

Prepared By + Returned to:
Nashoba Escrow Co, Inc.
7518 Enterprise Avenue
Germantown, TN 38138
901-759-3900

7/11/06 9:17:16
BK 533 PG 542
DESOTO COUNTY, MS
W.E. DAVIS, CH CLERK

WARRANTY DEED

STATE OF MISSISSIPPI

COUNTY OF DESOTO

FOR AND IN CONSIDERATION of the sum of Ten Dollars and other good and valuable considerations, the receipt and sufficiency of which are hereby expressly acknowledged, **CHICKASAW HEIGHTS, LLC, a Mississippi limited liability company**, Grantor, does hereby convey and warrant unto Summerset Homes, Inc., a Tennessee corporation, Grantee, in fee simple, the land situated in DeSoto County, State of Mississippi, described as follows, to-wit:

Lots 92, 93, 96 and 99 ----- Chickasaw Heights Subdivision, in Section 23, Township 1 South, Range 7 West, DeSoto County, Mississippi, as shown on plat of record in Plat Book 90, Pages 29-31, 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 part of the same property conveyed to Grantor by Warranty Deed of record in Book 467, Page 135, in said Clerk's Office.

See Exhibit "A" attached hereto and made a part hereof by this reference.

The warranty in this deed is subject to subdivision and zoning regulations in effect in DeSoto County, Mississippi, rights of ways and easements for public roads and public utilities and restrictive covenants and easements of record in Deed Book 33, Page 124 and in Deed Book 33, Page 292, and in Deed Book 60, Page 626 (as to lots 1-5), and Declaration of Covenants, Conditions and Restrictions recorded in Book 516, Page 669*, all in Chancery Clerk's Office of DeSoto County, Mississippi.
*and amended in Book 531, Page 282,

It is understood and agreed that the 2006 taxes have not yet been determined as of this date and when said taxes are actually determined, Grantor and Grantee agree to pay their prorated share.

Possession shall be given with delivery of Deed.

WITNESS the execution of this instrument by the Grantor on this 5th day of July, 2006.

Chickasaw Heights, LLC

By: [Signature]
O.Z. Culler, Jr., Member

ACKNOWLEDGMENT

STATE OF TENNESSEE
COUNTY OF SHELBY

Before me, the undersigned Notary Public, of the State and County aforesaid, personally appeared O.Z. CULLER, JR., with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who, upon oath, acknowledged himself to be a Member of Chickasaw Heights, LLC, a Mississippi limited liability company, and that he as such Member, being authorized to do so, executed the foregoing instrument for the purposes therein contained, by signing the name of the limited liability company by himself as such Member.

WITNESS my hand and seal at office this 5th day of July, 2006.

Rinda Davis
Notary Public

My Commission Expires:

Grantor's Address:
P.O. Box 382131
Germantown, TN 38138
BUSINESS PHONE NUMBER: 901-573-5784
Home: n/a

Grantee's Address:
PO BOX 381347
Germantown TN 38183-1347
BUSINESS PHONE NUMBER: 901-870-1344
Home: N/A

THIS INSTRUMENT PREPARED:
H. LEE SHAW, P.C., ATTORNEY
6075 Poplar Avenue, Suite 420
Memphis, TN 38119
901-767-8000

EXHIBIT "A"
TO
WARRANTY DEED
CHICKASAW HEIGHTS SUBDIVISION

The Property may include some land which has been filled or partial filled. Party of the first part makes no warranty or representation expressed, implied, or otherwise, as to the Property being undisturbed land, and party of the first part shall not be liable for claims of any kind or character resulting from the Property being filled or partially filled.

Party of the first part shall not be liable for claims of any kind or character resulting from rainwater inundation, flooding or erosion to the Property or to improvements hereafter erected thereon. Party of the second part shall comply with all applicable erosion and sediment control laws and regulations.