

# WARRANTY DEED

APR 23 1 10 PM '04

This instrument prepared by  
E. Flint Foster, III, Attorney  
Kirkland, Rothman- Branning & Associates, PLLC  
6489 Quail Hollow  
Suite 102  
Memphis, Tennessee 38120-1305  
(901) 758-5588

470 PG 315  
CH. CLK.

GRANTOR(S): Burden Homes, LLC, an Arkansas Limited Liability Company

TO:

GRANTEE(S): Shawn Kraft and wife, Tonya Kraft

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged **Burden Homes, LLC**, an Arkansas Limited Liability Company, do hereby sell, convey and warrant unto **Shawn<sup>M</sup> Kraft and wife, Tonya<sup>R</sup> Kraft**, 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:

Lot 47, College Park Subdivision, Phase I, situated in Section 11, Township 2 South, Range 6 West, in Desoto County, Mississippi, as per plat thereof recorded in Plat Book 79, Pages 30-32, in the office of the Chancery Clerk of Desoto County, Mississippi. **Indexing Instructions:** College Park Subdivision, Phase I, Section 11, Township 2 South, Range 6 West.

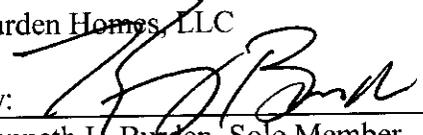
Being part of the same property as conveyed to Grantor in Warranty Deed of record in Book 0430, Page 0039, in the Office of the Chancery Clerk of DeSoto County, Mississippi.

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, and further subject to all applicable building restrictions and restrictive covenants of record. The property herein described is unencumbered except for 2004 City of Olive Branch and DeSoto County taxes, not yet due and payable: and subdivision restrictions, building lines and easements of record in Plat Book 79, Pages 30-32, in the Office of the Chancery Clerk of Desoto County, Mississippi.

Tax Parcel ID # 2061-1106.0-000047.00

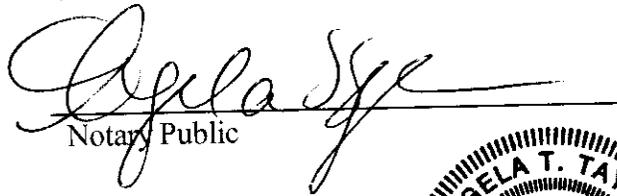
WITNESS my/our hand(s) this 15th day of April, 2004

\_\_\_\_\_  
\_\_\_\_\_

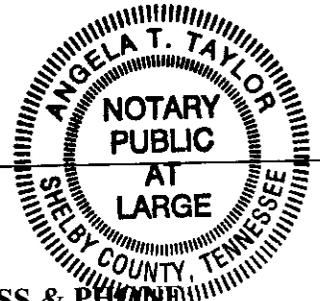
Burden Homes, LLC  
By:   
Kenneth L. Burden, Sole Member  
\_\_\_\_\_

**STATE OF TENNESSEE; COUNTY OF SHELBY:**

Personally appeared before me, the undersigned authority in and for the said county and state, on this 15<sup>th</sup> day of April, 2004, within my jurisdiction, the within named Kenneth L. Burden, who acknowledged to me that he is the Sole Member, of the maker, and that for and on behalf of the maker and as the act and deed of said maker, he executed the above and foregoing instrument, after first having been duly authorized by said maker so to do.

  
Notary Public

My Commission Expires: 12/7/05



**GRANTOR ADDRESS & PHONE:**

6113 Friendly Hope Cove  
Jonesboro, AR 72404

Home Phone: 901-758-6213  
Work Phone: 901-758-6213

**GRANTEE ADDRESS & PHONE:**

and property owner: Shawn M. Kraft  
10677 Cornell Drive and Tonya R. Kraft  
Olive Branch, MS 38654

Home Phone: (662 ) 890-5674  
Work Phone: N/A

Mail tax bills to:  
Shawn M. Kraft  
10677 Cornell Drive  
Olive Branch, MS 38654

*Return to:*  
**SOUTHERN TRUST TITLE CO.**  
**6465 QUAIL HOLLOW, SUITE 300**  
**MEMPHIS, TENNESSEE 38120**  
(901) 754-2080

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