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DESOTO COUNTY, MS
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PREPARED BY:
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THIS INSTRUMENT HAS BEEN PREPARED WITHOUT BENEFIT OF ABSTRACT OR OPINION OF TITLE, AND PREPARER DOES NOT WARRANT CORRECTNESS OF LEGAL DESCRIPTION OR STATUS OF TITLE.

INDEXING: A TRACT OF LAND BEING THE REMAINDER OF THE AGGREGATE OF THREE TRACTS OF LAND LOCATED IN THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 16, TOWNSHIP 2 SOUTH, RANGE 5 WEST, AND IN SECTION 21, TOWNSHIP 2 SOUTH, RANGE 5 WEST, DESOTO COUNTY, MISSISSIPPI, AND BEING MORE PARTICULARLY DESCRIBED HEREIN.

**STATE OF MISSISSIPPI
COUNTY OF DESOTO**

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS: That I, JAMES W. ALBERSON, of 2128 Pidgeon Roost Road, Byhalia, MS 38611, telephone no. 662-838-2733, and 901-490-2859, for and in consideration of the sum of Ten Dollars (\$10.00) cash, the receipt of which is hereby acknowledged, do hereby Grant, Bargain, Sell, Convey and Quitclaim unto ROY F. ALBERSON of P.O. Box 162, Midway, AR 72651, telephone no. 901-262-2867 and 870-481-6108, and STEVEN J. ALBERSON of 10741 Church Rd., Olive Branch, MS 38654, telephone no. 662-895-6875 and 901-326-9919, all of my undivided right, title and interest in and to the following described land and property located and situated in DeSoto County, Mississippi, described as follows:

INDEXING: THE REMAINDER OF THE AGGREGATE OF THREE TRACTS OF LAND LOCATED IN THE SOUTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 16, TOWNSHIP 2 SOUTH, RANGE 5 WEST, AND IN SECTION 21, TOWNSHIP 2 SOUTH, RANGE 5 WEST, DESOTO COUNTY, MISSISSIPPI, and being more particularly described herein as follows:

40 acres being situated in the Southeast Quarter of the Southeast Quarter in Section 16, Township 2 South, Range 5 West, DeSoto County, Mississippi and being further described as the Southeast Quarter of the Southeast Quarter of Section and being further described as being the same property described in Deed Book 23, Page 270, in the land deed records of DeSoto County, Mississippi.

Also, 12 acres being located in the Northeast Corner of the Northwest Quarter of Section 21, Township 2 South, Range 5 West, DeSoto County, Mississippi and being the same property described or recorded in Deed Book 23, Page 270 land deed records of DeSoto County, Mississippi.

Also, 27 acres being a part of the Southeast Quarter of Section 21, Township 2 South, Range 5 West, DeSoto County, Mississippi and being further described as being the Northwest Quarter of the Northeast Quarter of said Section 21, Township 2 South, Range 5 West, and being bound on the North by the section lines between Sections 21 and 16 on the East and South by the former J. W. Woody property and when combined with the 12 acre tract described above, would actually constitute the Northwest Quarter of the Northeast Quarter of said Section 21, and being further described as being the same property described of record in Deed Book 23, Page 270 and Deed Book 23, Page 272, land deed records of DeSoto County, Mississippi.

LESS AND EXCEPT: COMMENCING at the commonly accepted Northeast Corner of the Northwest Quarter of the Northeast Quarter of Section 21, Township 2 South, Range 5 West, DeSoto County, Mississippi, said point being a ½ inch rebar set being the POINT OF BEGINNING; thence South 0 degrees 35 minutes 41 seconds East along the West line of a 24 acre tract of land as described in Deed Book 327, at page 722, a distance of 1324.80 feet to a fence corner post being the Northeast corner of the Bardwell property as described in Deed Book 164, Page 391; thence South 89 degrees 09 minutes 48 seconds West along said Bardwell line a distance of 1485.63 feet to the centerline of Pidgeon Roost Road (fence corner post 41.54 feet East) thence North 20 degrees 41 minutes 34 seconds West along said centerline a distance of 204.69 feet; thence North 19 degrees 47 minutes 25 seconds West along centerline a distance of 160.86 feet, thence North 19 degrees 34 minutes 28 seconds West along aid centerline, a distance of 109.24 feet; thence North 19 degrees 24 minutes 29 seconds West along said centerline, a distance of 391.07 feet; thence North 20 degrees 24 minutes 16 seconds West along said centerline, a distance of 567.41 feet to the Southwest corner of the 78.5 acre tract of land as described in Deed Book 216, Page 703 (fence corner post with survey tack in top 43.76 feet East); thence South 90 degrees 00 minutes 00 seconds East, a distance of 1962.89 feet to the POINT OF BEGINNING; said described tract containing 52.91 acres, more or less.

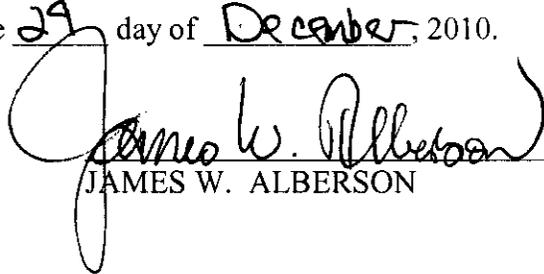
TOGETHER WITH ALL BUILDINGS, HEREDITAMENTS AND APPURTENANCES THEREUNTO.

SOURCE DEED: This is a part of the same land and property as conveyed to JAMES W. ALBERSON, ROY F. ALBERSON, AND STEVEN J. ALBERSON, as tenants in common, by Quitclaim Deed dated August 24, 1995 and executed by Carolyn Orr Cole, and recorded in Land Deed Book No. 289, Page 753, in the Office of the Chancery Clerk of DeSoto County, Mississippi.

SUBJECT TO: Rights of way and easements for public road and utilities, AND ALSO, the Grantor herein conveys his interest in that easement from Chickasaw Land Development, LLC as recorded in Land Deed Book 354, Page 731 in the office of the Chancery Clerk of DeSoto County, Mississippi.

IT IS AGREED AND UNDERSTOOD THAT THE DESCRIPTION OF THIS PROPERTY WAS FURNISHED BY THE SELLER AND IT IS UNDERSTOOD THAT PROFESSIONAL SERVICES OF POTTS CAMP, INC. IS IN NO WAY RESPONSIBLE FOR ANY ERRORS OR OMISSIONS CONTAINED THEREIN.

WITNESS MY SIGNATURE, this the 29 day of December, 2010.



JAMES W. ALBERSON

STATE OF MISSISSIPPI

COUNTY OF MARSHALL

PERSONALLY appeared before me, the undersigned authority in and for said County and State, the within JAMES W. ALBERSON, known or satisfactorily proven to me to be the person described in the foregoing Quit Claim Deed, and acknowledged that he/she/they signed, sealed and delivered the above and foregoing Quitclaim Deed in the capacity herein stated and for the purposes contained herein on the day and year therein written as his/her/their true act and deed.

GIVEN UNDER MY HAND AND SEAL, this the 29 day of December, 2010.



NOTARY PUBLIC



(SEAL)
MY COMMISSION EXPIRES _____