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6/05/08 9:52:00  
BK 586 PG 282  
DESOTO COUNTY, MS  
W.E. DAVIS, CH CLERK

## WARRANTY DEED

THIS WARRANTY DEED made and entered into this day by and between TRUST ONE BANK, A Tennessee Banking Corporation, Grantor, and STEPHEN R. SAUCIER and LEIGH H. SAUCIER, husband and wife, as tenants by the entirety with full rights of survivorship and not as tenants in common, Grantees,

### WITNESSETH:

THAT FOR AND IN CONSIDERATION of the sum of Ten and no/100 Dollars (\$10.00), cash in hand paid by the Grantees to the Grantor, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, Grantor does hereby grant, bargain, sell, convey and warrant, except as hereinafter set forth, unto the Grantees, the following described property, together with the improvements, hereditaments and appurtenances thereunto belonging, located in the County of DESOTO, State of Mississippi, and more particularly described as follows, to-wit:

Lot 24, Newberry Subdivision, situated in Section 20, Township 2 South, Range 7 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 96, Page 39, in the Office of the Chancery Clerk of DeSoto County, Mississippi.

TO HAVE AND TO HOLD unto the Grantee, his/her heirs and assigns, in fee simple forever, and free from all liens and encumbrances except for the following exceptions:

- 1) Taxes and assessments for the current year and subsequent years, which are not yet due and payable.
- 2) Zoning and/or other land use regulations promulgated by federal, state or local governments affecting the use or occupancy of the subject property.

*Austin*

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3) Any and all matters which would be disclosed by an accurate survey of current date and/or an actual inspection of said property.

IN TESTIMONY WHEREOF, witness the signature of the Grantor on this the 29th day of May, 2008.

TRUST ONE BANK

*Shirley Stevens*  
\_\_\_\_\_  
Shirley Stevens, Vice-President

STATE OF MISSISSIPPI  
COUNTY OF DESOTO

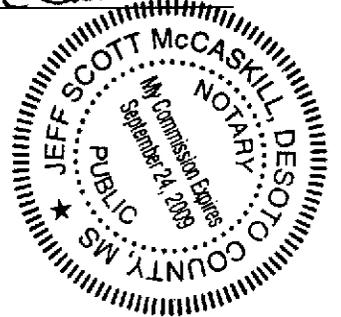
THIS DAY personally appeared before me, the undersigned authority within and for the State and County aforesaid, Shirley Stevens, who acknowledged to me that she is Vice-President of TRUST ONE BANK, a Tennessee Banking Corporation, and that for and on behalf of said corporation, and as its act and deed, she signed, executed and delivered the above and foregoing Warranty Deed on the day and year therein mentioned after having been duly authorized so to do.

GIVEN under my hand and official seal on this the 29th day of May, 2008.

*Jeff Scott McCaskill*  
\_\_\_\_\_  
NOTARY PUBLIC

(SEAL)

My Commission Expires: *9/24/2009*



ADDRESS OF GRANTOR:  
1715 Aaron Brenner Drive, Suite 100  
Memphis, TN 38120  
Home: N/A  
Work: 901-759-3561

ADDRESS OF GRANTEE:  
*1623 Imboden Cove*  
*Nesbit MS 38651*  
Home: *901-606-9637*  
Work: *901-606-9637*

PREPARED BY:  
BASKIN McCARROLL McCASKILL & CAMPBELL, P.A.  
P. O. BOX 190  
SOUTHAVEN, MS 38671-0190  
(662) 349-0664

FILE# 908101C

PREPARED BY & RETURN TO:  
AUSTIN LAW FIRM, P.A.  
ATTORNEYS AT LAW  
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*505-08-0287*