

BK 0461 PG 0478

STEWART LAW FIRM
299 SOUTH 9TH STREET, SUITE 201
OXFORD, MISSISSIPPI 38655
662-234-6912 Telephone
662-234-6962 Facsimile

PREPARED BY & RETURN TO:
MISSISSIPPI CLOSING SERVICES
299 SOUTH 9TH STREET SUITE 201
OXFORD, MISSISSIPPI 38655
662-234-6912 TELEPHONE
662-234-6962 FACSIMILE

STATE MS.-DESOTO CO.

DEC 29 10 25 AM '03

PG 478
CH. CLK.

STATE OF MISSISSIPPI

FHA CASE NO. 283-015866

SPECIAL WARRANTY DEED

This Indenture, made this 15 day of NOVEMBER, 2003, between ALPHONSO JACKSON, Secretary of Housing and Urban Development of Washington, D.C., party of the first part, (Grantor), and a(n), **Jurgen Hartwig and Michael Hartwig**, as joint tenants with full rights of survivorship and not as tenants in common, party(ies) of the second part (Grantees).

Witnesseth, That the said party of the first part, for and in consideration of the sum of one dollar (\$1.00), and other valuable consideration in hand paid, at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledge, has granted, bargained, sold, aliened, conveyed and confirmed, and by these presents does grant, bargain sell, alien, convey and confirm, unto the said party(ies) of the second part, and the heirs and assigns of the said party(ies) of the second part, the following described property situated in DeSoto County, State of Mississippi:

Lot 61, Section C, Southridge Estates Subdivision, situated in Section 3, Township 2 South, Range 6 West, City of Olive Branch, DeSoto County, Mississippi, as per plat recorded in Plat Book 45, Page 37, Chancery Clerk's office, DeSoto County, Mississippi

Being the same property acquired by the party of the first part pursuant to the provisions of the National Housing Act, as amended (12 USA 1701 et seq.) and the Department of Housing and Urban Development Act (42 U.S.C. 3531).

To have and to hold the said property hereinbefore described, with all and singular the rights, members and appurtenances thereunto appertaining, to the only proper use, benefit and behoof of the said party(ies) of the second part, forever, in fee simple; and the said party of the first party specially warrants the title to the said bargained property above described against the lawful claims of all persons claiming by, through or under the party of the first part.

Subject to all covenants, restrictions, reservations, easements, conditions and right appearing of record; and subject to any state of facts an accurate survey would show.

This Deed not to be in effect until: DECEMBER 19, 2005.

In Witness whereof the undersigned has set his/her hand and seal as HUD Office, Atlanta, Georgia, for and on behalf of the said Secretary of Housing and Urban Development, under authority and by virtue of 35 F.R. 16106 (10/14/70), as amended.

SECRETARY OF HOUSING AND
URBAN DEVELOPMENT

[Signature]
Unofficial Witness

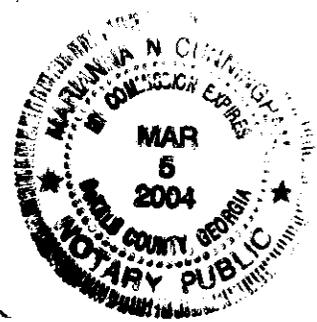
By: [Signature], as
Attorney-in-Fact

STATE OF GEORGIA
COUNTY OF FULTON

Personally appeared before me, the undersigned authority in and for the said County and State, on this 15 day of NOVEMBER, 2003 within my jurisdiction, the within named BLINDA MASTERS, who acknowledged that (he)(~~she~~) is Attorney-in-Fact under Power of Attorney recorded at Deed Book 97 at Page 304 in DeSoto County records and that in said representative capacity (he)(~~she~~) executed the above and foregoing instrument, after first having been duly authorized so to do.

Commission Expires: 03.05.04

[Signature]
Notary Public



Indexing instructions to the
Chancery Court Clerk of DeSoto
County, Mississippi, as per Section
89-5-33 MCA Annotated.

Lot 61, Section C, Southridge Estates Subdivision, situated in Section
3, Township 2 South, Range 6 West, City of Olive Branch, DeSoto
County, Mississippi, as per plat recorded in Plat Book 45, Page 37,
Chancery Clerk's office, DeSoto County, Mississippi



Prepared by: Greg Stewart

Mississippi State Bar # 8772
Stewart Law Firm
299 South 9th Street, Suite 201
Oxford, Mississippi 38655
662-234-6912 Telephone
662-234-6912 Facsimile

Grantor's Address:
Best Assets/Citiwest JV
3420 Norman Berry Drive
Suite 600
Hapeville, Georgia 30354
404-768-1400
No Second Number

Grantees' Address:
Jurgen Hartwig
Michael Hartwig
5879 South Bend Lane
Olive Branch, DeSoto Mississippi
901-853-8296
No 2nd #