

WARRANTY DEED

THIS WARRANTY DEED made and entered into this day by and between CHARLES R. POGUE, Grantor, and STRAUN REMMERT AND ANGELA R. REMMERT, husband and wife, Grantee,

## WITNESSETH:

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 Grantor, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, Grantor does hereby grant, bargain, sell, convey and warrant, except as hereinafter set forth, unto the Grantee, 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 31, Section B, HOLIDAY HILLS SUBDIVISION, in Section 34, Township 1 South, Range 6 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 11, Pages 11-12, 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.

STATE MS.-DESOTO CO. SS

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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 Grantor on this the 6th day of August, 2004.

*Charles R. Pogue*  
CHARLES R. POGUE

STATE OF MISSISSIPPI  
COUNTY OF DESOTO

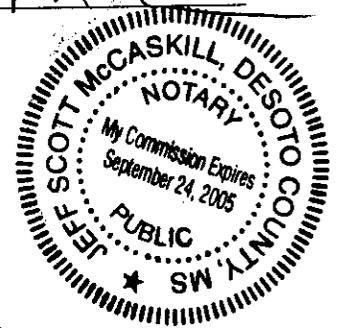
THIS DAY personally appeared before me, the undersigned authority within and for the State and County aforesaid, CHARLES R. POGUE, who acknowledged that he signed, executed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned.

GIVEN under my hand and official seal on this the 6th day of August, 2004

*Jeff Scott McCaskill*  
NOTARY PUBLIC

(SEAL)

My Commission Expires: 9/24/2005



ADDRESS OF GRANTOR:  
P O BOX 296  
OLIVE BRANCH, MISSISSIPPI 38654  
Home: NONE  
Work: 901-351-4347

ADDRESS OF GRANTEE:  
6322 CHICKASAW  
OLIVE BRANCH, MISSISSIPPI 38654  
Home: 662-893-0980  
Work: 901-359-8046

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

FILE# 804310/WAB