as hereinafter set forth, unto the Grantee, the following described property, together with the improvements, hereditaments and appurtenances thereunto belonging, located in the County of DESOTO, State of MISSISSIPPI, and more particularly described as follows, to-wit:

LOT 92, SECTION A, EDGEWATER SUBDIVISION, LOCATED IN SECTION 20, TOWNSHIP 3 SOUTH, RANGE 7 WEST, DESOTO COUNTY, MISSISSIPPI, AS RECORDED IN PLAT BOOK 64, PAGES 29-30 IN THE OFFICE OF THE CHANCERY CLERK OF DESOTO COUNTY, MISSISSIPPI.

TO HAVE AND TO HOLD unto the Grantee, his/her heirs and assigns, in fee simple forever, and free from all liens and encumbrances except for the following exceptions:

- 1) Taxes and assessments for the current year and subsequent years, which are not yet due and payable.

we
STATE MS.-DESOTO CO.
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SEP 4 3 39 PM '03

BK 452 PG 196
W.E. DAVIS CH. CLK.

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2) Zoning and/or other land use regulations promulgated by federal, state or local governments affecting the use or occupancy of the subject property.

3) Any and all matters which would be disclosed by an accurate survey of current date and/or an actual inspection of said property.

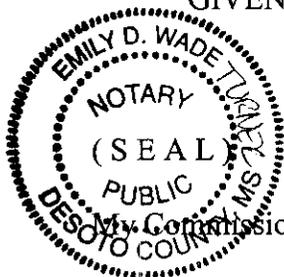
IN TESTIMONY WHEREOF, witness the signature of the Grantor on this the 29th day of August, 2003.

James Calvin Sullivan, Jr.
JAMES CALVIN SULLIVAN, JR.
Shannon Hunt Sullivan
SHANNON SULLIVAN

STATE OF MISSISSIPPI
COUNTY OF DESOTO

THIS DAY personally appeared before me, the undersigned authority within and for the State and County aforesaid, JAMES CALVIN SULLIVAN, JR. AND SHANNON SULLIVAN, who acknowledged that they signed, executed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned.

GIVEN under my hand and official seal on this the 29th day of August, 2003.



Emily Wade Turner
NOTARY PUBLIC

My Commission Expires:

My Commission Expires: November 29, 2004
Bonded Thru Dixie Notary Service, Inc.

ADDRESS OF GRANTOR:
793 Rack Court
Murphreesboro, TN 37129
Home: *(615) 848-1229*
Work: *(931) 684-4563*

ADDRESS OF GRANTEE:
3459 HOUR GLASS
HERNANDO, MISSISSIPPI 38632
Home: n/a
Work: n/a

PREPARED BY AND RETURN TO:
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FILE# 803526