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10/20/08 2:18:57 SS
BK 596 PG 90 SS
DESOTO COUNTY, MS
W.E. DAVIS, CH CLERK

Prepared By:
Law Offices of James E. Holland
Post Office Box 256
Horn Lake, MS 38637
(662) 342-1333
No Tax Advise Requested or provided.

**NANCY B. POUNDERS
and, CAROL B. LITTLE,
Co-Executrixes of the Estate of
Homer L. Baker, Deceased
GRANTORS**

TO

SPECIAL WARRANTY DEED

**ROBERT R. SCOTT, a single man,
GRANTEE**

FOR AND IN CONSIDERATION of the sum of Ten and No/100 Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, **NANCY B. POUNDERS and CAROL B. LITTLE, Co-Executrixes of the Estate of Homer L. Baker, Deceased**, Grantors, do hereby sell, convey, and specially warrant unto **ROBERT R. SCOTT, a single man**, Grantee, all of their interest in and to the following described property lying and being situated within DeSoto County, Mississippi, more particular described as follows, to wit:

SEE ATTACHED EXHIBIT "A"

This being the same property deeded to Homer L. Baker and wife, Eddie Mae Baker by Warranty Deed from James P. Tipton, Clerk Commissioner, recorded on October 24, 1949 in Book 36 at page 295 all in the office of the Chancery Clerk of DeSoto County, Mississippi.

The warranty in this Deed is subject to rights of way and easements for public roads and for public utilities, to building, zoning, subdivision and health department regulations in effect in DeSoto County, Mississippi; to existing and located easements and other uses of said land visible upon a physical inspection thereof; any and all prior reservation of mineral rights; any restrictive covenants and restrictions; and any other matters of record.

It is understood and agreed that the taxes for the year 2008 have been prorated as of this date on an estimated basis and when said taxes are actually determined, if the proration is incorrect then Grantors agree to pay Grantee or his assigns any deficiency and likewise Grantee agrees to pay Grantors or their assigns any amount overpaid.

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Possession is to be given with delivery of this Deed.

Grantors are the Co-Executrixes of Homer L. Baker, Deceased, having been authorized to sell this property by Order dated the 11th day of August, 2008 and filed in Cause Number 05-11-1861 in the Chancery Court of DeSoto County, Mississippi, a copy of which is attached hereto as Exhibit "B".

WITNESS the signature of the Grantors this the 19th day of September, 2008.

Nancy B. Pounders
NANCY B. POUNDERS
Co-Executrix of the Estate of
Homer L. Baker, Deceased

Carol B. Little
CAROL B. LITTLE
Co-Executrix of the estate of
Homer L. Baker, Deceased

STATE OF MISSISSIPPI
COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority in and for the said State and County aforesaid, the within named **Nancy B. Pounders, Co-Executrix of the Estate of Homer L. Baker, Deceased**, who acknowledged that she executed and delivered the above and foregoing Quit Claim Deed on the day and year therein mentioned as her free and voluntary act and deed and for the purposes therein expressed.

Given under my hand and official seal of office, this the 19th day of September, 2008.

Debbie Randall
DEBBIE RANDALL
Notary Public
Commission Expires
September 10, 2011
STATE OF MISSISSIPPI
NOTARY PUBLIC
DESO TO COUNTY

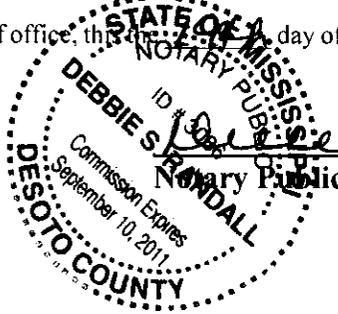
My Commission Expires:

September 10, 2011

STATE OF MISSISSIPPI
COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority in and for the said State and County aforesaid, the within named **Nancy B. Pounders, Co-Executrix of the Estate of Homer L. Baker, Deceased**, who acknowledged that she executed and delivered the above and foregoing Quit Claim Deed on the day and year therein mentioned as her free and voluntary act and deed and for the purposes therein expressed.

Given under my hand and official seal of office, this 10th day of September, 2008.



Debbie S Randall
Notary Public

My Commission Expires:

September 10, 2011

GRANTOR'S ADDRESS:

5941 DeSoto Road
Horn Lake MS 38637
Work Phone: 901 680 7944
Home Phone: 662 536 3155

GRANTEE'S ADDRESS:

5929 W. DeSoto Road
Walls, MS 38680
Work Phone: N/A
Home Phone: 662-781-0778

INDEXING INSTRUCTIONS: NW 1/4, NW 1/4, Section 30, Township 1 South, Range 8 West.

EXHIBIT A

LEGAL DESCRIPTION OF LOT 3, BAKER'S ACRES MINOR SUBDIVISION

COMMENCING AT THE COMMONLY ACCEPTED NORTHWEST CORNER OF SECTION 30 TOWNSHIP 1 SOUTH RANGE 8 WEST, DESOTO COUNTY MISSISSIPPI, SAID POINT BEING AT THE INTERSECTION OF MISSISSIPPI HIGHWAY 301 AND DESOTO ROAD; THENCE NORTH 88 DEGREES 49'58" EAST ALONG THE CENTERLINE OF SAID DESOTO ROAD A DISTANCE OF 369.95 FEET TO A POINT; THENCE S 00 DEGREES 07'10" EAST A DISTANCE OF 53.00 FEET TO A ½" REBAR SET ON THE SOUTH RIGHT OF WAY OF DESOTO ROAD AND THE TRUE POINT OF BEGINNING OF THE THEREIN DESCRIBED TRACT; THENCE NORTH 89 DEGREES 41' 58" EAST ALONG SAID SOUTH RIGHT OF WAY A DISTANCE OF 150.00 FEET TO A ½" REBAR SET; THENCE SOUTH 00 DEGREES 07'10" EAST A DISTANCE OF 290.66 FEET TO A ½" REBAR SET; THENCE SOUTH 89 DEGREES 41'58 WEST A DISTANCE OF 150.00 FEET TO A ½ REBAR SET; THENCE NORTH 00 DEGREES 07'10 WEST A DISTANCE OF 290.66 FEET TO A ½" REBAR SET AND THE POINT OF BEGINNING CONTAINING 1.00 ACRES MORE OR LESS. SUBJECT TO WAYS OF PUBLIC ROADS AND UTILITIES, EASMENTS OF RECORD, ZONING AND SUBDIVISION REGULATIONS IN EFFECT FOR THE CITY OF HORN LAKE MISSISSIPPI. THIS LEGAL AS DESCRIBED IN BOUNDARY SURVEY OF PART OF THE H.L. BAKER PROPERTY BY ROBERT G. JONES ,JONES-DAVIS & ASSOICATES INC DATED APRIL 26, 2008 RLS2614

INDEXING INSTRUCTIONS:

NW ¼, NW ¼, SEC 30, T 1 S, R 8 W

RRS

LEGAL DESCRIPTION OF LOT 3 BAKER'S ACRES MINOR SUBDIVISION

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Carol B. Little
Nancy B. Pounder

IN THE CHANCERY COURT OF DESOTO COUNTY, MISSISSIPPI

IN RE:
 ESTATE OF HOMER L. BAKER,
 DECEASED

CAUSE NO. 05-11-1861

NANCY B. POUNDERS and
 CAROL B. LITTLE

PETITIONERS

ORDER TO SELL REAL PROPERTY

THIS CAUSE having come before the Court on this date upon the request of the Petition of Nancy B. Pounders and Carol B. Little, Co-Executrixes of the Estate of Homer L. Baker, Deceased, the Court being advised in the Premises finds as follows:

1. That Nancy B. Pounders and Carol B. Little were appointed Co-Executrixes of the Estate of Homer L. Baker, Deceased, by Order of this Court filed February 1, 2006.
2. That the decedent died possessed of certain real property located in DeSoto County, Mississippi, consisting of 1.00 acres (+/-) as more particularly described on Exhibit "A" and 1.17 (+/-) acres as more particularly described on Exhibit "B", both of which are attached to the original Petition in the court file.
3. That the Petitioners, as Co-Executrixes, have secured an offer to purchase the 1.00 acres from Robert R. Scott in the amount of \$115,000.00 and wish to market and/or sell the 1.17 acres.
4. The Court finds that this a fair and reasonable price for the 1.00 acres of property and gives to the Petitioners the authority to accept said offer and execute whatever documentation is necessary to complete the sale.
5. The Court agrees the Petitioners should have the authority to market and/or sell the property consisting of 1.17 acres (+/-).
6. The net proceeds from the sale of both properties are to be deposited into the estate account or held in trust by the closing attorney, James E. Holland, Law Offices of James E. Holland, until further order of this Court.



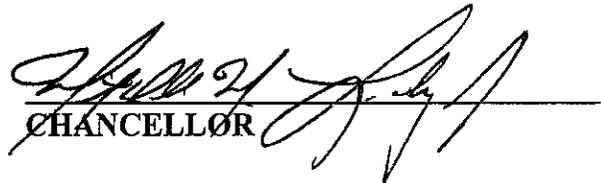
FILED
 AUG 11 2008
 W E DAVIS, CLERK

7. It is in the best interest of the Estate to sell the property and hold the funds for distribution under the terms of the Last Will and Testament of Homer L. Baker, Deceased, and further that all the named heirs of Homer L. Baker, Deceased, have joined in this Petition.

WHEREFORE, PREMISES CONSIDERED, it is ordered, adjudged, and decreed that Nancy B. Pounders and Carol B. Little, Co-Executrixes, of the Estate of Homer L. Baker, Deceased, shall have the authority to execute any and all documents necessary to effectuate the sale of the 1.00 acres (+/-) identified herein to Robert R. Scott; that they be authorized to market and/or sale the 1.17 acres (+/-) identified herein; that they be authorized to pay out of the proceeds of the said sale the normal closing costs associated therewith; and that the net proceeds from said sale be deposited into the estate account or the escrow account of the Law Offices of James E. Holland, the Petitioner's closing attorney, until further order of this Court.

ORDERED, ADJUDGED AND DECREED this the 11th day of

August, 2008.

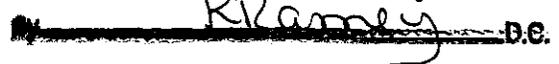

CHANCELLOR

Prepaid and Submitted By:


James E. Holland, MS Bar No. 2518
Attorney for Co-Executrixes
Law Offices of James E. Holland
3010 Goodman Road West, Suite A
Post Office Box 256
Horn Lake, Mississippi 38637
Telephone: (662) 342-1333
Facsimile: (662) 342-7321



STATE OF MISSISSIPPI, COUNTY OF DESOTO
I HEREBY CERTIFY that the above and foregoing is
a true copy of the original filed in this office.
This the 11th day of August, 2008
W.E. Davis, Clerk of the chancery court

 D.E.