

# WARRANTY DEED

THIS WARRANTY DEED made and entered into this day by and between Mitchell L. Putt and wife, Clara L. Putt, Grantors, and Charles Church and wife Teresa Church, Grantees,

W I T N E S S E T H:

THAT FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars (\$10.00), cash in hand paid by the Grantee to the Grantors, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, and pursuant to the terms and conditions of the Lease Purchase Agreement entered into by the parties hereto, which agreement was dated March 7, 2000, Grantors do hereby grant, bargain, sell, convey and warrant, except as hereinafter set forth, unto the Grantee, 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 19, Section A, Magnolia Woods Subdivision, in Section 35, Township 1 South, Range 6 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 55, Pages 24, in the office of the Chancery Clerk of DeSoto County, Mississippi.

TO HAVE AND TO HOLD unto the Grantee, his/her 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.

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 W. DAVIS CH. CLK.

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 9th day of July, 2004.

Mitchell L. Putt  
MITCHELL L. PUTT  
Clara L. Putt  
CLARA L. PUTT

STATE OF MISSISSIPPI  
COUNTY OF DESOTO

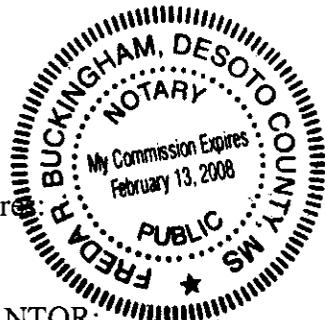
THIS DAY personally appeared before me, the undersigned authority within and for the State and County aforesaid, Mitchell L. Putt and Clara L. Putt, who acknowledged that they signed, executed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned.

GIVEN under my hand and official seal on this the 9th day of July, 2004.

Frederic R. Buckingham  
NOTARY PUBLIC

(SEAL)

My Commission Expires



ADDRESS OF GRANTOR:  
689 Thunderbird Drive N  
Hemando, MS 38632  
Home: 662 449-4935  
Work: 800 242-8596

ADDRESS OF GRANTEE:  
6590 Branch Road South  
Olive Branch, MS 38654  
Home: 901-581-2340  
Work: None

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

FILE# 804237/WAB