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2/23/06 8:42:21
BK 521 PG 676
DESOTO COUNTY, MS
W.E. DAVIS, CH CLERK

WILLIAM LOUIS JOHNSON AND WIFE,
CERENIA MARIE JOHNSON,
GRANTORS

WARRANTY
DEED

TO

DON A. PHILLIPS,
GRANTEE

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, William Louis Johnson and wife, Cerenia Marie Johnson, do hereby sell, convey, and warrant unto Don A. Phillips, the land lying and being situated in DeSoto County, Mississippi, described as follows, to-wit:

Lot 4, Vaiden Woods Subdivision, located in Section 6, Township 3 South, Range 6 West, DeSoto County, Mississippi, as recorded in Plat Book 57, Pages 6-7 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.

Subject to subdivision restrictive covenants, easements and setback lines as recorded in Book 57, Page 6-7 in the office of the Chancery Clerk of DeSoto County, Mississippi.

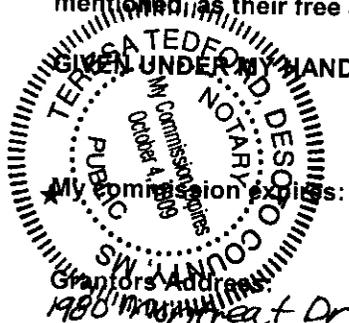
Taxes for 2006 have been prorated, and possession is given with this deed.

WITNESS our signature(s), this the 20th day of February, 2006.

William Louis Johnson
William Louis Johnson
Cerenia Marie Johnson
Cerenia Marie Johnson

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 WILLIAM LOUIS JOHNSON AND WIFE, CERENIA MARIE JOHNSON, 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 purposed therein expressed.



[Signature]
Notary Public

GIVEN UNDER MY HAND AND SEAL OF OFFICE, this the 20th day of February, 2006.

Grantors Address:
1900 ~~Memphis~~ *Memphis* ~~Dr~~
Memphis TN 38134
Home Phone Number: 901-268-2110
Business Number: 901-488-4603

Grantees Address:
3865 *Lake Village* ~~CV~~
Olive Branch ~~MS~~ 38654
Home Phone Number: 662-893-2282
Business Number: 901-230-0887

Prepared By:
[Signature]
Austin Law Firm, P.A.
6928 Cobblestone Drive
Suite 100
Southaven, Mississippi 38672
(662) 890-7575

S02-06-0160