

Prepared by and Return to:
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03-546

BK 0455 PG 0618
STATE MS.-DESOTO CO.
F11 03
Oct 15 2 42 PM '03
BK 455 PG 619
J.E. DAVIS CH. CLK.

Dawn M. Miller and husband Clayton D. Miller
GRANTORS,

TO:

WARRANTY DEED

Peter Joseph Taverna, III and wife, Julie Taverna
GRANTEES,

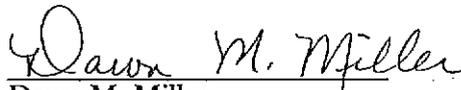
For and in consideration of the sum of Ten and No/100 (\$10.00) Dollars, cash in hand paid, and other good, legal sufficient and valuable consideration, the receipt of which is hereby acknowledged Dawn M. Miller and husband Clayton D. Miller, the undersigned Grantors do hereby sell, convey, and warrant unto the above Grantees, Peter Joseph Taverna, III and wife, Julie Taverna, as joint tenants with full right of survivorship and not as tenants in common, the following described real estate, located and situated in DeSoto County, Mississippi and more particularly described as follows, to-wit:

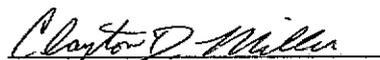
5.0 acres located in the Southwest quarter of Section 31, Township 3 South, Range 8 West, DeSoto County, Mississippi, beginning at a point located 815.5 feet North and 148.7 feet East of the Southwest corner of Section 31, Township 3 South, Range 8 West, said point being the point of beginning and marked with an iron ; thence North 5 degrees 00 minutes West 330 feet to a point on a pond; thence North 85 degrees 00 minutes East 684.33 feet to a point on Crawford Road (gravel) and being marked by a 20 foot off set iron pin to the West; thence along Crawford Road the following calls: South 16 degrees 05 minutes West 46.13 feet; South 2 degrees 29 minutes West 110 feet; South 6 degrees 51 minutes 53 seconds East 187.9 feet with the last call being marked by a 20 foot off set pin to the west; thence South 85 degrees 00 minutes West 660.83 feet to the point of beginning.

The warranty of this deed is subject to rights of way and easements for public roads and public utilities; to building, zoning, subdivision and health department regulations in effect in DeSoto County, Mississippi; and to the covenants, limitations and restrictions set forth with the recorded plat of said subdivision as well as any amendments thereto.

Taxes have been prorated and possession is given with the deed.

Witness my signature this the 10th day of October, 2003

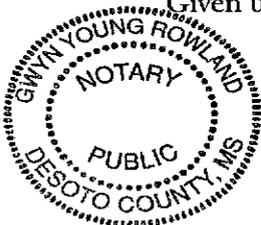

Dawn M. Miller


Clayton D. Miller

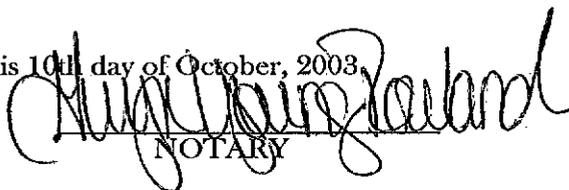
STATE OF MISSISSIPPI
COUNTY OF DESOTO

Personally appeared before me, the undersigned authority of law in and for the jurisdiction aforesaid, the within named Dawn M. Miller and husband Clayton D. Miller who acknowledged that they signed and delivered the above and foregoing instrument on the day and year therein mentioned.

Given under my hand and seal this 10th day of October, 2003.



Notary Public State of Mississippi
At Large
My Commission Expires
June 26, 2005
BONDED THRU
HEIDEN, BROOKS & GARLAND, INC.


NOTARY

Grantor's Address:
5885 Crawford Road
Hernando, MS 38632
(H) 662-429-0052
(W) 662-3910-4811

Grantee's Address
5885 Crawford Road
Hernando, MS 38632
(H) 662-342-0409
(W) 662-342-0409