

CLARENCE E. MANNING and wife,
RUTH BYARS MANNING, GRANTOR

TO

WARRANTY DEED

JAMES LOUIS MANNING and THOMAS EARL MANNING, GRANTEE

FOR AND IN CONSIDERATION of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable legal consideration, the receipt and sufficiency of which is hereby acknowledged, the Grantor, CLARENCE EARL MANNING and RUTH BYARS MANNING, hereby sells, conveys, and warrants unto the Grantee, JAMES LOUIS MANNING and THOMAS EARL MANNING, the land lying in DeSoto County, Mississippi, being more particularly described as follows:

EXHIBIT A, PAGES 1 AND 2, BEING THE EAST 20 ACRES OF A 40 ACRE TRACT OF LAND IN THE NORTHEAST QUARTER OF SECTION 17, TOWNSHIP 4 SOUTH, RANGE 8 WEST BEING A PORTION OF PARCEL NUMBER 4084-1700.0-00004.00 ON TAX ROLL.

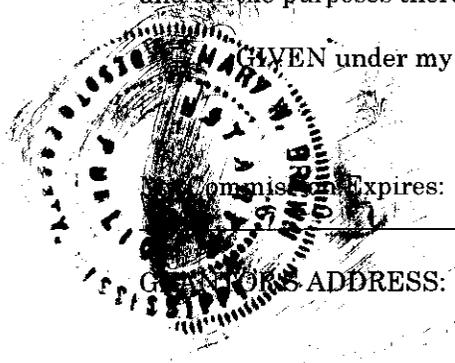
By acceptance of this Deed, the parties agree that this conveyance is made subject to subdivision, health department, zoning and other regulations in effect and rights of way and easements for public roads, flowage, and utilities and any mineral or mineral rights, including oil and gas, leased, granted or retained by current or prior owners. Taxes for 2005 shall be estimated and prorated at closing and paid by the Grantee when due with any final adjustments in proration to be made between Grantor and Grantee when the actual ad-valorem tax bill is rendered. Possession will be given upon delivery of this deed.

EXECUTED this the 8th day of February, 2005.

Clarence Earl Manning
CLARENCE EARL MANNING
Ruth Byars Manning
RUTH BYARS MANNING,
GRANTOR

STATE OF MISSISSIPPI
COUNTY OF DESOTO

This day personally appeared before me, the undersigned authority in and for said County and State, the within named CLARENCE EARL MANNING and wife, RUTH BYARS MANNING, who acknowledged signing and delivering the above and foregoing Warranty Deed on the day and year therein mentioned as a free and voluntary act and deed and for the purposes therein expressed.



GIVEN under my hand and official seal of office this the 8th day of February, 2005.

Mary Walker Brown
Notary Public

Commission Expires: _____

GRANTOR'S ADDRESS:

997 KingBerk Rd. Memphis, TN 38117
Home #: (901) 685-5200 Business #: () N/A

GRANTEE'S ADDRESS:

125 Alta Vista, Jackson, TN 38305
Home #: () N/A Business #: () N/A

Prepared by:
Walker, Brown & Brown, P. A.
P. O. Box 276
Hernando, MS 38632
(662) 429-5277
(901) 521-9292

East 1/2 of 40 Acre Tract

SKETCH/AREA TABLE ADDENDUM

File No: Sec 17, T4S, R8W

Borrower/Client
Emmett Wade
Property Address

August, 2004

City

County

State

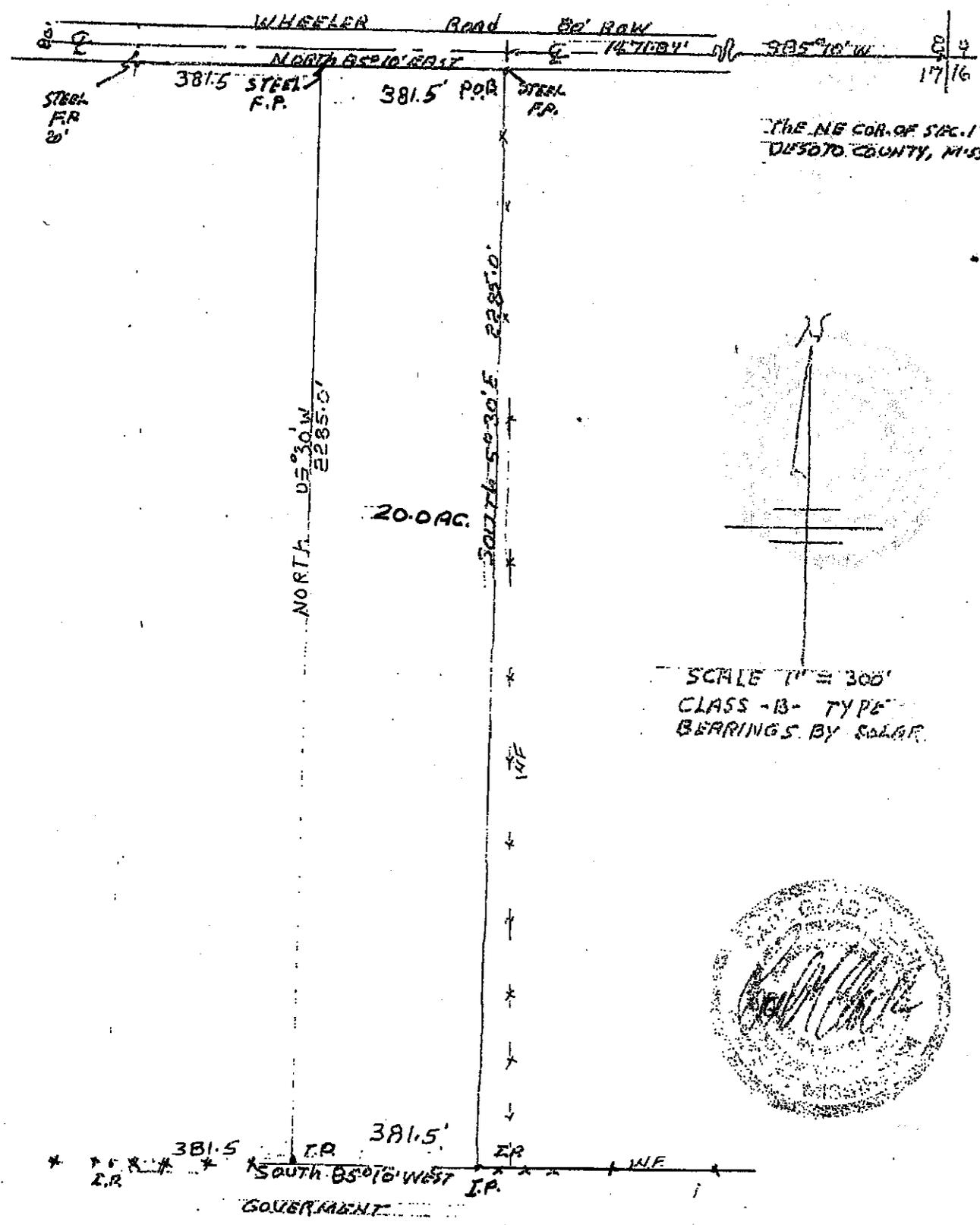
Zip Code

Lender

DeSoto

Mississippi

TECHNICAL



IMPROVEMENTS SKETCH

CERTIFICATE

To all persons interested in premises surveyed, this survey was actually made on the ground as shown hereon and is correct to the best of my knowledge. This is to certify that this property is not located in a HUD IDENTIFIED SPECIAL FLOOD HAZARD AREA according to FIA MAPS dated May 3, 1990 in DeSoto County, Miss.

Clark's Land Surveying
3490 Baldwin Road
Hernando, Miss. 38632
(662) 429-9550

Exhibit A, Page 1

WADE 20.0 ACRE TRACT
August, 2004

DESCRIPTION

Commencing at the Northeast Corner of Section 17, Township 4 South, Range 8 West in DeSoto County, Mississippi; Thence south 85 degrees 10 minutes west along the center of Wheeler Road and the north line of Section 17 aforesaid 1471.87 feet to a point; Thence south 5 degrees 30 minutes east 40.0 feet to a point on the South Right-Of-Way line of Wheeler Road, said point being marked by a steel fence post and being the Point of Beginning of the tract herein described: Thence south 5 degrees 30 minutes east 2285.0 feet to a point on the north line of the U.S. Government property; Thence south 85 degrees 10 minutes west along said north line 381.5 feet to a point; Thence north 5 degrees 30 minutes west 2285.0 feet to a point on the south line of Wheeler Road; Thence north 85 degrees 10 minutes east 381.5 feet to the Point of Beginning and containing 20.0 acres. All bearings are magnetic.



CLARK'S LAND SURVEYING
3490 Baldwin Road
Hernando, Miss. 38632
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Exhibit A, page 2