

WARRANTY DEED IN LIEU OF FORECLOSURE

Grantor's:
Buford Carl Shields
Jane Newman Shields
1520 Crossing Lane
Horn Lake, MS 38637
662-393-3278

Grantee's:
Robert L. Woods
H.H. Hawks
P.O. Box 5067
Holly Springs, MS 38634
Ph. #662-252-2333

Prepared by and Return to: *
Kenneth E. Stockton
Lawyer
449 West Commerce St.
Hernando, MS 38632
Ph. #662-429-3469

KNOW ALL MEN BY THESE PRESENTS:

THAT We, Buford Carl Shields and wife, Jane Newman Shields, GRANTORS, for and in consideration of the sum of Ten Dollars (\$10.00) in hand paid by Robert L. Woods and H.H. Hawks, GRANTEES, the receipt of which is hereby acknowledged, the undersigned, Buford Carl Shields and wife, Jane Newman Shields, do hereby grant, bargain, sell and convey unto the GRANTEES, Robert L. Woods and H.H. Hawks, as tenants in common, and unto their successors and assigns forever, the following land lying in DeSoto County, Mississippi:

Lot 37, HONEY RIDGE, SECTION "A"; in Section 35; Township 3 South; Range 6 West; DeSoto County, Mississippi, as per plat thereof of record in Plat Book 61, at pages 8-15, in the office of the Chancery Clerk of DeSoto County, Mississippi.

This deed is an absolute conveyance of title in effect as well as in form and is not intended as a mortgage, trust conveyance or security of any kind. The consideration therefor is the full release and discharge of all debts, notes, obligations, costs and charges heretofore subsisting on account - and by the terms - of the certain Deed of Trust executed by Buford Carl Shields and wife, Jane

Newman Shields to Kenneth E. Stockton as Trustee for the benefit of Robert L. Woods and H.H. Hawks, which Deed of Trust was recorded in Book 3240 Page 155 in the Office of the Chancery Clerk of DeSoto County, Mississippi; the acceptance of this deed being in full satisfaction of said indebtedness as aforesaid and terminating the Deed of Trust. The Grantors herein further acknowledges that the aforesaid Deed of Trust was a purchase money deed of trust.

To have and to hold the same unto the said GRANTEES, and unto their successors and assigns forever. with all appurtenances thereunto belonging.

And I hereby covenant with the GRANTEES that I will forever warrant and defend the title to the subject lands against all claims whatever.

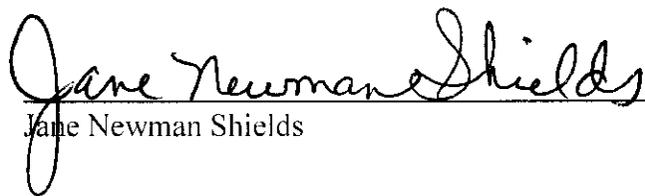
That, attached hereto is the Estoppel Affidavit in Support of Deed in Lieu of Foreclosure and the Mechanic's Lien and Title Affidavit in Support of Deed in Lieu of Foreclosure as executed by the GRANTORS.

And I, the GRANTORS, Buford Carl Shields and wife, Jane Newman Shields, for and in consideration of the said sum of money, do hereby release and relinquish unto the GRANTEES all my rights of power, courtesy and homestead in and to the subject lands.

WITNESS MY HAND and seal on this 9th day of June 2011



Buford Carl Shields



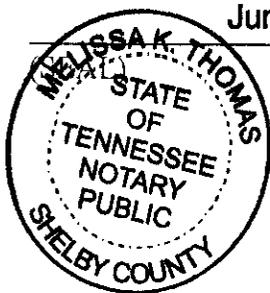
Jane Newman Shields

STATE OF MISSISSIPPI
COUNTY OF DESOTO

Personally appeared before me, the undersigned authority in and for the said county and state, on this 9th day of June, 2011, within my jurisdiction, the within named Buford Carl Shields and wife, Jane Newman Shields, who acknowledged that they executed the above and foregoing instrument.

Melissa K Thomas
NOTARY PUBLIC

My Commission Expires:
My Commission Expires:
June 20, 2012



ESTOPPEL AFFIDAVIT IN SUPPORT OF DEED IN LIEU OF FORECLOSURE

STATE OF MISSISSIPPI
COUNTY OF DESOTO

Buford Carl Shields and Jane Newman Shields, both having being duly sworn, deposes and states as follows:

That they are the identical parties who made, executed and delivered that certain deed to Robert L. Woods and H.H. Hawks, its successors and assigns, dated the 9th day of June, 2011, conveying the following-described property to-wit:

Lot 37, HONEY RIDGE, SECTION "A"; in Section 35; Township 3 South; Range 6 West; DeSoto County, Mississippi, as per plat thereof of record in Plat Book 61, at pages 8-15, in the office of the Chancery Clerk of DeSoto County, Mississippi.

That the aforesaid deed was an absolute conveyance of the title to said premises to the Grantee named therein in effect as well as in form, and was not and is not intended as a mortgage, trust conveyance or security of any kind; that possession of the premises has been surrendered to the Grantee; that the consideration for the aforesaid deed was and is the full cancellation of all debts, obligations, costs and charges heretofore existing under and by virtue of the terms of a certain Deed of Trust heretofore existing against the property therein and hereinbefore described executed by Buford Carl Shields and wife, Jane Newman Shields to Kenneth E. Stockton as Trustee for the benefit of Robert L. Woods and H.H. Hawks, which Deed of Trust was recorded in Trust Deed Book 3240 Page 156 in the Office of the Chancery Clerk of DeSoto County, Mississippi; and the cancellation of record by Robert L. Woods and H.H. Hawks and the delivery of the Note and other evidence of debt secured by the Deed of Trust to this affiant, is hereby acknowledged.

That the aforesaid deed and conveyance was made by the affiant in accordance with their request that the Grantees accept such deed, and was their free and voluntary act; that at the time of making the deed, the affiant felt and still feels that the indebtedness mentioned above represented a fair value of the property so deeded; that the deed was not given as a preference against any other creditors of the affiant; that at the time said deed was given there were no other persons, firms or corporations, other than the Grantees therein named, either directly or indirectly interested in said premises; that the affiant is solvent and has no other creditors whose rights would be prejudiced by such conveyance; that the affiant is not obligated upon any bond or other mortgage whereby any lien has been created or exists against the premises in the deed; and that the affiant in offering to execute the deed to the Grantees therein, and in executing same, was not acting under any duress, undue influence, misapprehension or misrepresentation by the Grantees in the deed, or the agent, attorney or any other representative of the Grantees in the deed; and that it was the intention of the affiant as Grantor in the deed to convey - and by the deed the affiant did convey - to the Grantee therein all her right, title and interest absolutely in and to the premises described in the deed.

This affidavit is made for the protection and benefit of the aforesaid Grantees in said deed.

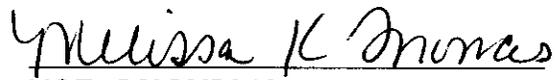
its successors and assigns, and all other parties hereafter dealing with or who may acquire an interest in the property described therein, and shall bind the respective heirs, executors, administrators and assigns of the undersigned.

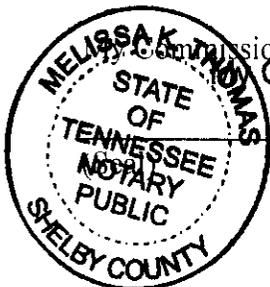

BUFORD CARL SHIELDS


JANE NEWMAN SHIELDS
ACKNOWLEDGMENT

STATE OF MISSISSIPPI
COUNTY OF DESOTO

Personally appeared before me, the undersigned authority in and for the said county and state, on this 9th day of July, 2010, within my jurisdiction, the within named BUFORD CARL SHIELDS and wife, JANE NEWMAN SHIELDS, who acknowledged that they executed the above and foregoing instrument.


NOTARY PUBLIC



Commission Expires: June 20, 2012

THIS INSTRUMENT PREPARED BY:
KENNETH E. STOCKTON
Lawyer
449 West Commerce St.
Hernando, MS 38632
(662) 429-3469

Buford Carl Shields
Buford Carl Shields

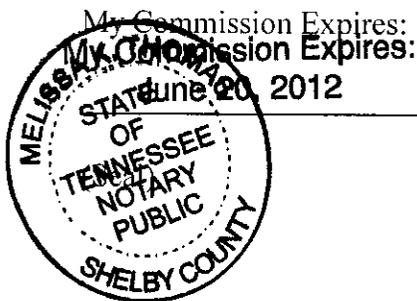
Jane Newman Shields
Jane Newman Shields

ACKNOWLEDGMENT

STATE OF MISSISSIPPI
COUNTY OF DESOTO

Personally appeared before me, the undersigned authority in and for the said county and state, on this 9th day of June, 2011, within my jurisdiction, the within named Buford Carl Shields and wife, Jane Newman Shields, who acknowledged that they executed the above and foregoing instrument.

Melissa K Thomas
NOTARY PUBLIC



THIS INSTRUMENT PREPARED BY:
KENNETH E. STOCKTON
ATTORNEY AT LAW
449 West Commerce St.
Hernando, MS 38632
(662) 429-3469