

TAMMY J. SUTTON WISEMAN ANASTON formerly
TAMMY J. SUTTON AND HUSBAND,
GEORGE D. ANASTON,
GRANTORS

WARRANTY

TO

DEED

MARTIN W. POWERS AND WIFE, FELISHA Y. POWERS,
GRANTEES

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00) cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, We, Tammy J. Sutton Wiseman Anaston formerly Tammy J. Sutton and husband George D. Anaston, do hereby sell, convey, and warrant unto Martin W. Powers and wife, Felisha Y. Powers, as tenants by the entirety with full rights of survivorship and not as tenants in common, the land lying and being situated in DeSoto County, Mississippi, described as follows, to-wit:

ATTACHED HERETO AS EXHIBIT "A"

The warranty in this deed is subject to rights of ways and easements for public roads and public utilities, to building, zoning, subdivision and health department regulations in effect in DeSoto County, Mississippi.

Title is subject to the public's right to use that part of the subject property which lies within Smith Road.

George D. Anaston joins in the execution of this Warranty Deed for the sole and only purpose of conveying any and all homestead rights which he may now have or hereafter acquire.

By way of explanation Tammy J. Sutton Wiseman Anaston is one in the same as Tammy J. Sutton Wiseman formerly Tammy J. Sutton.

Taxes for 2004 have been prorated, and possession is given with this deed.

WITNESS our signature(s), this the 16th day of April, 2004.

STATE MS. - DESOTO CO.

APR 21 10 17 AM '04

470 PG 158
OK. CLK.

Tammy J. Sutton Wiseman Anaston
Formerly Tammy J. Sutton

George D. Anaston

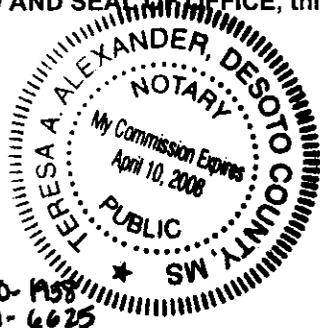
STATE OF MISSISSIPPI:
COUNTY OF DESOTO:

PERSONALLY APPEARED before me, the undersigned authority at law, in and for the State and County aforesaid, the within named TAMMY J. SUTTON WISEMAN ANASTON formerly Tammy J. Sutton and husband George D. Anaston, who acknowledged that they signed and delivered the above and foregoing Deed on the day and year therein mentioned, as their free act and deed, and for the purposes therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 16th day of April, 2004.

My commission expires:

Grantors Address:
8795 Oakwood Dr.
Olive Branch, MS 38851
Home Phone Number: 890-1958
Business Number: 277-6625



Grantees Address:
4481 Smith Road
Hernando, MS 38632
Home Phone Number: 424-6055
Business Number: 670-3531

Prepared By:

Austin Law Firm, P.A.
6928 Cobblestone Drive
Suite 100
Southaven, Mississippi 38672
(662) 890-7575

EXHIBIT A

5 acres in the southwest quarter of the northeast quarter of Section 30, Township 3 South, Range 6 West; commence at an iron pin in the intersection of Holly Springs Road and the north-south half Section line of Section 30; thence south along said half section line 0 degrees 03 minutes 30 seconds west 1320 feet to an iron pin; thence south 89 degrees 59 minutes 30 seconds east 725.25 feet to an iron pin being the point of beginning; thence continuing south 89 degrees 59 minutes 30 seconds east a distance of 605 feet to an iron pin; thence north 0 degrees 03 minutes 30 seconds east a distance of 360 feet to a point; thence north 89 degrees 59 minutes 30 seconds west a distance of 605 feet to a point; thence south 0 degrees 03 minutes 30 seconds west a distance of 360 feet to the point of beginning.

