

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars (10.00), cash in hand paid, and other good and other good, legal and valuable considerations,

the receipt of which is hereby acknowledged I/We, the undersigned,
Thomas E. Williams and Deborah K. Williams, husband and wife

by these presents do(es) hereby sell, convey and warrant unto

Benjamin Berstein and wife Deanna Berstein, as tenants by the entirety with full rights of survivorship and not as tenants in common,
the following described property located and situated in the County of DeSoto, State of Mississippi, more particularly described as follows, to-wit:

SEE ATTACHED EXHIBIT "A"

THIS CONVEYANCE IS SUBJECT TO COVENANTS, CONDITIONS, EASEMENTS, EXCEPTIONS, RESERVATIONS, RESTRICTIONS, RIGHTS OF WAY OF RECORD, IF ANY.

It is agreed and understood that the taxes for the current year have been prorated as of this date on an estimated basis. When said taxes are actually determined, if the proration as of this date is incorrect, then the Grantors agree to pay the Grantees or their assigns any amount which is a deficit on an actual proration and likewise, the Grantees agree to pay the Grantora any amount overpaid by them.
This the 27th day of May 2005.

Thomas E. Williams (SEAL)
Thomas E. Williams
Deborah K. Williams (SEAL)
Deborah K. Williams

STATE OF Mississippi

COUNTY OF DeSoto

Personally appeared before me, the undersigned authority, in and for the above named County and State, the within named
Thomas E. Williams and Deborah K. Williams, husband and wife

who acknowledged that he/she/they signed and delivered the above and foregoing instrument on the day and date therein mentioned.

GIVEN under my hand and seal of office on this the 11 day of March

My Commission Expires:

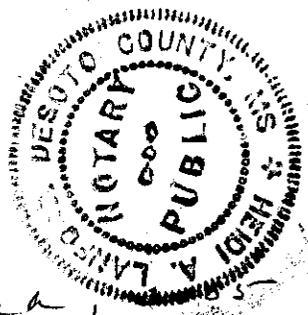
Jane 13, 2008

Debra A. [Signature]
Notary Public



**PREPARED BY & RETURN TO:
AUSTIN LAW FIRM, P.A.
ATTORNEYS AT LAW
6928 COBBLESTONE DRIVE, SUITE 100
SOUTHAVEN, MS 38672
662-890-7575**

505-0523



STATE OF Mississippi
COUNTY OF Desoto } SS.

The foregoing instrument was acknowledged before me this
by

11 day of March

My commission expires June 13, 2008

Deirdre G. Leaps

Instrument _____
Drafted by _____

Notary Public Desoto County,
Business Address 6397 Goodman Rd. Olive Branch, MS

GRANTORS:
12 Woodgate Dr.
Brandon, MS 39042
phone: 601-825-5220
phone: same

GRANTEES:
8273 Mellen Drive
Olive Branch, MS 38654
phone: 662-534 9558
phone: 662-539-0233

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662-890-7575

EXHIBIT "A"

Lot 34, Germanwood Station Subdivision, situated in Section 21, Township 1 South, Range 6 West, City of Olive Branch, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 74, pages 44-47, in the office of the Chancery Clerk of DeSoto County, Mississippi.