

JOHN A. WOODS AND WIFE CINDY D. WOODS,
GRANTORS

WARRANTY

TO

DEED

JOHN K. DUCKWORTH TRUSTEE OF THE JOHN K.
DUCKWORTH REVOCABLE TRUST AND NORMA J.
DUCKWORTH, TRUSTEE OF THE NORMA J.
DUCKWORTH REVOCABLE TRUST,
GRANTEES

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00) cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, John A. Woods and wife Cindy D. Woods, do hereby sell, convey, and warrant unto JOHN K. DUCKWORTH TRUSTEE OF THE JOHN K. DUCKWORTH REVOCABLE TRUST AND NORMA J. DUCKWORTH, TRUSTEE OF THE NORMA J. DUCKWORTH REVOCABLE TRUST, the land lying and being situated in DeSoto County, Mississippi, described as follows, to-wit:

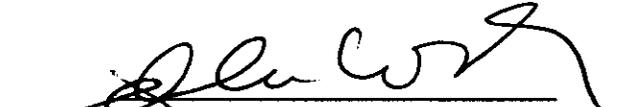
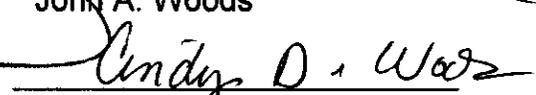
Attached hereto as Parcel I and Parcel II

By way of explanation the Grantors herein are conveying the attached property back to the Grantees as title to the subject property was conveyed in error recorded in Warranty Deed 489, Page 340 in the office of the Chancery Clerk of DeSoto County, Mississippi.

The warranty in this deed is subject to rights of ways and easements for public roads and public utilities, to building, zoning, subdivision and health department regulations in effect in DeSoto County, Mississippi.

Taxes for 2005 shall be paid by the Grantees herein.

WITNESS signature(s), this the 17th day of January, 2006.


John A. Woods

Cindy D. Woods

STATE OF MISSISSIPPI:
COUNTY OF DESOTO:

PERSONALLY APPEARED before me, the undersigned authority at law, in and for the State and County aforesaid, the within named, John A. Woods and Cindy D. Woods, who acknowledged that they signed and delivered the above and foregoing Deed on the day and year therein mentioned, as their free act and deed, and for the purposes therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 17th day of January, 2006.




Notary Public

Grantors Address:
2498 Fogg Rd.
Nesbit, MS 38651
Hom Phone Number: 662-781-3866
Business Number: 662-342-2559

Grantees Address:
2586 Fogg Road
Nesbit, MS 38651
Home Phone Number: 662-781-1105
Business Number: same

Prepared By:



Austin Law Firm, P.A.
6928 Cobblestone Drive
Suite 100
Southaven, Mississippi 38672
(662) 890-7575

S11-04-1494

Parcel I.

Beginning at southwest corner of Northwest Quarter of Section 20, Township 2, Range 8 West; thence north 4 degrees 24 minutes west along west line of said Section, 533.0 feet to the south line of the Drewery tract; thence north 85 degrees 17 minutes east along south line of said Drewery tract 412.7 feet to an iron pin; thence north 3 degrees 56 minutes west along east line of said Drewery tract and projection thereof 893.0 feet to an iron pin; thence north 85 degrees 54 minutes east along south line of the Sexton tract 571.3 feet to an iron pin; thence south 4 degrees 11 minutes east 1784.5 feet to an iron pin; thence south 85 degrees 34 minutes west 984.0 feet to a point in the west line of said Section 20; thence north 4 degrees 24 minutes west 360.0 feet to the point of beginning and containing 32.5 acres, more or less. All bearings are magnetic.

LESS AND EXCEPT: (FROM PARCEL I)

Legal description of a 3.00, more or less, acre tract of land located in the Northwest Quarter of the Southwest Quarter of Section 20, Township 2 South, Range 8 West, DeSoto County, Mississippi and is further described as follows:

Commencing at a Steel bar found at the Northwest corner of Section 20, Township 2 south, Range 8 West as per plat of Phase 2 Gartrell Acres Subdivision (P.B. 63, Pg. 35); thence S 00°01'30"E a distance of 3,007.81 feet along the west line of said section to a point; thence N 89°14'17"E a distance of 40.67 feet to a ½" rebar found at the northwest corner of Lot 8, Phase 2 Gartrell Acres Subdivision (Plat Book 63, Page 35) and being on the east right of way of Fogg Road, also being the true point of beginning for herein described tract; thence N 00°22'04"E a distance of 348.64 feet to a ½" rebar set; thence S 89°37'56"E a distance of 375.52 feet to a ½" rebar set; thence S 00°45'43"E a distance of 341.17 feet to a ½" rebar set on the north line of Lot 8 Phase 2 Gartrell Acres Subdivision (Plat Book 63, Page 35); thence S 89°14'17"W a distance of 382.32 feet to the POINT OF BEGINNING containing 3.00, more or less, acres (130,679.14 square feet or, more or less) of land being subject to all codes, regulations, revisions, easement, subdivision covenants, and rights of way of record.

AND ALSO CONVEYING Parcel II.

Parcel II.

3.56 acres in the west half of Section 20, Township 2 South, Range 8 West, described as follows, to wit: BEGINNING at a point in the center of Fogg Road, said point being 2098.3 feet south of the northwest corner of Section 20, Township 2 South, Range 8 West; thence east 40 feet to a point in the east right-of-way of said road and the southwest corner of the Drewery tract and being the point of beginning of the following lot: thence north 85° 17' east 372.7 feet along the south line of said Drewery tract to the southeast corner of said tract; thence north 3° 56' west 404.20 feet along the east line of said tract to a point; thence south 88° 28' west 377.0 feet to a point in the east right-of-way of Fogg Road (80 feet wide); thence south 4° 28' east 425.0 feet along said right-of-way to the point of beginning, and containing 3.56 acres, more or less.

INDEXING: located in the Northwest Quarter of the Southwest Quarter