

WARRANTY DEED

For and in consideration of the sum of Ten Dollars (\$10.00) cash in hand paid, and other good, legal, and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the undersigned, **DUNBAR ABSTON, JR.** ("GRANTOR"), does hereby sell, convey, and warrant unto **TRACT-O-LAND PLANTATION, INC.**, a Tennessee corporation ("GRANTEE"), the following described land and property lying and being situated in DeSoto County, State of Mississippi, being more particularly described as follows, to-wit:

1.31 acres (57,063.60 s.f.) being part of the northeast quarter of the northeast quarter of section 22, township 2 south, range 9 west of DeSoto County, Mississippi and being described as follows:

Commencing at the northeast corner of section 22, said corner marked by a pk nail at the intersections of Starlanding Road and Baldwin Road. Thence S 00° 34' 34" W - 994.76' along Baldwin Road to a point in the center line of said road (point marked by a 3/8" rebar set 20' west on line). Said point being the northeast corner of said 1.31 acre tract and the point of beginning. Thence S 00° 50' 06" W - 214.35' along the center line of Baldwin Road to a point (point marked by a 3/8" rebar set 20' west on line). Thence N 72° 53' 11" W - 279.09' along a partial fence line to a 3/8" rebar. Thence N 00° 50' 06" E - 214.35' to a 6" fence post at a fence corner. Thence S 72° 53' 11" E - 279.09' along a fence line to the point of beginning.

This conveyance and its warranty is made subject to any and all recorded liens, building restrictions, zoning ordinances, rights of way, protective covenants, easements, or rights-of-way of record, and to all prior reservations or conveyances of oil, gas and other minerals.

The above referenced property constitutes no portion ^{of} Grantor's homestead. 204

It is understood and agreed that taxes for the current year have been prorated as of this date between Grantors and Grantee, and the Grantee, by the acceptance of this deed agrees to assume all ad valorem taxes assessed against the above described property for the year 2003.

WITNESS THE SIGNATURES of the Grantors, this the 31st day of August, 2003.

Dunbar Abston, Jr.
DUNBAR ABSTON, JR.

STATE MS.-DESO TO CO *me*
FILED *me*

SEP 9 9 54 AM '03

BK 452 PG 418
J.F. DAVIS CH. CLK.

STATE OF TENNESSEE

COUNTY OF SHELBY

Personally appeared before me, the undersigned authority in and for the jurisdiction aforesaid, the within named **DUNBAR ABSTON, JR.**, who acknowledged that he executed and delivered the above and foregoing instrument on the day and year therein written.

GIVEN UNDER MY HAND AND OFFICIAL SEAL, this the 31st day of August, 2003.

Linda Carlile
Notary Public

MY COMMISSION EXPIRES:

12/29/2004

**LINDA CARLILE
NOTARY PUBLIC AT LARGE
SHELBY COUNTY, TENNESSEE
MY COMMISSION EXPIRES DEC 29, 2004**

Grantors' Address and Phone Number:

Dunbar Abston, Jr.
4727 Spottswood
Memphis, TN 38117
Phone: 901-763-4727 NA

Grantee's Address and Phone Number:

Tract-O-Land Plantation, Inc.
4727 Spottswood
Memphis, TN 38117
Phone: 901-763-4727

Prepared by and Return Original
Warranty Deed to:

BAKER, DONELSON, BEARMAN, CALDWELL & BERKOWITZ
Richard A. Daniel, II
165 Madison Avenue, Suite 2000
Memphis, Tennessee 38103
(901) 526-2000

Indexing Instructions:

NE ¼ of NE ¼ of Section 22, T2S, R9W, DeSoto County, MS