

This Instrument Prepared By and Return to: Lincoln Hodges, Attorney, 2294 Germantown Rd. S., Germantown, TN 38138; 901-754-6440, MS Bar # 2492 *jed*

WARRANTY DEED

GRANTOR: Eric D. Gustafson and Lee W. Gustafson GRANTEE: James C. Holden
2280 Thousand Oaks Dr. 2380 Thousand Oaks Dr.
Hernando, MS 38632 Hernando, MS 38632-7759
Phone: 662-429-3546 Phone: 901-754-6440
N/A N/A

THIS INDENTURE, made and entered into this 27th day of September 2010, by and between Eric D. Gustafson and wife, Lee W. Gustafson, GRANTOR and James C. Holden, unmarried, GRANTEE herein.

WITNESSETH: That for and in consideration of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, the said Grantor has bargained and sold and does hereby bargain and sell, convey and confirm unto the said Grantee, the following described real estate, situated and being in the County of DeSoto, State of Mississippi:

Lot 17, Section B, Oak Creek, situated in Section 16, Township 3 South, Range 7 West, as shown on plat of record in Plat Book 39, Page 28, in the office of the Chancery Clerk of Desoto County, Mississippi.

Being the same property conveyed to Grantor herein by Warranty Deeds of record in Book 274, Page 15 and Book 281, Page 756, in said Chancery Clerk's Office.

TO HAVE AND TO HOLD the aforesaid real estate together with all the appurtenances and hereditaments thereunto or in any wise unto the said Grantees, his heirs, successors and assigns in fee simple forever.

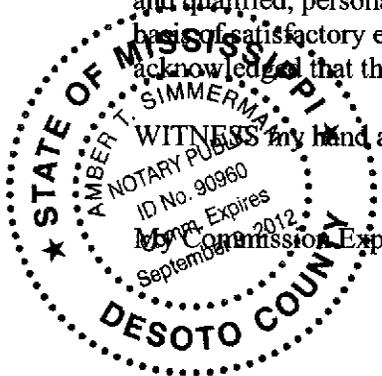
The said Grantors do hereby covenant with the said Grantees that they are lawfully seized in fee of the aforescribed real estate; that they have good right to sell and convey the same; that the same is unencumbered except for subdivision restrictions, building lines and easements of record as shown in Plat Book 39, Page 28; Easements of record in Book 281, Page 743; any prior reservation or conveyance of minerals of every kind and character, including but not limited to, oil, gas, sand and gravel in, on and under the subject property; and taxes and assessments for the current year and subsequent years, which are not yet due and payable, and that the title and quiet possession thereto they will warrant and forever defend against the lawful claims of all persons.

WITNESS the signature of the Grantor the day and year first above written.

Eric D. Gustafson
Eric D. Gustafson
Lee W. Gustafson
Lee W. Gustafson

STATE OF MS
COUNTY OF Desoto

Before me, the undersigned, a Notary Public within and for said state and county, duly commissioned and qualified, personally appeared Eric D. Gustafson and Lee W. Gustafson, to me known, (or proved on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged that they executed the same for the purposes therein contained.



WITNESS my hand and Notarial Seal at office this 27th day of September 2010.

Amber T. Simmerman
Notary Public

Commission Expires: Sept 9, 2012