

2011-08-15 10:00:00

Prepared by:  
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Return to:  
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STATE OF MISSISSIPPI  
COUNTY OF DESOTO

**SPECIAL WARRANTY DEED**

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00) cash, in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, the undersigned,

**THERESA JONES WILSON, TRUSTEE OF  
EMMA RAY GEORGE AND CODY LANE GEORGE TRUST  
2025 Brookhaven Drive  
Southaven, MS 38671  
662-342-7033  
Work Phone: N/A**

pursuant to the authority conferred upon Theresa Jones Wilson as Trustee pursuant to *Order Granting Authority To Sell Trust Property And To Set Up Trust Account* of the Chancery Court of DeSoto County, Mississippi in Cause No. 11-08-1589 VC, does hereby convey and specially warrant unto

**BRUCE E. ARCHER, JR.  
3165 Highway 309 South  
Byhalia, MS 38611  
901-413-2968  
662-838-6904**

the following land and property, together with all improvements thereon, located and situated in DeSoto County, Mississippi, to-wit:

**(See Exhibit "A" attached)**

**INDEXING INSTRUCTIONS: 1.00 acre, more or less, NE1/4, Sec. 20 and NW1/4, Sec. 21, all in T2S, R8W, DeSoto County, MS**

This conveyance, and the use and occupancy of this real estate, shall be subject to the following:

1. Rights of way and easements for public roads and utilities, including but not limited to right-of-way and easement granted to Mississippi Power & Light Company, its successors and assigns, by Right Of Way Instrument dated July 21, 1965, and filed for record in the office of the Chancery Clerk of DeSoto County, Mississippi in Book 60, at page 277.
2. Laws, ordinances and regulations which govern the use and occupancy of this land enacted by the United States of America, the State of Mississippi and its political subdivisions, and particularly including the subdivision regulations and zoning ordinances adopted by ordinances of the Board of Supervisors of DeSoto County, Mississippi, none of which render title unmarketable.
3. 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.
4. Any matters which an accurate survey of the premises would disclose, including surplusage or deficiency of acreage.
5. Ad valorem taxes for the year 2011 are to be prorated at closing.

WITNESS THE SIGNATURE this the 27th day of September, 2011.

*Theresa Jones Wilson*  
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 THERESA JONES WILSON, TRUSTEE OF EMMA  
 RAY GEORGE AND CODY LANE GEORGE TRUST

STATE OF MISSISSIPPI  
COUNTY OF MARSHALL

Personally appeared before me, the undersigned authority in and for the said county and state, on this 27th day of September, 2011, within my jurisdiction, the within named Theresa Jones Wilson, who acknowledged that she is Trustee of Emma Ray George and Cody Lane George Trust and that in said representative capacity she executed the above and foregoing instrument, after first having been duly authorized so to do.



*Marcia F. Owens*  
 \_\_\_\_\_  
 NOTARY PUBLIC

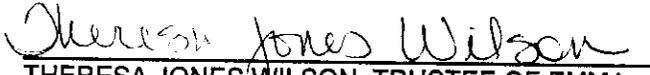
(SEAL)

My commission expires

## EXHIBIT "A"

Beginning at a point that is S 01°48' 03" W a distance of 1068.58 feet (both called) from the Northwest Corner of Section 21, Township 2 South, Range 8 West; thence N 90° 00' 00" E a distance of 78.49 feet to a point; thence S 01° 09' 35" W a distance of 291.60 feet to a point; thence N 89° 58' 04" W a distance of 194.74 feet to a point on the East right of way of Horn Lake Road; thence along said right of way, around a curve to the right with a radius of 709.24 feet, a delta angle of 23° 34' 44" and an arc distance of 291.87 feet to a point on said East right of way; thence continuing along said right of way, around a curve to the left with a radius of 453.00 feet, a delta angle of 03° 20' 45" and an arc distance of 26.45 feet to the point of beginning, containing 1.00 acres, more or less, in the Northeast Quarter of Section 20 and the Northwest Quarter of Section 21, Township 2 South, Range 8 West, DeSoto County, Mississippi.

SIGNED FOR IDENTIFICATION:

  
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THERESA JONES WILSON, TRUSTEE OF EMMA  
RAY GEORGE AND CODY LANE GEORGE TRUST