

WARRANTY DEED

THIS INDENTURE, made and entered into this 31st day of January, 2006, by and between Brad Rainey Homes, Inc., party of the first part, and Elizabeth Ann Keys, unmarried 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 181, Phase C, Lexington Crossing Subdivision, as shown on plat of record in Plat Book 89, Page 47-49, in the Chancery Clerk's Office of DeSoto County, Mississippi, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to Grantor(s) herein as shown in Warranty Deed of record in Book 504, Page 606 in said Chancery Clerk's Office.

Parcel #: 2061 0215 0181

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 aforescribed 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.

Before me the undersigned Notary Public of the State and County aforesaid personally appeared Charles G. Wardlow II with whom I am personally acquainted and or proved to me on the basis of satisfactory evidence and who upon oath, acknowledged himself to be the Assistant Secretary of the Brad Rainey Home Inc. and as such executed the foregoing instrument for the purpose therein contained, by signing the name of the corporation by himself as such Assistant Secretary

WITNESS the signature of the party of the first part the day and year first above written. BK 525 PG 151

Brad Rainey Homes, Inc.

[Signature]
Charles C. Wardlow, II, Assistant Secretary

STATE OF TENNESSEE, COUNTY OF SHELBY

WITNESS my hand and Notarial Seal at office this 31st day of January, 2006.

Peggy Leadford
Notary Public

My commission expires:



Property address: **10755 Wellington Drive
Olive Branch, Mississippi 38654**

Grantor's address: **Brad Rainey Homes
281 Germantown Bend
Cove
Cordova, Tennessee 38018**

Grantee's address: **Elizabeth A Kemp
10755 Wellington Drive
Olive Branch, Mississippi
38654**

Phone No.: **901-754-4311**

Phone No.: **N/A**

Phone No.: **(501) 315-5230**

Phone No.: **(901) 368-2772**

Mail tax bills to, (Person or Agency responsible for payment of taxes)

**Elizabeth A Kemp
10755 Wellington Dr
Olive Branch, MS
38654**