

WARRANTY DEED

THIS INDENTURE, made and entered into as of the 24th day of August, 2004, by and between The Oliver E. White Trust , party of the first part, and Tracy Fox ( Unmarried ), party of the second part,

WITNESSETH: That for and in consideration of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in the County of DeSoto, State of Mississippi:

Land situated in DeSoto County, Mississippi:

Lot 313, Section A, DeSoto County Village, Section 34, Township 1 South, Range 8 West, as shown on Plat of record in Plat Book 7, Pages 9 - 14, in the Chancery Clerk Office of DeSoto County, Mississippi, to which Plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to the party of the first part by Special Warranty Deed of record at Instrument Number \_\_\_\_\_ in the office of the Chancery Clerk of DeSoto County, Mississippi.

TO HAVE AND TO HOLD the aforesaid real estate, together with all the appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his heirs, successors and assigns in fee simple forever.

The said party of the first part does hereby covenant with the said party of the second part that they are lawfully seized in fee of the aforesaid real estate; they have a good right to sell and convey the same; that the same is unencumbered, EXCEPT

2004 City of Horn Lake and 2004 DeSoto County real estate taxes, which the party of the second part hereby assumes and agrees to pay;

and that the title and quiet possession thereto they will warrant and forever defend against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according in their proper gender and number according to the context hereof.

WITNESS the signature of the said party of the first part the day and year first above written.

[Signature of Robert Buck]
Robert Buck, Trustee
[Signature of Richard C. Buck]
Dynasty Investment Trustee
Richard C. Buck

STATE MS.-DESOTO CO. 55
SEP 22 11 15 AM '04
BK 482 PG 520
J.E. DAVIS CH. CLK.

STATE OF TENNESSEE
COUNTY OF SHELBY

Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared Robert Buck and Richard C. Buck to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument and who acknowledged that they executed the same as their free act and deed.

WITNESS my hand and Notary Seal at office this 24th day of August, 2004.

[Signature of Notary Public]
Notary Public
[Notary Seal: CARLTON W. ORANGE, NOTARY PUBLIC AT LARGE, SHELBY COUNTY, TENN., My Commission Expires 12/20/2005]

My Commission expires:

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(FOR RECORDING DATA ONLY)

Property Address:  
2585 Meadowbrook  
Horn Lake, MS 38637

Property Owner/ **GRANTEE**  
Tracy Fox  
2585 Meadowbrook  
Horn Lake, MS 38637  
901-385-1472  
n/a

Ward, Block & Parcel Number:  
1088.34010.00313

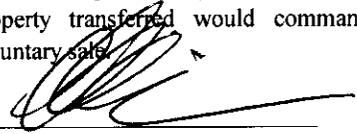
Mail tax bills to:  
Tracy Fox  
2585 Meadowbrook  
Horn Lake, MS 38637

This instrument prepared by and return to:  
The Orange Law Firm, PC  
6750 Poplar Avenue, Suite 419  
Memphis, TN 38138  
901-753-9499

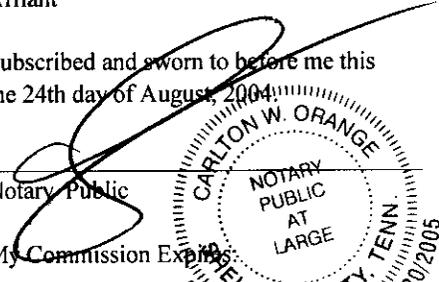
Chicago Title Insurance Company #:2059996  
ORANGE LAW FIRM, PC#: 0407060

**GRANTOR:**  
3765 WEST RUSSELL HURST DR  
BARTLETT, TN 38135  
901-385-1472  
n/a

I, or we, hereby swear or affirm that to the best of affiant's knowledge, information, and belief, the actual consideration for this transfer or value of the property transferred, whichever is greater is \$89,000.00, which amount is equal to or greater than the amount which the property transferred would command at a fair and voluntary sale.

  
\_\_\_\_\_  
Affiant

Subscribed and sworn to before me this  
the 24th day of August, 2004.

  
\_\_\_\_\_  
Notary Public

My Commission Expires 12/20/2005

