BK 0459 PG 0627
STATE MS.-DESOTO CO.
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W. DAVIS CH. CLK.

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WARRANTY DEED

THIS WARRANTY DEED made and entered into this day by and between DELTA RIDGE INDUSTRIES, INC., Grantor, and SEAN WESTMORELAND and ANGIE WESTMORELAND, Grantees,

WITNESSETH:

THAT FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars ($10.00), cash in hand paid by the Grantees 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 Grantees as tenants in common, 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 1 of the Final Plat of the First Revision to National Bank Builders Subdivision as recorded in Plat Book 84 at Page 33 of the land records of Desoto County, in the office of the Chancery Clerk of Desoto County, Mississippi, said subdivision being located partly in the Southeast Quarter of Section 33, Township 1 South, Range 9 West and partly in the Northeast Quarter of Section 4, Township 2 South, Range 9 West, all situated within the Village of Memphis, Desoto County, Mississippi.

TO HAVE AND TO HOLD unto the Grantees, their 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.

(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 1st day of December, 2003.

DELTA RIDGE INDUSTRIES, INC.

BY: _____
MONTY S. WESTMORELAND
President and Director

BY: _____
PATTI A. WESTMORELAND
Secretary/Treasurer and Director

Lot #1 Deed Restrictions:

The architectural design of the building front must be at least equal to the front of the National Bank Builders building to the south of lot #1. The building sidewall color shall be similar to the National Bank Builders building. The architectural design of the building shall be approved and signed off by Monty Westmoreland. Sean Westmoreland or Angie Westmoreland may not sell lot #1 or a building on lot #1 for a period of (15) years from the date of this Deed without the approval of Monty Westmoreland.

STATE OF MISSISSIPPI
COUNTY OF DESOTO

Personally appeared before me, the undersigned authority in and for the said county and state, on this the 1st day of December, 2003, within my jurisdiction, the within named MONTY S. WESTMORELAND and PATTI A. WESTMORELAND, who acknowledged that they are the President and Director and Secretary/Treasurer and Director, respectively, of DELTA RIDGE INDUSTRIES, INC., and that for and on behalf of the said corporation and as its act and deed they executed the above and foregoing instrument, after first having been duly authorized so to do.

Donna Jean Parsons
NOTARY PUBLIC

My commission expires; 2-17-04

ADDRESS OF GRANTOR:

6081 Hwy 161
Walls, MS 38680
Tel: 662-781-0702
Tel: 662-7781-1366

ADDRESS OF GRANTEE:

8780 Lakeshore Drive
Walls, MS 38680
Tel: 662-781-0680
Tel: None

prepared by
Monty Westmoreland
6081 Hwy 161
Walls, MS 38680
Tel: 662-781-0702