

WARRANTY DEED

THIS WARRANTY DEED made and entered into this day by and between VICTORIA R. (MOONEN) CLARK, AND JEFFREY D. CLARK, who joins the conveyance for the purpose of conveying any homestead rights, or other marital rights, he may have to the property by virtue of his marriage to VICTORIA R. (MOONEN) CLARK, Grantors, and NATHAN E. PENNINGTON and ANGELA A. PENNINGTON, husband and wife, 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 Grantors, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, Grantors does hereby grant, bargain, sell, convey and warrant, except as hereinafter set forth, unto the Grantees, as tenants by the entirety with full right of survivorship and not 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 127, Section "D", Shadow Oaks Subdivision, in Section 32, Township 1 South, Range 8 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 75 at Page 36, in the office of the Chancery Clerk of 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:

STATE MS. - DESOTO CO

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- 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 Grantors on this the 25th day of March, 2004.

Victoria R. Moonen Clark
 VICTORIA R. (MOONEN) CLARK

Jeffrey D. Clark
 JEFFREY D. CLARK

STATE OF MISSISSIPPI
 COUNTY OF DESOTO

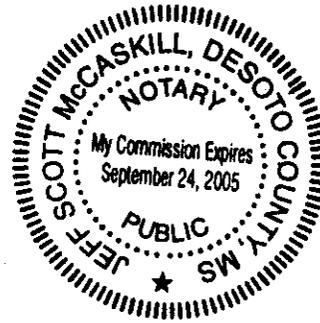
THIS DAY personally appeared before me, the undersigned authority within and for the State and County aforesaid, VICTORIA R. (MOONEN) CLARK, who acknowledged that she signed, executed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned.

GIVEN under my hand and official seal on this the 25th day of March, 2004.

Jeffrey D. Clark
 NOTARY PUBLIC

(SEAL)

My Commission Expires: *9/24/2005*



STATE OF MISSISSIPPI
COUNTY OF DESOTO

THIS DAY personally appeared before me, the undersigned authority within and for the State and County aforesaid, JEFFREY D. CLARK who acknowledged that he 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 25th day of March, 2004.

[Handwritten Signature]
NOTARY PUBLIC

(SEAL)

My Commission Expires: 9/24/2005



ADDRESS OF GRANTOR:
4497 SHADOW GLEN COVE
HORN LAKE, MISSISSIPPI 38637
Home: 662-345-2203
Work: 662-902-0841

ADDRESS OF GRANTEEES:
4497 Shadow Glen Cove
Horn Lake, MS 38637
Home: 901-643-2245
Work: 662-429-1475

PREPARED BY AND RETURN TO:
HOLCOMB DUNBAR, P.A.
P. O. BOX 190
SOUTHAVEN, MS 38671-0190
(662) 349-0664
FILE# 804020

CRW