

WARRANTY DEED

THIS INDENTURE, made and entered into this 27th day of February, 2006, by and between Chris Bynote, party of the first part, and David Bar, a single person party of the second part,

WITNESSETH: That for and in consideration of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt of all of which is hereby acknowledged, the said party of the first part has bargained and sold and does hereby bargain, sell, convey and confirm unto the said party of the second part the following described real estate, situated and being in the City of Olive Branch, County of DeSoto, State of Mississippi.

Lot 211, Section D, Magnolia Lakes Subdivision, Section 35, Township 1 South, Range 6 West, DeSoto County, Mississippi, as per plat of record in Plat book 72, Page 31, in the Chancery Court Clerk's Office of DeSoto County, Mississippi, to which plat reference is hereby made for a more particular description of said property.

Parcel #: 1067-3534.0-00211.00

TO HAVE AND TO HOLD the aforesaid real estate together with all appurtenances and hereditaments thereunto belonging or in any wise appertaining unto the said party of the second part, his/her heirs, successors and assigns in fee simple forever.

The said party of the first part does hereby covenant with the said party of the second part that he/she is lawfully seized in fee of the aforesaid real estate; that he/she has good right to sell and convey the same; that the same is unencumbered, EXCEPT for:

Subdivision restrictions, building lines and easements of record, and any subsequent years taxes not yet due and payable,

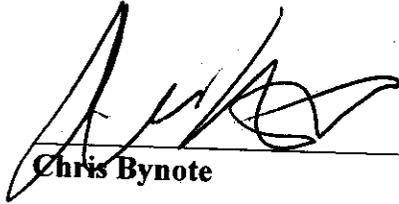
and that the title and quiet possession thereto he/she warrants and forever defends against the lawful claims of all persons.

The word "party" as used herein shall mean "parties" if more than one person or entity be referred to, and pronouns shall be construed according to their proper gender and number according to the context hereof.

Baslin

WITNESS the signature of the party of the first part the day and year first above written.

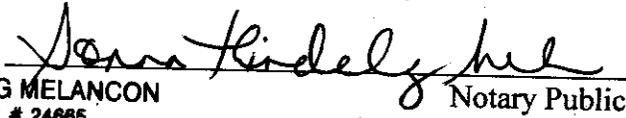
BK 522 P6 768


Chris Bynote

STATE OF LOUISIANA COUNTY OF LAFAYETTE

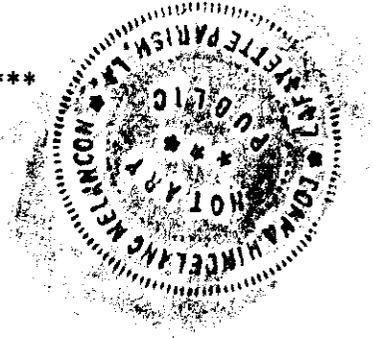
Before me, a Notary Public in and for said State and County, duly commissioned and qualified, personally appeared **Chris Bynote** to me known to the person described in and who executed the foregoing instrument, and acknowledged that he/she executed the same for the purposes therein contained.

WITNESS my hand and Notarial Seal at office this 28 day of February, 2006.


Notary Public

DONNA HINDELANG MELANCON
NOTARY PUBLIC # 24665
LAFAYETTE PARISH - STATE OF LOUISIANA
MY COMMISSION IS FOR LIFE

My commission expires: _____



Property address: **6156 Magnolia Lakes Drive**
Olive Branch, Mississippi 38654

BK 522 PG 769

Grantor's address **Box 30**
135 Rousseau Road
La Fayette City, LA

Grantee's address 19437 Wells Drive
Tarzana, CA 91356

Phone No.: **(662)288-1858**
Phone No.: **No other number available**

Phone No.: 818-344-6634
Phone No.: 818-713-2707

Mail tax bills to, (Person or Agency responsible for payment of taxes)
David Barr
6156 Magnolia Lakes Drive
Olive Branch, Mississippi 38654

This instrument prepared by:
Southern Trust Title Company

6465 Quail Hollow, Suite #401
Memphis, TN 38120
(901) 751-7955

File No.: 1081811

Return to: Southern Trust Title Company
6465 Quail Hollow, Suite #401
Memphis, TN 38120

(FOR RECORDING DATA ONLY)