

WARRANTY DEED

THIS WARRANTY DEED made and entered into this day by and between The Estate of Linus Vincent Coughlin, Jr., deceased, and Anita G. Coughlin, sole beneficiary of the aforementioned Estate, Grantors, and Linus V. Coughlin, III, an unmarried man, 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 Grantors, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, Grantors do 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:

See Exhibit "A"

Anita G. Coughlin, Executrix of the Estate of Linus Vincent Coughlin, Jr. and sole beneficiary of the estate under the terms and conditions of the Last Will and Testament of Linus Vincent Coughlin, Jr., does hereby execute this warranty deed pursuant to the Order Approving Sale of Real Estate entered in Chancery Cause Number 05-07-1236MM in the Chancery Court of DeSoto County, Mississippi.

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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.
- 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 23rd day of August, 2005.

The Estate of Linus Vincent Coughlin, Jr.

Anita G. Coughlin, Executrix
Anita G. Coughlin, Executrix

Anita G. Coughlin
Anita G. Coughlin, Sole Beneficiary of the Estate of Linus Vincent Coughlin, Jr.

STATE OF MISSISSIPPI
COUNTY OF DESOTO

THIS DAY personally appeared before me, the undersigned authority within and for the State and County aforesaid, Anita G. Coughlin, who acknowledged to me that she is the Executrix of the Estate of Linus Vincent Coughlin, Jr. and that in said representative capacity she signed, executed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned after having been duly authorized so to do.

GIVEN under my hand and official seal on this the 23rd day of August, 2005.

Freida R. Buckingham
NOTARY PUBLIC

(SEAL)



STATE OF MISSISSIPPI
COUNTY OF DESOTO

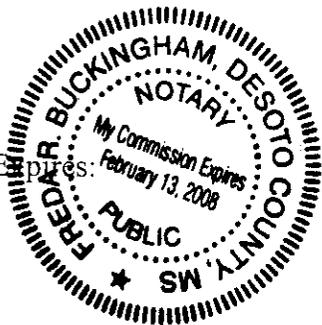
THIS DAY personally appeared before me, the undersigned authority within and for the State and County aforesaid, Anita G. Coughlin, who acknowledged that she signed, executed and delivered the above and foregoing Quitclaim Deed on the day and year therein mentioned.

GIVEN under my hand and official seal on this the 23rd day of August, 2005.

Freda R. Buckingham
NOTARY PUBLIC

(SEAL)

My Commission Expires:



ADDRESS OF GRANTORS:
723 Fairway Trail
Hernando, MS 38671
Home: 662-429-8086
Work: NONE

ADDRESS OF GRANTEE:
4305 Highway 51 South
Hernando, MS 38671
Home: NONE
Work: 901-396-2121

PREPARED BY AND RETURN TO:
BASKIN McCARROLL McCASKILL & CAMPBELL, P.A.
P. O. BOX 190
SOUTHAVEN, MS 38671-0190
(662) 349-0664

FILE# 805243/JSM

EXHIBIT A
LEGAL DESCRIPTION

30.5 acres, more or less, situated in the South Half of the Northeast Quarter of Section 25, Township 3, Range 8 West and more particularly described by metes and bounds, as follows to-wit:

Beginning at the Northwest corner of said South Half of said Quarter section; thence along an old fence row which is the South line of the H. F. Scott (deceased) lands; as follows: North 88 degrees 39' East 1386 feet; South 86 degrees 42' East 106.3 feet; South 68 degrees 35' East 123 feet; South 86 degrees 22' East 47.2 feet; North 88 degrees 51' East 43.2 feet; North 67 degrees 17' East 118 feet; South 89 degrees 29' East 234.8 feet; North 88 degrees 14' East 211.91 feet to a point in the center of a drainage ditch; thence Southwestwardly along the center of said ditch as follows: South 46 degrees 37' West 180.6 feet; South 59 degrees 21' West 351.1 feet; South 68 degrees 10' West 996.5 feet; South 51 degrees 31' West 215 feet; North 88 degrees 23' West 196.7 feet; South 34 degrees 37' West 80 feet; South 78 degrees 07' West 104.8 feet; South 63 degrees 07' West 279.3 feet; thence South 43 degrees 52' West 235.6 feet to the point of intersection with the West line of said Quarter Section; thence North 00 degrees 08' West along said Quarter Section of line 1198.6 feet to the point of beginning; and as said lands are shown by Survey Plat and certificate of J. E. Lauderdale, C.E., dated May 19, 1971.