

**KCI, L.L.C., a Mississippi Limited Liability Company,**

**GRANTOR**

**TO**

**JAMES M. STEWART and wife,  
JANICE S. STEWART,**

**GRANTEES**

**WARRANTY DEED**

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, KCI, L.L.C., a Mississippi Limited Liability Company, does hereby sell, convey and warrant unto JAMES M. STEWART and wife, JANICE S. STEWART, as tenants by the entirety with full rights of survivorship and not as tenants in common, the land lying and being situated in DeSoto County, Mississippi, described as follows, to-wit:

Lot 100, Cherokee Ridge, Part of Cherokee Valley P.U.D., Fifth Addition, situated in Section 31, Township 1 South, Range 6 West, DeSoto County, Mississippi as per plat recorded in Plat Book 83, Page 49, Chancery Clerk's Office, DeSoto County, Mississippi.

The warranty in this Deed is subject to subdivision and zoning regulations in effect in the City of Olive Branch, DeSoto County, Mississippi and easements as shown on plat of record, and restrictive covenants for Cherokee Ridge, Part of Cherokee Valley P.U.D.

The Grantees herein acknowledge and covenant that it is the Grantees' responsibility to maintain property in such condition as to minimize off-site damage from erosion, sediment deposits and storm water. This requirement will be in effect from the beginning of site preparation and continued throughout the establishment of permanent vegetative cover. Grantees acknowledges and agrees that Grantor is not responsible for any damages which hereafter may be suffered by Grantees or other property owners or parties as a result of site preparation work carried out by Grantees and their subcontractors and Grantees agree to fully indemnify and hold Grantor harmless from any such damages sustained in connection therewith.

Taxes for the year 2007 shall be prorated and shall be paid by the Grantees herein. Possession is to take place upon the delivery of this Deed.

WITNESS THE SIGNATURE OF THE DULY AUTHORIZED OFFICIAL OF THE GRANTOR, this the 19<sup>th</sup> day of June, 2007.

KCI, L.L.C., a Mississippi Limited Liability Company

BY: Fred L. Kern  
FRED L. KERN, Member

STATE OF MISSISSIPPI  
COUNTY OF DESOTO

Personally appeared before me, the undersigned authority in and for the said county and state, on this the 19<sup>th</sup> day of June, 2007, within my jurisdiction, the within named FRED L. KERN, who acknowledged that he is a Member of KCI, L.L.C., a Mississippi Limited Liability Company, and that for and on behalf of the said limited liability company, and as its act and deed, he executed the above and foregoing instrument, after first having been duly authorized by said limited liability company so to do.



James E. Woods  
NOTARY PUBLIC

My Commission Expires: 7-19-07

GRANTOR'S ADDRESS:  
1145 Quinn Rd  
Collierville TN 38017  
Phone: 901-453-2068

GRANTEE'S ADDRESS:  
6757 Thunder Ridge Dr.  
Olive Branch MS 38654  
Hm. Phone: 601 466 3575  
Wk. Phone: 601 466 3572

PREPARED BY AND RETURN TO:

JAMES E. WOODS  
WATKINS LUDLAM WINTER & STENNIS, P.A.  
P. O. Box 1456  
Olive Branch, MS 38654  
(662) 895-2996

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