

**MILLER'S STATION, LLC,
a Mississippi Limited Liability Company**

TO:

KENNETH R. WATKINS

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, **MILLER'S STATION, LLC, a Mississippi Limited Liability Company**, does hereby sell, convey and warrant unto **KENNETH R. WATKINS**, the land lying and being situated in DeSoto County, Mississippi described as follows, to-wit:

Lot 98, Miller Station, Phase 2, situated in Section 4, Township 2 South, Range 5 West, DeSoto County, Mississippi as per plat thereof recorded in Plat Book 101, Pages 36-37, Chancery Clerk's Office, DeSoto County, Mississippi.

The warranty in this Deed is subject to subdivision and zoning regulations in effect in DeSoto County, Mississippi and further subject to all easements as shown on plat of record and restrictive covenants for Miller Station, Phase 2. This conveyance is further subject to a Transmission Line Easement to USA as recorded in Book 100, Pages 69, 71, 73, 75, 182, and 185, Book 110, Page 238, and Book 312, Page 711, Land Records, Chancery Clerk's Office, DeSoto County, Mississippi.

The Grantees herein acknowledge and covenant that it is the responsibility of the Grantees 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 acknowledge and agree 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 his/her/their subcontractors and Grantees agree to fully indemnify and hold Grantor harmless from any such damages sustained in connection therewith.

It is agreed and understood that taxes for the year 2007 shall be prorated and paid by the Grantees herein and possession is given upon delivery of this Deed.

WITNESS THE SIGNATURE OF THE DULY AUTHORIZED OFFICIAL OF THE GRANTOR, this the 21st day of September, 2007.

MILLER'S STATION, LLC,
a Mississippi Limited Liability Company

BY: [Signature]
WILLIAM H. LOFTIN, Member

STATE OF MISSISSIPPI
COUNTY OF DESOTO

This day personally appeared before me, the undersigned authority in and for said County and State, on this 21st day of September, 2007, within my jurisdiction, the within named, **WILLIAM H. LOFTIN**, who acknowledged that he is a Member of MILLER'S STATION, LLC, a Mississippi Limited Liability Company, and that for and on behalf of said limited liability company and as its act and deed he executed the above and foregoing Warranty Deed after first having been duly authorized by said limited liability company so to do.

[Signature]
NOTARY PUBLIC



My Commission Expires: 7-19-11

GRANTOR'S ADDRESS:
384 Distribution Parkway
Collierville, TN 38017
Phone: 901-853-0911

GRANTEE'S ADDRESS:
6917 Ginkwood Cove
WALIS, MS. 38680
Telephone No.: 662-781-3857
Work No.: _____

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

#00931.28902