Prepared by and Return to:
Realty Title and Escrow
6397 Goodman Rd, Suite 112
Olive Branch, MS 38654
(662)893-8077
File No. 06080007

1/23/06 9:58:46
BK 519 PG 600
DESOTO COUNTY, MS
W.E. DAVIS, CH CLERK

WARRANTY DEED

Shane R. Owens and Kristi K. Owens - Grantor(s)

Moaid Abbadi - Grantee(s)

FOR AND IN CONSIDERATION of the sum of Ten Dollars ($10.00) cash in hand paid and other good and valuable considerations, Shane R. Owens and Kristi K. Owens do hereby sell, convey and warrant unto Moaid Abbadi, an unmarried person, the land lying and being situated in DeSoto County, Mississippi, more particularly described as follows, to-wit:

Lot 42, Section C, Fox Run Subdivision, situated in Section 26, Township 1 South, Range 6 West, as shown on plat of record in Plat Book 38, Page 46 in the Chancery Clerk's Office of DeSoto County, Mississippi.

The warranty in this deed is subject to rights of way and easements for public roads and public utilities, subdivision and zoning regulations in effect in DeSoto County, Mississippi, and further subject to all applicable building restrictions and the restrictive covenants of record.

IT IS AGREED and understood that the taxes for the current year have been prorated as of this date on an estimated basis, and when said taxes are actually determined, if the proration as of this date is incorrect, then the parties hereto agree to pay on the basis of an actual proration.

WITNESS our signature this 20th day of January, 2006.

Shane R. Owens

Kristi K. Owens

Kristi K. Owens

STATE OF MISSISSIPPI
COUNTY OF DeSOTO

Personally appeared before me, the undersigned authority in and for the said county and state, on this 20th day of January, 2006, within my jurisdiction, the within named Shane R. Owens and Kristi K. Owens, who acknowledged that they executed the above and foregoing instrument.

Crystal L. Greenwood, De Soto County, MS
Notary
My Commission Expires August 18, 2009
Public

Crystal L. Greenwood
(Notary Public)

My commission expires:
August 18, 2009

Grantors' Address:
9091 Plantation Lake
Olive Branch MS 38654
H - 662-895-7702
W - 901-272-2272

Grantees' Address:
10065 Fox Run
Olive Branch MS 38654
H- 901-292-1033
W- 901-348-0444

Realty