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STATE OF MISSISSIPPI
COUNTY OF MADISON

BOOK 204 PAGE 599

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3027

WARRANTY DEED

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS (\$10.00) CASH IN HAND PAID, and other valuable consideration, the receipt and sufficiency of which is hereby acknowledged, we, the undersigned Grantors, JIMMY DALE HOLMES AND BETTY M. HOLMES, do hereby grant, bargain, sell, convey and warrant unto W.B. NOBLE, Grantee, the following described real property, to-wit:

S $\frac{1}{4}$ of SW $\frac{1}{4}$, Section 24, Township 9 North, Range 3 East, Madison County, Mississippi, which is also described as Lot 5 of the Middleton-Cepek Subdivision, Madison County, Mississippi, LESS AND EXCEPT, the following parcels of land, to-wit:

1. That certain parcel of land conveyed by Correction Deed recorded in Book 153, at page 3, of the deed records of Madison County, Mississippi, being that land conveyed by Iris Moss to Frankie Blackman.
2. That certain parcel of land conveyed to Earl Moss by that certain deed recorded in Book 106, at page 523, of the deed records of Madison County, Mississippi.
3. That certain parcel of land conveyed by Iris Moss to Earl W. Taylor and wife June M. Taylor by that certain deed recorded in Book 122, at page 274.
4. That certain parcel of land conveyed by Iris Moss to Harvey Moss and Ydell F. Moss by deed recorded in Book 122, at page 275.
5. That certain parcel of land conveyed to Harvey Moss and Wydell Moss by deed recorded in Book 133, at page 765.
6. That certain parcel of land conveyed to Jimmy Dale Holmes and Betty M. Holmes by deed recorded in Book 122, at page 378.
7. That certain parcel of land conveyed by Iris Moss to Richard Thornton and wife Carlene M. Thornton by deed recorded in Book 151, at page 321.

It is the intent of the Grantors to convey and the Grantors do hereby convey to the Grantee, all interest acquired by that certain deed recorded in Book 199, at page 449, deed records, Madison County, Mississippi, and all interest in a certain tract of land known as a garden spot, being more particularly described in that certain deed from Iris Moss to Jimmy Dale Holmes and Betty M. Holmes, dated May 26, 1976, and recorded in Book 145, at page 151, Deed Records, Madison County, Mississippi.

THE WARRANTY IN THIS DEED IS MADE SUBJECT TO THE FOLLOWING:

- (1) Rights of parties in possession, if any.
 - (2) State of Mississippi and County of Madison General Ad Valorum Taxes for the year 1984, which are due and payable.
 - (3) State of Mississippi and County of Madison General Ad Valorum Taxes for the year 1985, which constitute a lien.
 - (4) Madison County, Mississippi Zoning Ordinances and Subdivision Regulations, as amended.
 - (5) Such a State of Facts as would be revealed by an accurate and up-to-date survey and inspection of the premises.
 - (6) All prior mineral reservations and conveyances affecting the ownership of oil, gas and other minerals in, on or under said land.
 - (7) Rights of Way and easements for public roads.
 - (8) Right-of-Way conveyance recorded in Book 33, at page 543.
 - (9) Right-of-Way conveyance recorded at Book 55, at page 10.
- WITNESS THE HAND OF THE GRANTORS, this the 12th day of April, 1985.

Jimmy Dale Holmes
JIMMY DALE HOLMES
Betty M. Holmes
BETTY M. HOLMES

STATE OF MISSISSIPPI
COUNTY OF MADISON

PERSONALLY APPEARED BEFORE ME, the undersigned authority, duly authorized in the State and County aforesaid to take acknowledgements, the within named JIMMY DALE HOLMES AND BETTY M. HOLMES, who severally acknowledged before me that they signed and delivered the within instrument as their act and deed on the day and year therein mentioned.

Given under my hand and official seal, this the 12 day of April, 1985.

Ema J Cook
NOTARY PUBLIC

My Commission Expires Apr 28, 1985

STATE OF MISSISSIPPI, County of Madison:

Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 19 day of April, 1985, at 9:00 o'clock A.M., and was duly recorded on the 20 day of April, 1985, Book No. 204 on Page 599. in my office and seal of office, this the 26 day of April, 1985.

APR 26 1985
BILLY V. COOPER, Clerk
By [Signature], D.C.

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, I, PEGGY CAPPS do hereby sell, convey and warrant unto ROBERT L. GLYDEWELL, the following described land and property situated in Madison County, Mississippi, to-wit:

A parcel of land lying and being situated in the NE $\frac{1}{4}$ of the NE $\frac{1}{4}$ of Section 26, Township 9 North, Range 4 East, Madison County, Mississippi and being more particularly described as follows, to-wit:

Commencing at the intersection of the North line of Ratliff Ferry Road with the West line of the Natchez Trace Parkway; thence run North 61° 56' West along the North line of Ratliff Ferry Road for a distance of 908.65 feet to the Point of Beginning; thence run North 61° 56' West along the North line of Ratliff Ferry Road for a distance of 184.59 feet; thence run North 28° 04' East for a distance 422.75 feet; thence run East for a distance of 209.19 feet; thence run South 28° 04' West for a distance of 521.18 feet to the Point of Beginning, containing 2.00 acres, more or less.

EXCEPTED from the warranty hereof are any restrictive covenants, easements, rights of way and mineral reservations of record affecting the above described property.

IT IS AGREED and understood that the taxes for the current year have been prorated as of this date and when said taxes are actually determined, if the proration as of this date is incorrect, then the Grantor agrees to pay to the Grantee or his assigns any deficit, on an actual proration, and likewise the Grantee agrees to pay to the Grantor or to her assigns any amount overpaid by her.

WITNESS my signature, this the 10 day of APRIL, 1985.

Peggy Capps
PEGGY CAPPS

State of Mississippi

County of Hinds

THIS DAY PERSONALLY appeared before me, the undersigned authority in and for the State and County aforesaid, PEGGY CAPPS, who acknowledged that She signed and delivered the above and foregoing instrument of writing on the day and year therein mentioned.

GIVEN under my hand and official seal, this the 10th day of April, 1985.

Peggy A. Phillips (Patrick)
NOTARY PUBLIC

Commission Expires:
May 19, 1985

Address of Grantor:
P.O. 4281

JACKSON MS 39216

Address of Grantee:
4161 Smith Drive Lot #6
JACKSON MS 39209

STATE OF MISSISSIPPI, County of Madison:

Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed to record in my office this 19 day of April, 1985, at 9:00 o'clock a M., and was recorded in the 19 day of April, 1985, Book No 204 on Page 601. in my presence and seal of office, this the 26 day of April, 1985.



BILLY V. COOPER, Clerk

By J. Wright, D.C.

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QUITCLAIM DEED

For And In Consideration of the sum of TEN DOLLARS (\$10.00) cash in hand paid and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, Spectrum Productions, Inc., a Mississippi Corporation, of 1242 Buckhanan Street, Jackson, Mississippi, acting by and through its duly and legally authorized officer, Tom Alexander, President, GRANTOR, does hereby bargain, sell, convey and quitclaim unto Monroe Alexander, of 330 2ND Avenue, Canton, Mississippi, all of its right title and interest in and to the following described real property located and being situated in the City of Canton, Madison County, Mississippi and being more particularly described as:

A parcel of land containing 0.6 acres more or less lying and being situated in Lot 3 on the east side of Owens Street in the City of Canton, Madison County, Mississippi according to the Map of the City of Canton prepared by George and Dunlap and more particularly described as beginning at the Northeast corner of the Hutchens Lot and described in Deed Book 109 at Page 229 run S 88° 45'E 97.7 feet to an iron pipe; thence S 02° 53' 18"W 219.93 feet to an iron pipe; thence N 88° 45'W 135 feet to the SE corner of the Douglas Lot as recorded in Deed Book 109 at Page 39; thence N 03° 26' 47"E along the east line of the Douglas Lot 50 feet to the NE corner of the Douglas Lot; thence N 88° 45'W along the north line of the Douglas Lot 150 feet to a point on the east margin of Owens Street; thence N 03° 26' 47"E along the east line of Owens Street 12 feet to the SW corner of the Williams Lot as recorded in Deed Book 113 at Page 378; thence S 88° 45'E along the south line of the Williams Lot 175 feet to the SE corner of the Williams Lot; thence N 03° 26' 47"E along the east line of the Williams Lot 58 feet to a point on the South line of the Hutchens Lot as recorded in Deed Book 109 at Page 229; thence S to the SE corner of the Hutchens Lot; thence N 03° 26' 47"E along the east line of the Hutchens Lot 100 feet to the point of beginning.

WITNESS THE SIGNATURE OF SPECTRUM PRODUCTIONS, INC, by its duly authorized officer, this the 17th day of April 1985.

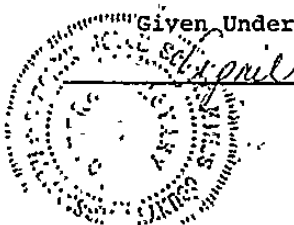
SPECTRUM PRODUCTIONS, INC.

BY Tom Alexander
Tom Alexander
President

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STATE OF MISSISSIPPI
COUNTY OF Winds

Personally came and appeared before me, the authorized authority in and for the aforesaid jurisdiction, the within named TOM ALEXANDER of the above named SPECTRUM PRODUCTIONS, INC, a Mississippi Corporation, who acknowledged to me that for and on behalf of said Corporation, he signed and delivered the above and foregoing instrument of writing on the day and year therein written as the act and deed of said Corporation, being thereunto first duly authorized so to do.



Given Under My Hand and Official Seal, this the 12th day of April 1985.

Charles James Hart
Notary Public

MY COMMISSION EXPIRES:

My Commission Expires Jan. 21, 1986

STATE OF MISSISSIPPI, County of Madison:



Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 19 day of April, 1985, at 10:00 o'clock a. M., and was recorded in the APR 26 1985 day of APR 26 1985, 1985, Book No. 204 on Page 603. In my presence and seal of office, this the 26 day of APR 26 1985, 1985.

BILLY V. COOPER, Clerk

By D. Wright, D.C.

TRUSTEE'S DEED

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WHEREAS, Eugene Pullum and Verlillian Pullum executed a certain deed of trust upon the hereinafter described property to R. H. Powell, Jr., Trustee, to secure H. W. Jackson for an indebtedness therein described, dated April 17, 1963, and recorded in Land Record Book 302 at Page 405 thereof in the Chancery Clerk's Office for Madison County, Mississippi; and

WHEREAS, the lien of the aforesaid deed of trust and the payment of the indebtedness secured thereby was extended as shown by an Extension Agreement executed by Eugene Pullum, Leavy Pullum, and H. W. Jackson, dated November 10th, 1970, recorded in Land Record Book 378 at Page 121 thereof in the Chancery Clerk's Office for Madison County, Mississippi; and

WHEREAS, default was made and now exists in the payment of the indebtedness secured by said deed of trust as extended and the undersigned R. H. Powell, Jr., Trustee, has been requested by the proper authority to execute and enforce the trust created thereby by a sale of the hereinafter described property; and

WHEREAS, I did write or have printed two notices that I, to execute and enforce said trust, would on April 19th, 1985, within legal hours of sale, offer for sale and sell at public auction and outcry to the highest bidder for cash at the south door of the Court House of Madison County, Mississippi, at Canton, the property hereinafter described; and

WHEREAS, I did post one of said notices on the 20th day of March, 1985, on the bulletin board at the south door of the Court House of Madison County, Mississippi, which is a convenient public place in said County; and did publish the other notice in the Madison County Herald, a newspaper published in Madison County, Mississippi, in the issues of March 28, 1985, April 4, 1985, April 11, 1985, and April 18, 1985; and

WHEREAS, on the 19th day of April, 1985, within legal hours

of sale, I took down said notice posted on the bulletin board at the south door of said Court House and did offer the hereinafter described property for sale at public auction and outcry to the highest bidder for cash in the manner and form provided by law and said deed of trust and notice, when Ben Simpson appeared and bid therefor the sum of One Thousand Six Hundred Seventy and NO/100/(\$1,670.00) ^{Dollars} cash, which was the highest bid for cash, and said property was knocked off to said bidder, and he declared to be the purchaser thereof; and

WHEREAS, the said purchaser has paid the amount of said bid, the receipt of which is hereby acknowledged; and

WHEREAS, I have fully complied with the law, said deed of trust and notice, both precedent and subsequent to said sale, and have credited said sum on said indebtedness and the expenses of this sale:

NOW THEREFORE, in consideration of the premises and the payment of said purchase money by the purchaser, I, R. H. POWELL, JR., TRUSTEE, as aforesaid, do hereby convey and quitclaim unto

Ben Simpson that property situated in the City of Canton, Madison County, Mississippi, described as:

Lot Twelve (12) of Block "A" of CANTON HEIGHTS, an addition to the City of Canton, Madison County, Mississippi, when described with reference to map or plat of said addition now on file in the Chancery Clerk's Office for said county, reference to said map or plat being here made in aid of and as a part of this description; LESS AND EXCEPT therefrom a strip of land 40 feet in width evenly off the west side thereof. The above described property fronts 50 feet on the west side of Singleton Street and 115 feet on the south side of Edwards Avenue.

The undersigned trustee sells and conveys only such title as is vested in him as trustee in the aforesaid deed of trust as extended.

WITNESS my signature, this 19th day of April, 1985.


Trustee

STATE OF MISSISSIPPI
MADISON COUNTY

Personally appeared before me, a Notary Public in and for said County and State, the within named R. H. POWELL, JR., TRUSTEE, who acknowledged that he signed and delivered the foregoing deed on the day and year therein mentioned as his act and deed as such trustee.

Given under my hand and official seal this 19th day of April, 1985.

Philip R. Feinher
Notary Public

(SEAL)

My commission expires:

November 14, 1987

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STATE OF MISSISSIPPI, County of Madison:



Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 19 day of April, 1985, at 11:55 o'clock a M., and was duly recorded on the APR 26 1985 day of April, 1985, Book No. 204 on Page 605 in my files.

Witness my hand and seal of office, this the APR 26 1985 day of April, 1985.

BILLY V. COOPER, Clerk

By M. Wright, D.C.

QUITCLAIM DEED

BOOK 204 PAGE 608 INDEXED PC33

For a valuable consideration not necessary here to mention, the receipt and sufficiency of which are hereby acknowledged, we, BEN SIMPSON and CATHERINE SIMPSON, husband and wife, do hereby convey and quitclaim unto BEN SIMPSON and CATHERINE SIMPSON, as joint tenants with rights of survivorship and not as tenants in common, that real estate situated in the City of Canton, Madison County, Mississippi, described as:

Lot Twelve (12) of Block "A" of CANTON HEIGHTS, an addition to the City of Canton, Madison County, Mississippi, when described with reference to map or plat of said addition now on file in the Chancery Clerk's Office for said county, reference to said map or plat being here made in aid of and as a part of this description; LESS AND EXCEPT therefrom a strip of land 40 feet in width evenly off the west side thereof. The above described property fronts 50 feet on the west side of Singleton Street and 115 feet on the south side of Edwards Avenue.

WITNESS our signatures this 19th day of April, 1985.

Ben Simpson
Ben Simpson

Catherine Simpson
Catherine Simpson

STATE OF MISSISSIPPI
COUNTY OF MADISON

Personally appeared before me, the undersigned authority in and for the aforementioned jurisdiction, the within named BEN SIMPSON and CATHERINE SIMPSON, husband and wife, who acknowledged that they signed and delivered the above and foregoing instrument on the day and year therein mentioned.

Given under my hand and official seal this the 19th day of April, 1985.

Philip P. Farnsworth
Notary Public

(SEAL)

My commission expires:

November 14, 1987

Address of Grantors and of Grantees: 835 Edwards Avenue,
Canton, Mississippi 39046

STATE OF MISSISSIPPI, County of Madison:

Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 19 day of April, 1985, at 11:56 o'clock A. M., and was recorded on the APR 26 1985 day of April, 1985, Book No. 204 on Page 608. in and seal of office, this the APR 26 1985 day of April, 1985.
BILLY V. COOPER, Clerk
By D. Wright, D.C.

QUITCLAIM DEED

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WHEREAS, the undersigned Fred Manning, Jr., and Mary Manning presently own the hereinafter described property as tenants in common; and

WHEREAS, it is the mutual desire of the parties hereto that title to the hereinafter described property be vested in the parties hereto as joint tenants with rights of survivorship and not as tenants in common:

NOW THEREFORE, in consideration of the premises and the mutual love and affection which the parties hereto have for each other, we, FRED MANNING, JR., and MARY MANNING, husband and wife, do hereby convey and quitclaim unto FRED MANNING, JR., and MARY MANNING, as joint tenants with rights of survivorship and not as tenants in common, that property situated in the City of Canton, Madison County, Mississippi, described as:

Lot Ten (10) of Block "E" of CARROLL SMITH ADDITION to the City of Canton, Madison County, Mississippi, when described with reference to map or plat of said Addition now on file in the Chancery Clerk's Office for said county, reference to said map or plat being here made in aid of and as a part of this description.

WITNESS our signatures this 18th day of April, 1985.

Fred Manning Jr.
Fred Manning, Jr.

Mary Manning
Mary Manning

STATE OF MISSISSIPPI
COUNTY OF MADISON

Personally appeared before me, the undersigned authority in and for the aforementioned jurisdiction, the within named FRED MANNING, JR., and MARY MANNING, husband and wife, who acknowledged that they signed and delivered the above and foregoing instrument on the day and year therein mentioned.

Given under my hand and official seal this the 19th day of April, 1985.

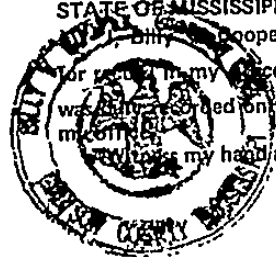
Elaine P. Tawcher
Notary Public

(SEAL)

My commission expires: November 14, 1987

Address of Grantors and of Grantees:
239 Boyd Street, Canton, Mississippi 39046

STATE OF MISSISSIPPI, County of Madison:



Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 19 day of April, 1985, at 4:15 o'clock P. M., and was duly recorded on the APR 26 1985 day of April, 1985, Book No. 204 on Page 609 in my office.

Witness my hand and seal of office, this APR 26 1985 of April, 1985.
BILLY V. COOPER, Clerk
By B. V. Cooper, D.C.

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 which is hereby acknowledged, COUNTY LINE PLACE, INC., A MISSISSIPPI CORPORATION, Grantor, does hereby convey and forever warrant unto CABOT LODGE, INC., A MISSISSIPPI CORPORATION, Grantee, the following described real property lying and being situated in the City of Ridgeland, Madison County, Mississippi, to-wit:

PARCEL 1:

A 210,781.1 square foot tract composed of Parts of Lots 12, 13, 25 and 26 of the Survey known as Addition to Tougaloo in the City of Ridgeland, Madison County, Mississippi, as described by the Plat filed in Deed Book AAA at Page 138 of the Land Deed Records for Madison County, Mississippi more fully described as follows:

Begin at the Southwest corner of Lot 13 of the Addition to Tougaloo which is also the Southwest corner of Lot 17 of the Resurvey of Lot 13, Addition to Tougaloo, Blanche Lowe Subdivision as described by the Plat filed in Plat Book A at Page 95 of the Records of Plats and Maps for Madison County, Mississippi and proceed thence,

(1) Northerly along the west line of Lot 17 of Blanche Lowe Subdivision for 70 feet to the Northwest corner of Lot 17; thence,

(2) Easterly through a $93^{\circ}06'$ angle to the right along the North line of Lot 17 for 140 feet to the Northeast corner of Lot 17 which is the Northwest corner of the portion of Lowe Street vacated by the City of Ridgeland, Madison County, Mississippi by the ordinance recorded in the City of Ridgeland, Minute Book 18 at Page 341; thence,

(3) Easterly in a straight line across the North line of the above described vacated portion of Lowe Street for 50.0 feet to the Southwest Corner of Lot 16 of the Blanche Lowe Subdivision, thence;

(4) Northerly through a $93^{\circ}06'$ angle to the left along the West line of Lot 16 which is also the East line of the Right-of-Way for Lowe Street for 70.0 feet to the Northwest corner of Lot 16; thence,

(5) Easterly through a $93^{\circ}06'$ angle to the right along the North line of Lot 16 for 140.0 feet to the Northeast corner of Lot 16; said point being on the West line of Lot 12 Addition to Tougaloo; thence,

(6) Northerly through an $93^{\circ}06'$ angle to the left along the West line of Lots 14, 12 and 10 of the Blanche Lowe Subdivision or the West line of Lot 12 of Addition to

Tougaloo for 149.0 feet to the iron pin marking the Northwest corner of the property conveyed to Robert B. Dyess and William S. Millican by the Warranty Deed recorded in Deed Book 191 at Page 455 of the Land Deed Records for Madison County, Mississippi; thence,

(7) Easterly through an angle to the right of $92^{\circ}29'$ along the North line of the above described Dyess-Millican property for 303.8 feet to the Northeast corner of the above described Dyess-Millican property said point being on the West line of the Right-of-Way for Ridgewood Road as presently laid out and in use; thence

(8) Southerly through an $88^{\circ}01'$ angle to the right along the West line of the Right-of-Way for Ridgewood Road for 50.2 feet to the Northeast corner of the property conveyed to T. Eugene Caldwell by the Deed recorded in Deed Book 200 at Page 531 of the Land Deed Records for Madison County, Mississippi; thence,

(9) Westerly through a $91^{\circ}52'$ angle to the right along the North line of the above described T. Eugene Caldwell property for 163.4 feet to the Northwest corner of the T. Eugene Caldwell property; thence,

(10) Southerly through a $92^{\circ}23'$ angle to the left along the West line of the above described T. Eugene Caldwell property and its extension for 518.3 feet; thence,

(11) Westerly through a 90° angle to the right for 275.0 feet; thence,

(12) Southwesterly through a 45° angle to the left for 38.0 feet; thence,

(13) Westerly through a 45° angle to the right for 26.0 feet to a point on the North line of the Right-of-Way for County Line Road; thence,

(14) Northwesterly through a $54^{\circ}38'$ angle to the right along the North line of the Right-of-Way for County Line Road for 93.5 feet to a concrete Right-of-Way monument; thence,

(15) Northwesterly through a $12^{\circ}49'$ angle to the left for 109.2 feet to a concrete Right-of-Way monument; thence,

(16) Northwesterly through a $10^{\circ}07'$ angle to the left for 6.5 feet to the Southwest corner of the property conveyed to County Line Place, Inc. by the Warranty Deed recorded in Deed Book 194 at Page 468 of the Land Deed Records for Madison County, Mississippi said point being on the West line of Lot 25 of Addition to Tougaloo; thence,

(17) Northerly through a $58^{\circ}09'$ angle to the right along the West line of Lot 25 of Addition to Tougaloo for 177.5 feet to the Point of Beginning.

PARCEL 2:

8812.4 square feet in Lot 25 of the survey known as Addition to Tougaloo in the City of Ridgeland, Madison County, Mississippi as described by the Plat filed in Deed Book AAA at Page 138 of the Land Deed Records for Madison County, Mississippi more fully described as follows:

Begin at the Northwest corner of Lot 25 of Addition to Tougaloo which is also the Southwest corner of Lot 13 of Addition to Tougaloo and proceed thence;

(1) Southerly along the West line of Lot 25 for 177.5 feet to a point on the original North line of the Right-of-Way for County Line Road as defined by the Warranty Deed recorded in Deed Book 77 at Page 424 of the Land Deed Records for Madison County, Mississippi and by the Mississippi State Highway Department plans for Federal Aid Project No. 1-091-2(20), said point being the Point of Beginning for the description of the Subject Tract. Continue thence;

(2) Southerly through a $00^{\circ}07'$ angle to the left for 22.8 feet to a concrete monument marking a point on a $25^{\circ}45'$ (or 222.52 foot radius) circular curve defining a portion of the North or East line of the Right-of-Way for a proposed public street. Turn to the left through a $33^{\circ}21'$ angle to obtain tangency to the above described circular curve, then proceed;

(3) Southerly in a clockwise direction around the above described circular curve for 139.3 feet to a concrete monument. Obtain tangency to the curve at this point then proceed;

(4) Easterly through a $93^{\circ}35'$ angle to the left for 103.9 feet to a point on the North Line of the Right-of-Way for County Line Road as defined in (1) above; thence,

(5) Northwesterly through a $125^{\circ}22'$ angle to the left along the North line of the Right-of-Way for County Line Road for 93.5 feet to a concrete Right-of-Way monument; thence,

(6) Northwesterly through a $12^{\circ}49'$ angle to the left along the North line of the Right-of-Way for County Line Road for 109.2 feet to a concrete Right-of-Way monument; thence,

(7) Northwesterly through a $10^{\circ}07'$ angle to the left along the North line of the Right-of-Way for County Line Road for 6.5 feet to the Point of Beginning.

WARRANTY OF THIS CONVEYANCE is subject to the following exceptions, to-wit:

1. City of Ridgeland and County of Madison ad valorem taxes for the year 1985, which are liens, but are not yet due or payable and which shall be prorated as follows: Grantor: 3/12ths Grantee: 9/12ths.

2. City of Ridgeland, Mississippi, Zoning Ordinance.

3. Reservations, conveyances and/or leases of record in regard to the oil, gas and other minerals lying in, on and under the subject property.

4. Rights-of-way and easements for roads, power lines, and other utilities.

5. Until the final and complete diversion of vehicular traffic by the Mississippi Highway Department from Dyess Road, as it presently exists, to County Line Road, said property described as Parcel 2 hereinabove may only be used for vehicular travel.

6. If Grantee, its successors or assigns, constructs a road, street or driveway upon that portion of the above described property which fronts on the west side of Ridgewood Road, and if said road, street or driveway is situated within 25 feet from the south property line thereof, the owner of said adjacent property shall have the right of ingress or egress over said road, street or driveway, to and from their property to Ridgewood Road.

WITNESS MY SIGNATURE, this the 19 day of April, 1985.

COUNTY LINE PLACE, INC.
A MISSISSIPPI CORPORATION

BY: Robert B. Dyess President

STATE OF MISSISSIPPI

COUNTY OF MADISON Madison

PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the jurisdiction aforesaid, the within named ROBERT B. DYESS, who stated and acknowledged to me that he is the President of County Line Place, Inc., a Mississippi corporation, and as such he did sign and deliver the above and foregoing instrument on the date and for the purposes therein stated, after having been authorized and directed so to do.

GIVEN UNDER MY HAND AN OFFICIAL SEAL, this the 19 day of April, 1985.

Edmund J. Clayton
NOTARY PUBLIC

MY COMMISSION EXPIRES:

My Commission Expires July 20, 1988.

Grantor:

County Line Place, Inc.
1741 Canton Mint Rd
Jackson, MS. 39211

Grantee:

Cabot Lodge, Inc.
P.O. Box 16807
Jackson, MS. 39236

1875

STATE OF MISSISSIPPI, County of Madison:

Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 19 day of April, 1985, at 4:48 clock P. M., and was duly recorded on the 19 day of April, 1985, in Book No. 204 on Page 613. in my office.

Witness my hand and seal of office, this the 19 day of April, 1985.

BILLY V. COOPER, Clerk

By B. V. Cooper, D.C.

I, Billy V. Cooper, the undersigned Chancery Clerk in and for the County and State aforesaid, having this day received from

Larry Smith-Vanig
the sum of Two hundred eighty dollars DOLLARS (\$ 280.00)
being the amount necessary to redeem the following described land in said County and State, to-wit:

DESCRIPTION OF LAND	SEC.	TWP	RANGE	ACRES
<u>Lot 15 N. Liberty St. Store</u>				
<u>BK 108-191 BK 122-683</u>	<u>Center</u>			

Which said land assessed to Carroll A. Jr. and Sara Craft and sold on the
17 day of Sept 1984 to Bradley Williamson for
taxes thereon for the year 1983, do hereby release said land from all claim or title of said purchaser on account of said sale.

IN WITNESS WHEREOF, I have hereunto set my signature and the seal of said office on this the 19 day of
April 1985 Billy V. Cooper, Chancery Clerk
(SEAL) By J. R. Robery D.C.

STATEMENT OF TAXES AND CHARGES

- (1) State and County Tax Sold for (Exclusive of damages, penalties, fees) \$ 217.12
(2) Interest \$ 17.42
(3) Tax Collector's 2% Damages (House Bill No. 14, Session 1932) \$ 4.35
(4) Tax Collector Advertising --Selling each separate described subdivision as set out on assessment roll.
\$1.00 plus 25cents for each separate described subdivision \$ 1.25
(5) Printer's Fee for Advertising each separate subdivision \$1.00 each \$ 4.50
(6) Clerk's Fee for recording 10cents and indexing 15cents each subdivision, Total 25cents each subdivision \$.25
(7) Tax Collector--For each conveyance of lands sold to individuals \$1.00 \$ 1.00
(8) TOTAL TAXES AND COSTS AFTER SALE BY TAX COLLECTOR \$ 246.44
(9) 5% Damages on TAXES ONLY. (See Item 1) \$ 10.39
(10) 1% Damages per month or fraction on 1983 taxes and costs (Item 8 --Taxes and costs only 8 Months \$ 19.71
(11) Fee for recording redemption 25cents each subdivision \$.25
(12) Fee for indexing redemption 15cents for each separate subdivision \$.15
(13) Fee for executing release on redemption \$ 1.00
(14) Fee for Publication (Sec. 27-43-3 as amended by Chapter 375, House Bill No. 457.) \$
(15) Fee for issuing Notice to Owner, each \$2.00 \$
(16) Fee Notice to Lienors @ \$2.50 each \$
(17) Fee for mailing Notice to Owner \$1.00 \$
(18) Sheriff's fee for executing Notice on Owner if Resident \$4.00 \$
TOTAL \$ 278.50
(19) 1% on Total for Clerk to Redeem \$ 2.79
(20) GRAND TOTAL TO REDEEM from sale covering 1983 taxes and to pay accrued taxes as shown above \$ 281.29
Rec'd fee 2.00
Excess bid at tax sale \$ 283.29

Bradley Williamson 277.10
Clerk fee 4.19
Rec. fee 2.00
283.29

STATE OF MISSISSIPPI, County of Madison:
I, Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed
for recording in my office this 19 day of April, 1985, at 4:45 o'clock P. M., and
was duly recorded on the 26 day of APR, 1985, Book No. 204 on Page 614 in
my office and seal of office, this the 26 day of APR, 1985.
BILLY V. COOPER, Clerk
By J. R. Wright D.C.



WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00) cash in hand paid and other good and valuable consideration and the assumption by the Grantees of the certain deed of trust recorded in Book 469 at page 405 in the records in the office of the Chancery Clerk of Madison County, Mississippi, the receipt and sufficiency of which is hereby acknowledged, I, WENDEL IVY, Grantor, do hereby convey and forever warrant unto JERRY R. WALLACE, EDWARD ELLINGTON, DON A. McGRAW, JR., AND C. R. MONTGOMERY, Grantees, the following described real property lying and being situated in the City of Canton, Madison County, Mississippi, to-wit:

Lot 10 on the West side of South Union Street, as per map or plat of the City of Canton, prepared by George & Dunlap on file in the office of the Chancery Clerk of Madison County, Mississippi, and more particularly described as follows:

A lot bounded by a line beginning at a point on the West side of South Union Street 100 feet South of the Southwest corner of the intersection of Fulton and Union Streets and run thence West 200 feet, thence South 100 feet, thence East 200 feet to Union Street, thence North along the West margin of Union Street 100 feet to the point of beginning.

WARRANTY OF THIS CONVEYANCE is subject to the following exceptions, to-wit:

1. City of Canton and County of Madison ad valorem taxes for the year 1985, which are liens, but are not yet due or payable and which shall be prorated as follows: Grantor: 3/12ths; Grantee: 9/12ths.
2. City of Canton, Mississippi, Zoning Ordinance, as amended.
3. Reservations, conveyances and/or leases of record in regard to the oil, gas and other minerals lying in, on and under the subject property.
4. Rights-of-way and easements for roads, power lines, and other utilities.

WITNESS MY SIGNATURE on this the 28th day of March, 1985.

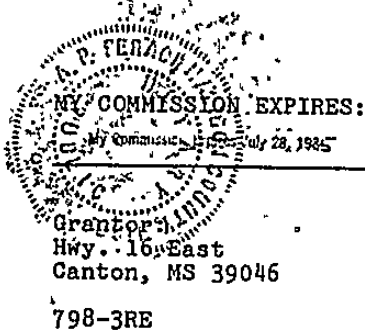

WENDEL IVY

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STATE OF MISSISSIPPI
COUNTY OF MADISON

PERSONALLY APPEARED BEFORE ME, the undersigned authority in
and for the jurisdiction aforesaid, the within named WENDEL IVY,
who stated and acknowledged to me that he did sign and deliver
the above and foregoing instrument on the date and for the
purposes therein stated.

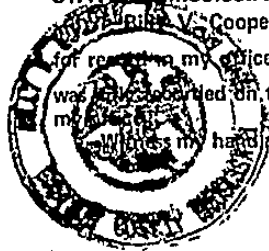
GIVEN UNDER MY HAND AN OFFICIAL SEAL, this the 28th day of
March, 1985.



A. P. Feraci
NOTARY PUBLIC

Grantee:
360 N. Liberty Street
Canton, MS. 39046

STATE OF MISSISSIPPI, County of Madison:



Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed
for record in my office this 29 day of April, 1985, at 8:15 o'clock A. M., and
was recorded on the 26 day of April, 1985, Book No. 204 on Page 615. in
my office. Witness my hand and seal of office, this the 26 day of April, 1985.

BILLY V. COOPER, Clerk

By B. Wright, D.C.

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WARRANTY DEED

3:55 INDEXED

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid; and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, the undersigned WOODDALE, LTD., a Mississippi Limited Partnership, does hereby sell, convey and warrant unto HOLLIS EUGENE SPRING and DEBRA GARTMAN SPRING, as joint tenants with full rights of survivorship and not as tenants in common, the following described land and property lying and being situated in Madison County, State of Mississippi, more particularly described as follows, to-wit:

Lot 2, SPRING BROOK FARMS, a subdivision according to a map or plat thereof which is on file and of record in the office of the Chancery Clerk of Madison County at Canton, Mississippi, in Cabinet B, Slide 76, reference to which is hereby made in aid of and as a part of this description.

IT IS AGREED AND UNDERSTOOD that the taxes for the current year have been prorated as of this date on an estimated basis, and when said taxes are actually determined, if the proration as of this date is incorrect, then the grantor agrees to pay to said grantees or their assigns any deficit on an actual proration.

THIS CONVEYANCE is subject to prior reservations by predecessors in title of all oil, gas and other minerals in, on or under the above described property as reserved in instrument recorded in Book 161 at Page 713.

THIS CONVEYANCE is subject to the terms and conditions of those certain Restrictive and Protective Covenants dated March 29, 1985 and filed for record in the office of the Chancery Clerk of Madison County, Mississippi.

THIS CONVEYANCE is subject to those certain utility easements affecting subject property as shown on the recorded plat of the aforesaid subdivision.

WITNESS THE SIGNATURE OF THE UNDERSIGNED, this the 19th day of April, 1985.

WOODDALE, LTD.
A Mississippi Limited Partnership

BY: McCOOL, VAN DEVENDER & POOLE
a Mississippi General
Partnership, General Partner

By: Grady McCool, Jr.
Grady McCool, Jr.
General Partner

By: William J. Van Devender
William J. Van Devender
General Partner

By: James E. Poole, Jr.
James E. Poole, Jr.
General Partner

STATE OF MISSISSIPPI
COUNTY OF HINDS

PERSONALLY came and appeared before me, the undersigned authority in and for the jurisdiction aforesaid, the within named GRADY McCOOL, JR., WILLIAM J. VAN DEVENDER AND JAMES E. POOLE, JR., personally known to me to be the General Partners of the within named McCOOL, VAN DEVENDER & POOLE, a Mississippi General Partnership, which is the General Partner of the within named WOODDALE, LTD., a Mississippi Limited Partnership, who acknowledged that they signed and delivered the above and foregoing instrument of writing on the day and for the purposes therein mentioned for and on behalf of said General Partnership and as its own act and deed, while acting as the General Partner of the aforesaid WOODDALE, LTD., they having been first duly authorized so to do.

WITNESS MY SIGNATURE AND OFFICIAL SEAL OF OFFICE this the 19th day of April, 1985.

Libby J. H. Allen
NOTARY PUBLIC

My Commission Expires:

My Commission Expires May 13, 1986

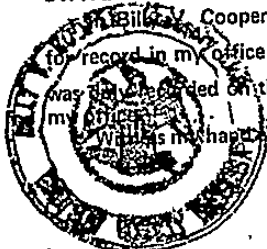
GRANTOR'S ADDRESS:

P. O. Box 5371
Jackson, MS 39216

GRANTEES' ADDRESS:

321 Pear Orchard Road
Ridgeland, MS 39157

STATE OF MISSISSIPPI, County of Madison:

 Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 22 day of April, 1985, at 9:00 o'clock AM, and was duly recorded on the 22 day of April, 1985, Book No 204 on Page 617 in my office. Witness my hand and seal of office, this the 22 day of April, 1985.

BILLY V. COOPER, Clerk

By *B. Wright*, D.C.

WD Spring Brook Farms:BLC104

STATE OF MISSISSIPPI
COUNTY OF MADISON

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WARRANTY DEED

FOR AND IN CONSIDERATION of the price and sum of TEN AND NO/100 (\$10.00) DOLLARS, cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, T & H EQUIPMENT CO., INC., Highway 51 South, Canton, Mississippi 39406, does hereby sell, convey and warrant unto GARY TAYLOR, 4919 North State Street, Jackson, Mississippi 39206, the following described real property lying and being situated in the City of Canton, Madison County, Mississippi, to-wit:

RECORD DESCRIPTION:

A lot or parcel of land fronting 150.0 feet on the East side of U. S. 51 Highway just south of Canton, Mississippi, and situated in W $\frac{1}{4}$ of NW $\frac{1}{4}$, Section 30, Township 9 North, Range 3 East, Madison County, Mississippi, and being more particularly described as from the intersection of the south line of the Charles Campbell Property, as per deed description of record in Book 73 at page 24 of the records of the Chancery Clerk for Madison County at Canton, with the east right-of-way line of said U. S. 51 Highway, said point of beginning being 80.0 feet measured at right angles from the center line of said highway, and is the southwest corner of lot being described, and from said point of beginning run thence South 58 degrees 56 minutes East for 300.00 feet along the south line of said Campbell property, thence running North 22 degrees 23 minutes East for 150.0 feet, thence running North 58 degrees 56 minutes West for 300.0 feet to the east right-of-way line of said highway, thence running in a southerly direction along said highway right-of-way South 21 degrees 55 minutes West for 50.0 feet, thence South 22 degrees 40 minutes West for 100.0 feet to the point of beginning, and all of said property being in W $\frac{1}{4}$ of NW $\frac{1}{4}$, Section 30, Township 9 North, Range 3 East, Madison

County, Mississippi, LESS AND EXCEPT one-half ($\frac{1}{2}$) of all oil, gas and other minerals.

ALSO:

A lot or parcel of land fronting 50.0 feet on the east side of U. S. 51 Highway just south of Canton, Mississippi, and being more particularly described as beginning at a point on the east right-of-way line of U. S. 51 Highway, which point is also the northwest corner of a lot conveyed to A. W. Hardy, A. W. Hardy, Jr., Roy E. Tate, and J. R. Tate by instrument dated May 18, 1960, recorded in Book 77 at page 499, specific reference to which is here made in aid of and as a part of this description, and from said point of beginning run thence northerly along the east right-of-way line of said U. S. 51 Highway a distance of 50 feet to a point, thence run easterly parallel to the north line of said Hardy and Tate lot a distance of 300 feet, thence run southerly parallel to Highway 51 a distance of 50 feet to the northeast corner of the Hardy and Tate lot, thence run westerly along the north line of the Hardy and Tate lot 300 feet to the point of beginning, all being in $\frac{1}{2}$ of Section 30, Township 9 North, Range 3 East; LESS AND EXCEPT one-half ($\frac{1}{2}$) of all oil, gas and other minerals.

ALSO:

A lot or parcel of land fronting 50.0 feet on the East side of U. S. 51 Highway just South of the City of Canton, and situated in the $\frac{1}{2}$ of NW $\frac{1}{4}$, Section 30, Township 9 North, Range 3 East, Madison County, Mississippi, and more particularly described as beginning at the Northwest corner of the present T & H Equipment Company, Inc., property as per deed of record in Book 79 at page 94 of the records of the Chancery Clerk for Madison County at Canton, Mississippi, said point is also 200.0 feet measured northerly along the East right of way line of said U. S. 51 Highway from the Southwest corner of said T & H Equipment Company, Inc., property, said point of beginning is also 80.0 feet measured at right angles from the center line of said U. S. 51 Highway, and from said point of beginning run thence South 58°56' East for 300.0 feet along the present T & H Equipment Company, Inc., line, thence running North 22°23' East for a distance of 50.00 feet; thence running North 58°56' West for 302.2 feet to the East right of way line of said U. S. 51 Highway, thence running South

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21°10' West for 50.0 feet along the East right of way line of said U. S. 51 Highway to the point of beginning, LESS AND EXCEPT one-half (½) of all oil, gas and other minerals in, on and under said property which were reserved by Hezzie McNeal and wife, Codelia McNeal, in the deed recorded in Book 65 at page 226 in the office of the Chancery Clerk of Madison County, Mississippi; and all of said property being in the W½ of NW¼, Section 30, Township 9 North, Range 3 East, Madison County, Mississippi.

ALSO DESCRIBED AS:

SURVEY DESCRIPTION:

Commencing at a concrete monument being the southeast corner of the property recorded in Deed Book 73 at page 24 of the records of the Chancery Clerk's office in Madison County in Canton, Mississippi; thence North 89 degrees 45 minutes West for 20.00 feet to a concrete monument; thence North 58 degrees 56 minutes West a distance of 511.85 feet to the POINT OF BEGINNING; thence North 22 degrees 23 minutes East for a distance of 250.00 feet; thence North 58 degrees 56 minutes West a distance of 298.63 feet to the easterly right-of-way of U. S. Highway 51; thence Southwesterly along the easterly right-of-way of said U. S. Highway 51 being a curve to the right a distance of 249.84 feet, chord being South 22 degrees 41 minutes 35 seconds West a distance of 249.80 feet; thence South 58 degrees 56 minutes East a distance of 300.00 feet to the POINT OF BEGINNING, containing 1.69 acres, more or less.

This conveyance is executed subject to the following exceptions:

1. Ad valorem taxes for the year 1985 shall be prorated with the Grantor paying 0 /12ths of said taxes and the Grantee paying 12 /12ths of said taxes.
2. Zoning Ordinances and Subdivision Regulations of the City of Canton and Madison County, Mississippi.
3. Screening and Scenic Easement from T & H Equipment Co., Inc., to the State Highway Commission of Mississippi, dated October 6, 1967, and recorded in Book 109 at page 120

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of the land records of Madison County, Mississippi.

4. Encroachments as set out in survey of Rutledge and Associates, Inc., dated March 14, 1985.

EXECUTED this the 15th day of April, 1985.

T & H EQUIPMENT CO., INC.

BY: T. H. Ridell Jr
PRESIDENT

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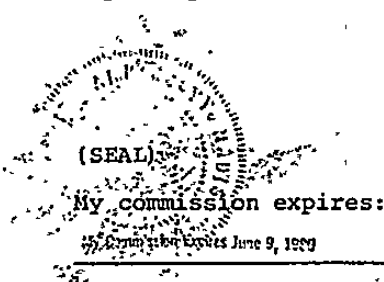
STATE OF MISSISSIPPI

COUNTY OF MADISON

Personally appeared before me, the undersigned authority, in and for said county and state, the within named T. H. RIDDELL, JR., known to me to be President of T & H Equipment Co., Inc., who acknowledged that he signed, executed and delivered the above and foregoing instrument on the day and year therein mentioned, he being first duly authorized so to do.

Given under my hand and official seal, this the 15th day of April, 1985.

Aquita Ann Scott
NOTARY PUBLIC



STATE OF MISSISSIPPI, County of Madison:

Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 22 day of April, 1985, at 9:00 o'clock A.M., and was recorded on the 22 day of April, 1985, Book No 204 on Page 619 in my office. Witness my hand and seal of office, this the 22 day of April, 1985.

BILLY V. COOPER, Clerk

By D. Wright, D.C.

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WARRANTY DEED

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FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, the undersigned, Good Earth Development, Inc., a Mississippi Corporation acting by and through its duly authorized officer, does hereby sell, convey and warrant unto Clinnon Alexander, a single person, the following described land and property lying and being situated in Madison County, State of Mississippi, to-wit:

Lot Six (6), BOARDWALK SUBDIVISION, a subdivision according to a map or plat thereof on file and of record in the office of the Chancery Clerk of Madison County at Canton, Mississippi in Plat Cabinet B, Slide 71, reference to which is here made in aid of and as a part of this description.

THIS CONVEYANCE is made subject to any and all applicable building restrictions, restrictive covenants, rights-of-way, easements and mineral reservations of record.

Ad valorem taxes for the year 1985 are to prorated between the Grantor and the Grantee herein as of the date of this conveyance.

WITNESS THE SIGNATURE of the Grantor, this the 17th day of April, 1985.

Mark S. Jordan
Good Earth Development, Inc., a

Mississippi Corporation
STATE OF MISSISSIPPI
COUNTY OF HINDS

Personally appeared before me, the undersigned authority in and for the aforesaid jurisdiction, the within named Mark S. Jordan who acknowledged to me that he is the President of Good Earth Development, Inc., a Mississippi Corporation, and that he, as such President, signed and delivered the above and foregoing instrument of writing on the day and year therein mentioned, for the purposes therein stated, as the act and deed of said corporation, he having been first duly authorized so to do.

GIVEN under my hand and official seal of office, this the 17th day of April, 1985.



Elemer B. Lister
NOTARY PUBLIC

STATE OF MISSISSIPPI, County of Madison:
I, Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed in my office this 22 day of April, 1985, at 9:00 o'clock A.M., and was recorded on the 26 day of April, 1985, Book No. 204 on Page 623. in my hand and seal of office, this the 26 day of April, 1985.
BILLY V. COOPER, Clerk
By *[Signature]*, D.C.

C
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PARTY WALL AGREEMENT

WHEREAS, the undersigned, GOOD EARTH DEVELOPMENT, INC., a Mississippi corporation, and CLINNON ALEXANDER, a single person, are the present owners of the following described real estate upon which there has been erected a townhouse condominium more fully described as follows:

Lot Six (6), BOARDWALK SUBDIVISION, a subdivision according to a map or plat thereof on file and of record in the office of the Chancery Clerk of Madison County at Canton, Mississippi in Plat Cabinet B, Slide 71, reference to which is here made in aid of and as a part of this description.

and

WHEREAS, in the construction of said building there is a dividing wall on each side of said residence having a common roof; and

WHEREAS, it is the intention of the undersigned that in the event of sale or transfer of either of said residences that said dividing wall shall remain in the same condition for the use of any and all subsequent purchasers; and

WHEREAS, said parties desire to protect their rights in the event said wall is damaged;

NOW, THEREFORE, for the purposes of declaring their intentions, the undersigned hereby state.

1. Said dividing wall shall be a party wall for said real estate so long as each of said residences as now constructed shall not be materially altered or changed.

2. No persons shall have the right to add to or detract from the party wall in any manner whatsoever, it being the intention that the party wall shall at all times remain in the same position as when erected.

3. If it shall become necessary to repair the party wall, the expense of rebuilding the same shall be borne by the then owners of the fee, in equal proportions, and whenever the party wall, or any portion thereof shall be rebuilt, it shall be erected on the same place where it stands and be of the same size as when originally erected.

4. In the event it becomes necessary to repair the roof over the party wall, the expense of said repair shall be borne by the then owners in equal proportions. Each owner agrees to keep his 1/2 of the roof in a good state of repair to protect said party wall.

5. This declaration shall at all times be construed as a covenant running with the land.

6. This declaration shall be binding upon the undersigned, their successors, assigns and grantees.

IN WITNESS WHEREOF, the parties have caused this agreement to be signed this 17 day of April, 1985.

GOOD EARTH DEVELOPMENT, INC.

Clinnon Alexander
CLINNON ALEXANDER

BY: Mark S. Jordan
Mark S. Jordan, President

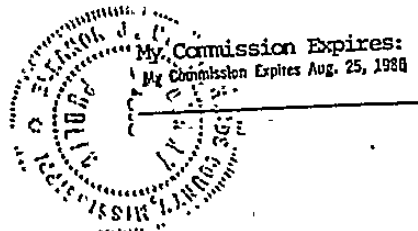
STATE OF MISSISSIPPI
COUNTY OF HINDS

Personally appeared before me, the undersigned authority in and for the aforesaid jurisdiction, the within named Mark S. Jordan, who acknowledged to me that he is the President of Good Earth Development, Inc., a Mississippi corporation, and that he, as such President, signed and delivered the above and foregoing instrument of writing on the day and year therein mentioned, for the purposes therein stated, as the act and deed of said corporation, he having been first duly authorized so to do.

GIVEN under my hand and official seal of office, this the

17 day of April, 1985.

E. L. J. Jr.
NOTARY PUBLIC



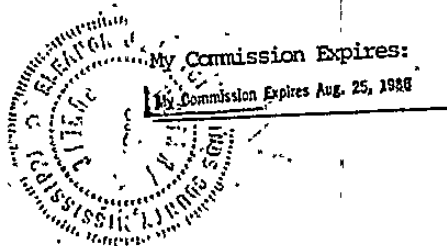
STATE OF MISSISSIPPI

COUNTY OF HINDS

Personally appeared before me, the undersigned authority in and for the aforesaid jurisdiction, the within named Clinnon Alexander who acknowledged to me that she signed and delivered the above and foregoing instrument of writing on the day and year therein mentioned, for the purposes therein stated, as her act and deed.

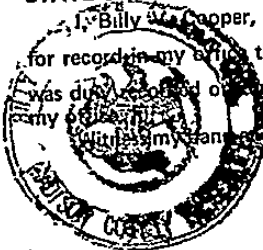
GIVEN under my hand and official seal of office, this the 17 day of April, 1985.

E. L. J. Light
NOTARY PUBLIC



STATE OF MISSISSIPPI, County of Madison:

Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 22 day of April, 1985, at 9:00 o'clock A. M., and was duly recorded on the 22 day of APR 26, 1985, Book No. 204 on Page 627. in my office and seal of office, this the 26 day of APR 26, 1985.



BILLY V. COOPER, Clerk
By E. L. J. Light, D.C.

PARTY WALL AGREEMENT

WHEREAS, the undersigned, JANICE McMURTRAY, is the present owner of the following described real estate upon which there has been erected a townhouse residence more fully described as follows:

Lot Seventeen (17), BOARDWALK SUBDIVISION, a subdivision according to a map or plat thereof on file and of record in the office of the Chancery Clerk of Madison County at Canton, Mississippi in Plat Cabinet B, Slide 71 thereof, reference to which is here made in aid of and as a part of this description.

WHEREAS, the undersigned, GOOD EARTH DEVELOPMENT, INC., a Mississippi corporation, is the present owner of the following described real estate upon which there have been erected a townhouse residence more fully described as follows:

Lots Sixteen (16) and Eighteen (18), BOARDWALK SUBDIVISION, a subdivision according to a map or plat thereof on file and of record in the office of the Chancery Clerk of Madison County at Canton, Mississippi in Plat Cabinet B, Slide 71 thereof, reference to which is here made in aid of and as a part of this description.

WHEREAS, in the construction of said buildings there is a wall dividing Lot 16 and Lot 17, which is located on the North side of Lot 17, and a wall dividing Lot 17 and Lot 18 on the South side of Lot 17, said wall having a common roof; and

WHEREAS, it is the intention of the undersigned that in the event of sale or transfer of either or both of said residences that said dividing walls shall remain in the same condition for the use of any and all subsequent purchasers; and

WHEREAS, said parties desire to protect their rights in the event said wall is damaged;

NOW, THEREFORE, for the purpose of declaring their intentions, the undersigned hereby state.

1. Said dividing wall shall be a party wall for said real estate so long as all of said residences as now constructed shall not be materially altered or changed.

2. No persons shall have the right to add to or detract from the party wall in any manner whatsoever, it being the intention that the party wall shall at all times remain in the same position as when erected.

3. If it shall become necessary to repair the party wall, the expense of rebuilding the same shall be borne by the then owners of the fee, in equal proportions, and whenever the party walls, or any portions thereof shall be rebuilt, it shall be erected on the same place where it stands and be of the same size as when originally erected.

4. In the event it becomes necessary to repair the roof over the party wall, the expense of said repair shall be borne by the then owners in equal proportions. Each owner agrees to keep his 1/2 of the roof in a good state of repair to protect said party walls.

5. This declaration shall at all times be construed as a covenant running with the land.

6. This declaration shall be binding upon the undersigned, their successors, assigns and grantees.

IN WITNESS WHEREOF, the parties have caused this agreement to be signed this 12 day of March, 1985.

GOOD EARTH DEVELOPMENT, INC.

Janice McMurtray
JANICE MCMURTRAY

BY: Mark S. Jordan
Mark S. Jordan, President

STATE OF MISSISSIPPI

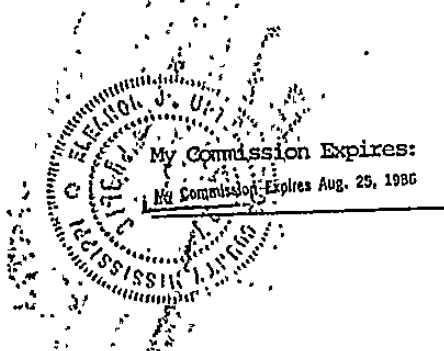
COUNTY OF HINDS

Personally appeared before me, the undersigned authority in and for the aforesaid jurisdiction, the within named Mark S. Jordan, who acknowledged to me that he is the President of Good Earth Development, Inc., a

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Mississippi corporation, and that he, as such President, signed and delivered the above and foregoing instrument of writing on the day and year therein mentioned, for the purposes therein stated, as the act and deed of said corporation, he having been first duly authorized so to do.

GIVEN under my hand and official seal of office, this the 12 day of March, 1985.



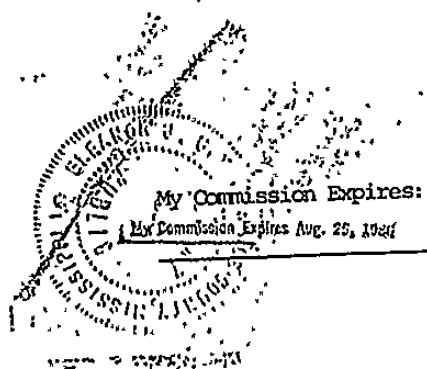
E. E. Epton
NOTARY PUBLIC

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STATE OF MISSISSIPPI
COUNTY OF HINDS

Personally appeared before me, the undersigned authority in and for the aforesaid jurisdiction, the within named Janice McMurtray, who acknowledged to me that she signed and delivered the above and foregoing instrument of writing on the day and year therein mentioned, for the purposes therein stated, as her act and deed.

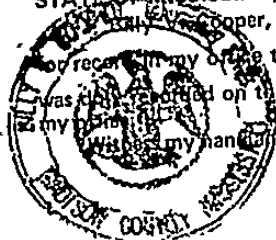
GIVEN under my hand and official seal of office, this the 12 day of March, 1985.



E. E. Epton
NOTARY PUBLIC

STATE OF MISSISSIPPI, County of Madison:

Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 22 day of April, 1985, at 9:00 o'clock A.M., and was duly recorded on the 22 day of APR 26, 1985, Book No. 204, on Page 627. In witness whereof, I have hereunto set my hand and seal of office, this the 26 day of APR 26, 1985.



BILLY V. COOPER, Clerk
By B. V. Cooper, D.C.

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WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of TEN DOLLARS (\$10.00) cash in hand, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, I, SONIA LEE B. FOSTER, do hereby convey and forever warrant, subject to the limitations and exceptions hereinafter set forth, unto RICHARD K. MACNEALY and wife SHIRLEY A. MACNEALY, husband and wife, as tenants by the entirety with full right of survivorship and not as tenants in common, the following described real property lying and being situated in the City of Canton, Madison County, Mississippi, to-wit:

Lots 6 and 7, Block A, of Winter Haven Addition or Subdivision as shown by plat thereof duly recorded in the Chancery Clerk's Office of Madison County, Mississippi, in Plat Book 2, at Page 5 thereof.

This is no part of my homestead.

THE WARRANTY of this conveyance is subject to the following limitations and exceptions:

1. City of Canton, County of Madison and State of Mississippi ad valorem taxes for the year 1985 and subsequent years will be paid by the Grantees.
2. Rights of way and easements for public utilities affecting the property hereby conveyed.
3. The City of Canton, Mississippi, Zoning Ordinance of 1958, and all amendments thereto.

WITNESS MY SIGNATURE on this the 9th day of April, 1985.

Sonia Lee B. Foster
Sonia Lee B. Foster GRANTOR

GRANTEES:

Richard K. MacNealy & Shirley A. MacNealy
480 Cheyenne Lane
Madison, MS 39110

Page 2

Warranty Deed

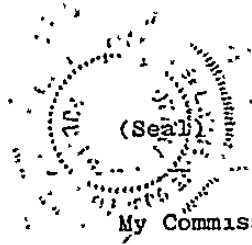
Foster to MacNealy

STATE OF MISSISSIPPI

COUNTY OF MADISON

PERSONALLY appeared before me the undersigned authority in and for the jurisdiction above mentioned, SONIA LEE B. FOSTER, who acknowledged to me that she did sign and deliver the foregoing instrument on the day and for the purposes therein set forth.

GIVEN under my hand and official seal of office on this the 9 day of April, 1985.

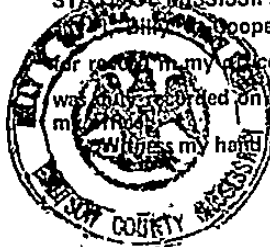


Malcolm Rogers
Notary Public

My Commission Expires:

August 24, 1985

STATE OF MISSISSIPPI, County of Madison:



Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 22 day of April, 1985, at 9:00 o'clock A.M., and was duly recorded on the APR 26 1985 day of APR 26, 1985, Book No. 204 on Page 630. in my office.

APR 26 1985

BILLY V. COOPER, Clerk

By J. W. Wright, D.C.

WARRANTY DEED

INDEXED

FOR AND IN CONSIDERATION of the sum of Ten (\$10.00) Dollars, cash in hand paid, and other good and valuable considerations, the receipt of which is hereby acknowledged, I, GUS A. PRIMOS, Attorney in Fact for Robert C. Travis, Grady L. McCool, Jr. and W. F. Dearman, Jr., by virtue of that certain Power of Attorney on file and of record in the office of the Chancery Clerk of Madison County, Mississippi, in Book 192, at Page 574, and GUS A. PRIMOS, individually, do hereby sell, convey and warrant unto HAL E. HILL, JR. and MICHELLE D. PETRENE/HILL, husband and wife, with full rights of survivorship and not as tenants in common, ----- the following described real property lying and being situated in Madison County, Mississippi, to-wit:

Lot 7, SANDALWOOD SUBDIVISION, Part Five, a subdivision according to a map or plat thereof which is on file and of record in the office of the Chancery Clerk of Madison County, in Cabinet B, Slide 46, reference to which is hereby made in aid of and as a part of this description.

This conveyance is made subject to a prior reservation of all oil, gas and other minerals, and to any easements or rights of way now of record pertaining to the subject lands.

This conveyance is further subject to those certain restrictive covenants recorded in Book 553 at Page 453, of the records of said county.

The subject lands constitute no part of the homestead of any of the grantors herein.

It is understood and agreed that the advalorem taxes for the year 1985 are to be prorated between the parties hereto as of the date hereof.

WITNESS OUR SIGNATURES this the 10 day of April, 1985.

ROBERT C. TRAVIS, GRADY MCCOOL, JR.,
W. F. DEARMAN, JR.

BY: Gus A. Primos

GUS A. PRIMOS, Their
Attorney in Fact

Gus A. Primos
GUS A. PRIMOS

STATE OF MISSISSIPPI
COUNTY OF HINDS

Personally came and appeared before me, the undersigned authority in and for the jurisdiction aforesaid, Gus A. Primos, who acknowledged to me that he is the Attorney in Fact for Robert C. Travis, Grady McCool, Jr. and W. F. Dearman, Jr. by virtue of that certain Power of Attorney dated on October 4, 1984, and of record in the office of the Chancery Clerk of Madison County, Mississippi, in Book 201, at Page 261 thereof, and that he signed and delivered the above and foregoing warranty deed in such capacity, and individually, on the day and year therein mentioned.

GIVEN UNDER MY HAND AND OFFICIAL SEAL this the 10th day of April, 1985.

Mark Cooper
NOTARY PUBLIC

My Commission Expires:

My Commission Expires Nov. 25, 1988

GRANTORS:

ROBERT C. TRAVIS, GRADY MCCOOL, JR.,
W. F. DEARMAN, JR., and GUS A. PRIMOS
Post Office Box 651
Jackson, Mississippi 39205

GRANTEE(S):

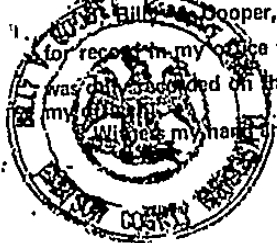
Dr. Hal E. Hill, Jr. and
Dr. Michelle D. Petren /Hill
800 B. Sussex
Jackson, Mississippi 39211

STATE OF MISSISSIPPI, County of Madison:

Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 22 day of April, 1985 at 9:00 o'clock a. M., and was duly recorded on the 22 day of April, 1985, Book No. 204 on Page 633. in my office. Witness my hand and seal of office, this the 26 day of April, 1985.

BILLY V. COOPER, Clerk

By M. Wright, D.C.



MORTGAGOR Martin Thompson
PHA CASE # 281-136799-566
A # 150757

BOOK 204 PAGE 634

SPECIAL WARRANTY DEED

INDEXED

3083

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

AmSouth Mortgage Company, Inc., f/k/a/ Engel Mortgage Company, Inc., a corporation organized and existing under the laws of the United States, does hereby grant, bargain, sell, convey and specially warrant unto the SECRETARY OF HOUSING & URBAN DEVELOPMENT, of Washington, DC, his successors and assigns, the following described land lying, being and situated in Madison County, Mississippi, to wit:

See Attached Description

AND FOR THE SAME CONSIDERATION as hereinabove recited the Grantor herein does hereby transfer, assign and set over unto the Grantee herein all of said Grantor's claims and notes representing the indebtedness heretofore secured by liens on the property hereinabove described, which said liens have been heretofore foreclosed.

This conveyance is made subject to unpaid taxes and assessments, if any.

IN WITNESS WHEREOF, AmSouth Mortgage Company, Inc., f/k/a Engel Mortgage Company, Inc. has caused this instrument to be signed in its name by its undersigned officer, this 16th day of April, 1985.

Grantor M/A: POB 847, Birmingham, AL 35201. Grantee M/A: POB 23998, Washington, DC. 20036

AmSouth Mortgage Company, Inc.,
f/k/a/ Engel Mortgage Company, Inc.,
(SEAL)

ATTEST

Rosemary Giardina BY Leonora Robinson
Rosemary Giardina Assistant Secretary

Leonora Robinson Assistant Vice-President

STATE OF ALABAMA
COUNTY OF JEFFERSON

Personally appeared before me, the undersigned Notary Public in and for aforesaid County and State, Leonora Robinson, who acknowledged that he is the Assistant Vice-President of AmSouth Mortgage Company, Inc. and that, for and on behalf of said corporation and as its act and deed, he signed and delivered the foregoing instrument on the day and year therein mentioned, being first duly authorized to do so by said corporation.

Witness my signature and official seal this 16th day of April, 1985



Wena Carrington
NOTARY PUBLIC Wena Carrington

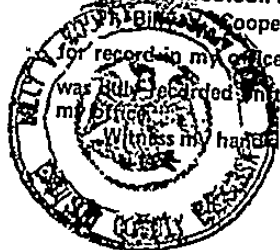
MY COMMISSION EXPIRES: 4/9/86

Prepared by Mary Whatley AmSouth Mortgage Company, Inc., P. O. Box 847
Birmingham, AL 35201

BOOK 204 PAGE 635

The following described parcel of land lying and being situated in the City of Canton, Madison County, Mississippi, being a part of Lot 8 on the west side of South Union St. as shown by the maps of the City of Canton, Miss. prepared by George & Dunlap in 1898 & by J. H. Stoner in 1961, both of which are on file and of record in the office of the Chancery Clerk of Madison County, Miss., & being more particularly described as follows: Beginning at a point on the south line of West Fulton Street which is one hundred forty feet (140') west of the intersection of said south line with the west line of South Union St. & from said POINT OF BEGINNING run east on the south line of W. Fulton St. for a distance of sixty feet (60') to a point; thence run south parallel to the west line of S. Union St. for a distance of one hundred feet (100'), more or less, to a point on the south line of the aforesaid Lot 8; thence run west on the south line of Lot 8 for a distance of sixty feet (60') to a point; thence run north and parallel to the west line of S. Union St. for a distance of one hundred feet (100'), more or less, to the POINT OF BEGINNING.

STATE OF MISSISSIPPI, County of Madison:



Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this . 22 day of . April . 19. 85, at . 9:00 clock . M., and was duly recorded in the day of APR 26 1985, 19, Book No. 204 on Page 635 in my office.

Witness my hand and seal of office, this the of APR 26 1985, 19

BILLY V. COOPER, Clerk

By Wright, D.C.

C
WARRANTY DEED

BOOK 204 PAGE 635

31-00
INDEXED

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 which is hereby acknowledged, the undersigned Vanessa P. Stroud, whose mailing address is P. O. Box 234, Madison, MS 39110,

does hereby sell, convey and warrant unto Otto Cooper Pace, Sr., a single person whose mailing address is P. O. Box 821,

Ridgeland, MS 39157, the following land and property located and situated in the County of Madison, State of Mississippi, and being more particularly described as follows, to-wit:

Being situated in the NE 1/4 of Section 34, T8N, R2E, Madison County, Mississippi and being more particularly described as follows:

Beginning at a nail marking the intersection of the South line of the N 1/2 of the SE 1/4 of the NE 1/4 of said Section 34 with the centerline of Clarkdale Road as it is now (April, 1980) in use and run N 89 degrees 43 minutes 30 seconds West, along said South line of the N 1/2 of the SE 1/4 of the NE 1/4 of Section 34, 1319.67 feet to an iron pin; run thence N 00 degrees 15 minutes 00 seconds East, along a fence line 132.0 feet to an iron bar; run thence S 89 degrees 43 minutes 30 seconds East, 1319.52 feet to a nail in the aforesaid centerline of Clarkdale Road; run thence S 00 degrees 11 minutes 00 seconds West, along said centerline 132.0 feet to the point of Beginning. Containing 4.00 acres, more or less.

AS A PART OF THE CONSIDERATION above mentioned, the Grantee herein agrees to assume that certain indebtedness in favor of DEPOSIT GUARANTY MORTGAGE COMPANY and secured by a Deed of Trust on file and of record in the office of the Chancery Clerk of Madison County, Mississippi in Deed of Trust Book 512 at Page 299, beginning with the May 1, 1985 payment.

AS A PART OF THE CONSIDERATION above mentioned, the undersigned hereby transfers unto said Grantee or his assigns, any and all escrow accounts now being held by the mortgagee or its agents for the benefit of the undersigned, if any.

IT IS AGREED AND UNDERSTOOD that the taxes for the current year have been prorated as of this date on an estimated basis, and when said taxes are actually determined, if the proration as of this date is incorrect, then the Grantor agrees to pay to said Grantee or his assigns any deficit on an actual proration.

THIS CONVEYANCE is subject to any and all recorded building restrictions, rights of way, easements or mineral reservations applicable to the above described property.

WITNESS the respective hand and signature of the undersigned Grantor hereto
affixed on this the 18th day of April, 1985.

Vanessa P. Stroud
Vanessa P. Stroud

BOOK 204 PAGE 637

STATE OF MISSISSIPPI
COUNTY OF HINDS


PERSONALLY came and appeared before me, the undersigned authority in and
for the jurisdiction aforesaid, Vanessa P. Stroud, who acknowledged that she
signed and delivered the above and foregoing instrument of writing on the day
and for the purposes therein mentioned.

WITNESS MY SIGNATURE AND OFFICIAL SEAL OF OFFICE this 18th day of April,
1985.

Martin Allen
NOTARY PUBLIC

My Commission Expires: My Commission Expires March 12, 1988

STATE OF MISSISSIPPI, County of Madison:

 Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed
for record in my office this 22 day of April, 1985, at 2:15 o'clock P. M., and
was recorded on the APR 26 1985 day of APR 26 1985, 1985, Book No. 204 on Page 636 in
my office. Witness my hand and seal of office, this the APR 26 1985 day of APR 26 1985, 1985.
BILLY V. COOPER, Clerk
By [Signature], D.C.

INDEXED 31-59

WARRANTY DEED

For a valuable consideration not necessary here to mention cash in hand paid to the grantor by the grantees herein, the receipt and sufficiency of which are hereby acknowledged, I, JAMES H. SUTHERLAND, do hereby convey and warrant unto WILLIAM W. DINKINS and NINA S. DINKINS, husband and wife, as joint tenants with rights of survivorship and not as tenants in common, subject to the terms and provisions hereof, that real estate situated in the City of Canton, Madison County, Mississippi, described as:

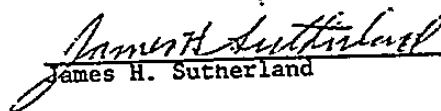
Lots Ten (10) and Eleven (11) and ten (10) feet evenly off the east side of Lot Nine (9), all in Block One (1) of CENTER TERRACE ADDITION to the City of Canton, Madison County, Mississippi, when described with reference to map or plat of said Addition now on file in the Chancery Clerk's Office for Madison County, Mississippi, reference to said map or plat being here made in aid of and as a part of this description; LESS AND EXCEPT THEREFROM a strip of land seventy (70) feet in width evenly off the north end thereof.

This conveyance is executed subject to:

- (1) Zoning Ordinances and/or Governmental Regulations which may pertain to the above described property.
- (2) Ad valorem taxes for the year 1985, the payment of which shall be pro-rated.
- (3) Such easements, building restrictions, protective covenants, and oil, gas, and mineral rights as may now be outstanding of record, if any.

The property described herein above is no part of grantor's homestead property.

WITNESS my signature this 16th day of April, 1985.

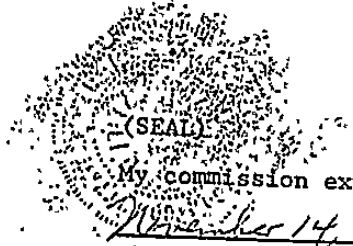

James H. Sutherland

STATE OF MISSISSIPPI
COUNTY OF MADISON

Personally appeared before me, the undersigned authority in and for the aforementioned jurisdiction, the within named

JAMES H. SUTHERLAND who acknowledged that he signed and delivered the above and foregoing instrument on the day and year therein mentioned.

Given under my hand and official seal this the 16th day of April, 1985.

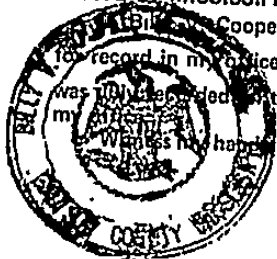


P. R. Fancher
Notary Public

Address of Grantor: 449 North Liberty Street, Canton, Mississippi 39046

Address of Grantees: 379 East Peace Street, Canton, Mississippi 39046

STATE OF MISSISSIPPI, County of Madison:



Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 22nd day of April, 1985, at 4:00 o'clock P. M., and was not recorded in the APR 26 1985 day of APR 26 1985, 1985, Book No. 204 on Page 638. in witness my hand and seal of office, this the APR 26 1985 day of APR 26 1985, 1985.

BILLY V. COOPER, Clerk

By J. Wright, D.C.

C

BOOK 204 PAGE 640
RELEASE FROM DELINQUENT TAX SALE
(INDIVIDUAL)
DELINQUENT TAX SALE
STATE OF MISSISSIPPI, COUNTY OF MADISON

3110 INDEXED
No 7307

Redeemed Under X.B. 647
Approved April 2, 1932

I, Billy V. Cooper, the undersigned Chancery Clerk in and for the County and State aforesaid, having this day received from

Holly Hines, Duke
the sum of Nineteen & 64/100 DOLLARS (\$ 19.64)
being the amount necessary to redeem the following described land in said County and State, to-wit:

DESCRIPTION OF LAND	SEC	TWP	RANGE	ACRES
3A in NW 1/4 SW 1/4 Vac				
Book 1166-61	26	7N	1E	

Which said land assessed to Holly Hines, Duke and sold on the
19 day of Sept. 1983 to Bradley Williamson for
taxes thereon for the year 1982, do hereby release said land from all claim or title of said purchaser on account of said sale.

IN WITNESS WHEREOF, I have hereunto set my signature and the seal of said office on this the 22 day of
April 1985 Billy V. Cooper, Chancery Clerk.
(SEAL) By K. Gray D.C.

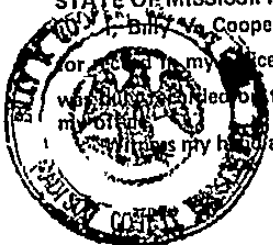
STATEMENT OF TAXES AND CHARGES

- | | | |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----|---------------|
| (1) State and County Tax Sold for (Exclusive of damages, penalties, fees) | \$ | 5.60 |
| (2) Interest | \$ | .45 |
| (3) Tax Collector's 2% Damages (House Bill No. 14, Session 1932) | \$ | .11 |
| (4) Tax Collector Advertising -- Selling each separate described subdivision as set out on assessment roll.
\$1.00 plus 25cents for each separate described subdivision | \$ | 1.25 |
| (5) Printer's Fee for Advertising each separate subdivision \$1.00 each | \$ | 4.50 |
| (6) Clerk's Fee for recording 10cents and indexing 15cents each subdivision. Total 25cents each subdivision | \$ | .25 |
| (7) Tax Collector--For each conveyance of lands sold to individuals \$1.00 | \$ | 1.00 |
| (8) TOTAL TAXES AND COSTS AFTER SALE BY TAX COLLECTOR | \$ | 13.16 |
| (9) 5% Damages on TAXES ONLY. (See Item 1) | \$ | .28 |
| (10) 1% Damages per month or fraction on 19 <u>82</u> taxes and costs (Item 8 -- Taxes and costs only) Months | \$ | 2.63 |
| (11) Fee for recording redemption 25cents each subdivision | \$ | .25 |
| (12) Fee for indexing redemption 15cents for each separate subdivision | \$ | .15 |
| (13) Fee for executing release on redemption | \$ | 1.00 |
| (14) Fee for Publication (Sec. 27-43-3 as amended by Chapter 375, House Bill No. 457.) | \$ | |
| (15) Fee for issuing Notice to Owner, each \$2.00 | \$ | |
| (16) Fee Notice to Lienors @ \$2.50 each | \$ | |
| (17) Fee for mailing Notice to Owner \$1.00 | \$ | |
| (18) Sheriff's fee for executing Notice on Owner if Resident \$4.00 | \$ | |
| TOTAL | \$ | 17.47 |
| (19) 1% on Total for Clerk to Redeem | \$ | .17 |
| (20) GRAND TOTAL TO REDEEM from sale covering 19 <u>82</u> taxes and to pay accrued taxes as shown above | \$ | 17.64 |
| | | Rec. Rel 2.00 |
| | | 19.64 |

Excess bid at tax sale \$ Bradley Williamson 16.07
Clark Fee 1.57
Rec. Rel 2.00
19.64

Write Your Invoice

STATE OF MISSISSIPPI, County of Madison:



Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed
for record in my office this 22 day of April, 1985, at 4:00 o'clock P. M., and
was duly recorded on the 22 day of April, 1985, Book No. 204 on Page 640. in
witness my hand and seal of office, this the 22 day of April, 1985.

BILLY V. COOPER, Clerk

By D. W. Wright D.C.

BOOK 204 PAGE 641
RELEASE FROM DELINQUENT TAX SALE
(INDIVIDUAL)
DELINQUENT TAX SALE
STATE OF MISSISSIPPI, COUNTY OF MADISON

31-2 INDEXED
No 7308
Redeemed Under H.B. 587
Approved April 2, 1932

I, Billy V. Cooper, the undersigned Chancery Clerk in and for the County and State aforesaid, having this day received from

Holly Himes Dukes
the sum of Twenty-three & 8/100 DOLLARS (\$ 23.81)
being the amount necessary to redeem the following described land in said County and State, to-wit:

DESCRIPTION OF LAND	SEC	TWP	RANGE	ACRES
<u>3A in NW 1/4 SW 1/4 Sec. 16</u>				
<u>Bk 166-61</u>	<u>26</u>	<u>7</u>	<u>1E</u>	

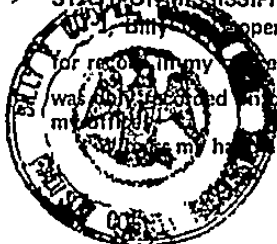
Which said land assessed to Holly Himes Dukes and sold on the
17 day of Sept. 1984 to Greg Merritt for
taxes thereon for the year 1983, do hereby release said land from all claim or title of said purchaser on account of said sale.
IN WITNESS WHEREOF, I have hereunto set my signature and the seal of said office on this the 22 day of
April 1985 Billy V. Cooper, Chancery Clerk.

(SEAL) By K. Gregory D.C.

STATEMENT OF TAXES AND CHARGES

(1) State and County Tax Sold for (Exclusive of damages, penalties, fees)	\$	10.20
(2) Interest	\$.82
(3) Tax Collector's 2% Damages (House Bill No. 14, Session 1932)	\$.20
(4) Tax Collector Advertising --Selling each separate described subdivision as set out on assessment roll. \$1.00 plus 25cents for each separate described subdivision	\$	1.25
(5) Printer's Fee for Advertising each separate subdivision \$1.00 each	\$	4.50
(6) Clerk's Fee for recording 10cents and indexing 15cents each subdivision. Total 25cents each subdivision	\$.25
(7) Tax Collector--For each conveyance of lands sold to individuals \$1.00	\$	1.00
(8) TOTAL TAXES AND COSTS AFTER SALE BY TAX COLLECTOR	\$	18.22
(9) 5% Damages on TAXES ONLY. (See Item 1)	\$.51
(10) 1% Damages per month or fraction on 19 <u>83</u> taxes and costs (Item 8 --Taxes and costs only) <u>8</u> Months	\$	1.46
(11) Fee for recording redemption 25cents each subdivision	\$.25
(12) Fee for indexing redemption 15cents for each separate subdivision	\$.15
(13) Fee for executing release on redemption	\$	1.00
(14) Fee for Publication (Sec. 27-43-3 as amended by Chapter 375, House Bill No. 457.)	\$	
(15) Fee for Issuing Notice to Owner, each \$2.00	\$	
(16) Fee Notice to Lienors @ \$2.50 each	\$	
(17) Fee for mailing Notice to Owner \$1.00	\$	
(18) Sheriff's fee for executing Notice on Owner if Resident \$4.00	\$	
TOTAL	\$	21.59
(19) 1% on Total for Clerk to Redeem	\$.22
(20) GRAND TOTAL TO REDEEM from sale covering 19 <u>83</u> taxes and to pay accrued taxes as shown above	\$	21.81
Excess bid at tax sale \$		2.00
		23.81
<u>Greg Merritt</u>	<u>20.19</u>	
<u>Clerk Fee</u>	<u>1.62</u>	
<u>Rec Rel</u>	<u>2.00</u>	
	<u>23.81</u>	

STATE OF MISSISSIPPI, County of Madison:



Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed
for record in my office on this 22 day of April, 1985, at 4:00 o'clock P. M., and
was duly recorded in the APR 26 day of 1985, Book No. 204 on Page 641 in
my office and seal of office, this the 22 day of APR, 1985.

BILLY V. COOPER, Clerk

By D. W. Wright D.C.

Book 204 Page 642

WARRANTY DEED

INDEXED
3430

FOR AND IN CONSIDERATION of Ten Dollars, (\$10.00), cash in hand paid and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, the undersigned PRINCE HOMES, INCORPORATED, a Ms. Corporation, does hereby sell, convey and warrant unto FRANK G. WYATT and wife, GWIN D. WYATT, as joint tenants with full rights of survivorship and not as tenants in common, the following described property situated in Madison County, Mississippi, to wit:

LOT 20, POST OAK PLACE, a subdivision according to a map or plat thereof on file and of record in the Office of the Chancery Clerk of Madison County, at Canton, Mississippi, in Plat Cabinet B at Slide 63, reference to which map or plat is hereby made in aid of and as a part of this description.

ADVALOREM taxes for the current year have been prorated between the parties hereto, and Grantees assume payment thereof.

THIS CONVEYANCE and the warranty hereof is subject to covenants, building restrictions, rights of way, easements, mineral reservations, and mineral conveyances of record.

WITNESS the signature of the Grantor, this the 19TH day of April, 1985.

PRINCE HOMES, INC.

BY:

TITLE:

STATE OF MISSISSIPPI
COUNTY OF HINDS

THIS DAY PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the state and county aforesaid, Lee R. Prince, who acknowledged that he/she is the President of the aforesaid Prince Homes, Incorporated Mississippi Corporation, and that he/she signed and delivered the foregoing deed on the day and year therein mentioned for and on behalf of said corporation, after being first so authorized to do.

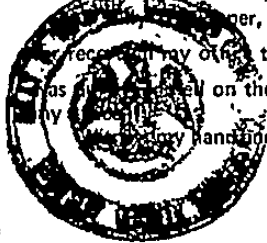
GIVEN UNDER MY HAND AND OFFICIAL SEAL, this the 19TH day of April, 1985.

NOTARY PUBLIC

My Commission Expires:

GRANTOR'S ADDRESS: 121 Crestview Circle, Brandon, MS 39042
GRANTEE'S ADDRESS: 541 Post Oak Place, Madison, MS 39110

STATE OF MISSISSIPPI, County of Madison:



I, Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 23 day of April, 1985 at 9:00 o'clock AM, and as of said date on the 23 day of April, 1985, Book No. 204 on Page 642 in APR 26 1985

BILLY V. COOPER, Clerk

By Frank G. Wyatt, D.C.

TRUSTEE'S DEED

3205

INDEXED!

WHEREAS, Sidney L. Watkins and his wife Linda G. Watkins executed a deed of trust dated the 2nd day of March, 1984, recorded in Book 529 at Page 234 of the records in the office of the Chancery Clerk of Madison County, Mississippi, in which the property therein described was conveyed to Tom F. Kirkpatrick, as Trustee, to secure payment to the Administrator of Veterans Affairs, an Officer of the United States of America, his successors and assigns, of a certain indebtedness therein mentioned and described;

WHEREAS, the present Administrator of Veterans Affairs is the legal holder of said deed of trust and indebtedness secured thereby;

WHEREAS, default was made and continued in performance of the agreements contained in the deed of trust, and the holder declared the entire indebtedness to be due and payable and instructed the undersigned to execute the trust; and

WHEREAS, after having advertised the sale by posting of notice at the Madison County Courthouse for three consecutive weeks or more preceding the sale and by publication of such notice in the Madison County Herald, a qualified newspaper having general circulation in the county, in its issues dated March 7, 14, 21, 28, 1985, fixing the 29 day of March, 1985, within legal hours, as the date and time of sale, the south door of the Madison County Courthouse at Canton, Mississippi, as the place of sale, and the highest bid for cash as the terms of sale, the undersigned did, between 11:00 a.m. and 4:00 p.m., on said date, at said place, and in the manner required by law and the terms of the deed of trust, offer the hereinafter described land for sale, at public auction, to the highest bidder for cash, when and where he received from the grantee herein the highest bid for cash and the said bidder was declared to be the purchaser;

NOW, THEREFORE, in consideration of the amount of said bid, being Thirty Six Thousand Dollars (\$36,000.00), cash in hand paid the receipt of which is hereby acknowledged, the undersigned as Trustee does hereby sell and convey unto The Administrator of Veterans Affairs, an Officer of the United States of America, the land and property situated in Madison County, Mississippi, described as follows:

Lot Twenty (20) of Northwood Subdivision, Part One (1), according to the map thereof which is of record in the office of the Chancery Clerk of Madison County at Canton, Ms., in Plat Book 5 at Page 32, reference to which is hereby made.

Proof of Publication of the Notice of Sale is attached as an exhibit hereto.

Title to said property is believed to be good, but I sell and convey only such title as is vested in me as such Trustee.

WITNESS MY SIGNATURE, this the 19th day of April, 1985.

Tom F. Kirkpatrick
TOM F. KIRKPATRICK, TRUSTEE

STATE OF MISSISSIPPI
COUNTY OF HINDS

PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the jurisdiction aforesaid, the within named Tom F. Kirkpatrick, who acknowledged that he signed and delivered the above and foregoing Trustee's Deed in the capacity on the date, and for the purposes therein stated.

GIVEN UNDER MY HAND AND OFFICIAL SEAL, this the 19th day of April, 1985.

Donnie R. Jurney
NOTARY PUBLIC

My Commission Expires:
My Commission Expires March 4, 1988

GRANTOR'S ADDRESS:
C/O DIRECTOR, VAO
Suite 214, Federal Building
Jackson, Mississippi 39269

GRANTEE'S ADDRESS:
C/O DIRECTOR, VAO
Suite 214, Federal Building
Jackson, Mississippi 39269

MADISON COUNTY HERALD

PROOF OF PUBLICATION BOOK 204 PAGE 645

PASTE PROOF HERE

NOTICE OF TRUSTEE'S SALE OF LAND
 WHEREAS, Sidney L. Watkins and his wife Linda G. Watkins executed a deed of trust dated the 2nd day of March 1984, recorded in Book 529 Page 234 of the records in the Office of the Chancery Clerk of Madison County, Mississippi, to Tom F. Kirkpatrick, Trustee, to secure the indebtedness therein described in favor of the Administrator of Veterans Affairs, an Officer of the United States; WHEREAS, said deed of trust made and now exists in full performance of agreement, and the holder has declared the entire indebtedness to be due and payable and has requested the undersigned to execute the trust; THEREFORE, pursuant to the provisions and authority of said deed of trust and for the purpose of paying said indebtedness, the undersigned will, on March 29, 1985, within legal hours, at the south door of the County Courthouse of Madison County, at Canton, Mississippi, offer for sale and sell at public outcry to the highest bidder for cash the land and property described in said deed of trust, situated in said County, as follows:
 Lot Twenty (20) of Northwood Subdivision, Part One (1), according to the map thereof which is of record in the office of the Chancery Clerk of Madison County at Canton, Ms., in Plat Book 5 at Page 22, reference to which is hereby made.
 Title to said property is believed to be good but I will sell and convey only such title as is vested in me as Trustee.
 WITNESS MY SIGNATURE this the 26th day of February, 1985.
 TOM F. KIRKPATRICK,
 TRUSTEE
 John M. Stevens
 Attorney at Law
 Suite 318, Heritage Building
 401 East Capitol Street
 Jackson, Mississippi 39201
 (601) 442-4435
 March 7, 14, 21, 28, 1985

THE STATE OF MISSISSIPPI,
 MADISON COUNTY.

Personally appeared before me, Ernest M. Wumlinger
 a Notary Public in and for Madison County, Mississippi, BRUCE HILL, who being duly sworn says that he is the Publisher of the MADISON COUNTY HERALD, and that such is a newspaper within the meaning of the statute, published weekly in Canton, Madison County, Mississippi, and having a general circulation in the City of Canton and Madison County, Mississippi, and that the notice, a true copy of which is hereto attached, appeared in the issues of said

newspaper, 4 times as follows
 VOL. 93 NO. 10 DATE March 7, 1985
 VOL. 93 NO. 11 DATE March 14, 1985
 VOL. 93 NO. 12 DATE March 21, 1985
 VOL. 93 NO. 13 DATE March 28, 1985
 VOL. _____ NO. _____ DATE _____, 19 ____
 Number Words 300
 Published 4 Times
 Printer's Fee \$ 45.00
 Making Proof \$ 1.00
 Total \$ 46.00

Affiant further states that said newspaper has been established for at least twelve months next prior to the first publication of said notice

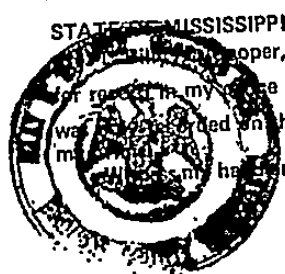
(Signed) Bruce Hill Publisher

Sworn to and subscribed before me this 28

day of March, 1985

Ernest M. Wumlinger
 Notary Public

My Commission Expires May 27, 1987



STATE OF MISSISSIPPI; County of Madison:
 I, Billy V. Coper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed
 for record in my office this 23 day of April, 1985, at 5:00 o'clock A.M. and
 was recorded on the 23 day of APR, 1985, 19____, Book No. 204, on Page 643 in
 the land seal of office, this the 26 day of APR, 1985, 19____.

BILLY V. COPER, Clerk
 By B. V. Coper, D.C.

8226

INDEXED

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 which is hereby acknowledged, we, ALTON V. MEGGS and wife, JANIE ANN MEGGS, do hereby sell, convey and warrant unto WILLIAM C. WOODS, JR. and wife, DONNA M. WOODS, as joint tenants with the right of survivorship and not as tenants in common, the following described real property lying and being situated in the City of Canton, Madison County, Mississippi, to-wit:

A lot or parcel of land fronting 65.0 feet on the South side of Richard Circle (South) in the City of Canton, Madison County, Mississippi, and being more particularly described as being all of Lot No. 30 of the North Wood Heights revised, a subdivision as per plat of record in the office of the Chancery Clerk of Madison County, Mississippi, and all being situated in the City of Canton, Madison County, Mississippi.

The warranty contained herein is made subject to the following exceptions, to-wit:

1. Ad valorem taxes for the year 1985 which are to be paid by the Grantees herein.
2. Zoning and subdivision regulation ordinance of the City of Canton, Mississippi.
- 3.. Those certain Restrictive Covenants excepted by Mrs. Pauline Doherty, et al in instrument dated December 3, 1953 and recorded in Book 226 at Page 339.

WITNESS our signatures on this 12th day of ~~March~~
APRIL, 1985.

Alton V. Meggs
Alton V. Meggs

Janie Ann Meggs
Janie Ann Meggs

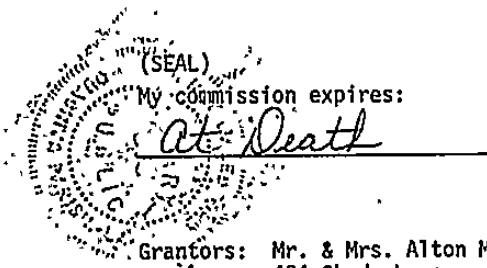
STATE OF LOUISIANA
PARISH OF OUACHITA

This day personally appeared before me, the undersigned authority
in and for the aforesaid Parish and State, the within named ALTON V. MEGGS
and JANIE ANN MEGGS who each acknowledged that they signed and delivered
the above and foregoing Warranty Deed on the day and year therein written.

GIVEN UNDER MY HAND AND OFFICIAL SEAL on this 12th day of
April, 1985.

Jerry W. Seal
NOTARY PUBLIC

BOOK 204 PAGE 647

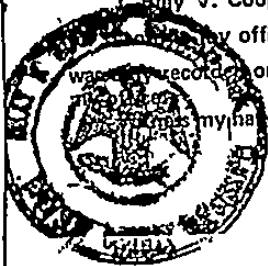


Grantors: Mr. & Mrs. Alton Meggs
404 Shady Lane
Monroe, LA. 71203

Grantees: Mr. & Mrs. William C. Woods, Jr.
Rt. 3, Box 140-D
Canton, MS 39046

STATE OF MISSISSIPPI, County of Madison:

I, Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed
in my office this 23 day of April, 1985, at 9:00 o'clock A.M., and
was recorded on the 23 day of APR, 1985, Book No. 204 on Page 646. in
APR 26 1985



BILLY V. COOPER, Clerk

By B. V. Cooper, D.C.

RELEASE FROM DELINQUENT TAX SALE
(INDIVIDUAL)
DELINQUENT TAX SALE
STATE OF MISSISSIPPI, COUNTY OF MADISON

No 7309

Redeemed Under H.B. 567
Approved April 2, 1932

I, Billy V. Cooper, the undersigned Chancery Clerk in and for the County and State aforesaid, having this day received from

Pansy Dean
the sum of Sixteen & 99/100 DOLLARS (\$ 17.99)
being the amount necessary to redeem the following described land in said County and State, to-wit:

DESCRIPTION OF LAND	SEC.	TWP	RANGE	ACRES
Lot front 243 ft on N/S				
M ^c Kimley St. Ext. 116 ft deep				
& lot front 211 ft on S/S M ^c Kimley				
St. Ext 88 ft deep out of lot 7 Blk C			City	
Opk Hill Sub. Plat. 1209, Lot 87x116.27 ft				
less lot E/S Ditch vac. Bk 175-212				

Which said land assessed to B. M. Coor and sold on the
17 day of Sept 1984 to Bradley Williamson for
taxes thereon for the year 1983, do hereby release said land from all claim or title of said purchaser on account of said sale.

IN WITNESS WHEREOF, I have hereunto set my signature and the seal of said office on this the 23 day of
April 1985 Billy V. Cooper, Chancery Clerk.

(SEAL)

By K. Grogan D.C.

STATEMENT OF TAXES AND CHARGES

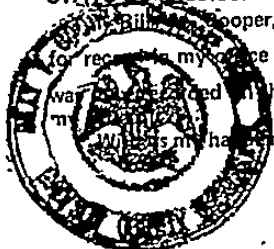
(1) State and County Tax Sold for (Exclusive of damages, penalties, fees)	\$ <u>4.79</u>
(2) Interest	\$ <u>.38</u>
(3) Tax Collector's 2% Damages (House Bill No. 14, Session 1932)	\$ <u>.10</u>
(4) Tax Collector Advertising--Selling each separate described subdivision as set out on assessment roll. \$1.00 plus 25cents for each separate described subdivision	\$ <u>1.50</u>
(5) Printer's Fee for Advertising each separate subdivision \$1.00 each	\$ <u>4.50</u>
(6) Clerk's Fee for recording 10cents and Indexing 15cents each subdivision. Total 25cents each subdivision	\$ <u>.50</u>
(7) Tax Collector--For each conveyance of lands sold to individuals \$1.00	\$ <u>1.00</u>
(8) TOTAL TAXES AND COSTS AFTER SALE BY TAX COLLECTOR	\$ <u>12.77</u>
(9) 5% Damages on TAXES ONLY. (See Item 1)	\$ <u>.24</u>
(10) 1% Damages per month or fraction on 19 <u>83</u> taxes and costs (Item 8--Taxes and costs only) <u>8</u> Months	\$ <u>1.02</u>
(11) Fee for recording redemption 25cents each subdivision	\$ <u>.25</u>
(12) Fee for indexing redemption 15cents for each separate subdivision	\$ <u>.15</u>
(13) Fee for executing release on redemption	\$ <u>1.00</u>
(14) Fee for Publication (Sec. 27-43-3 as amended by Chapter 375, House Bill No. 457.)	\$
(15) Fee for issuing Notice to Owner, each \$2.00	\$
(16) Fee Notice to Lienors @ \$2.50 each	\$
(17) Fee for mailing Notice to Owner \$1.00	\$
(18) Sheriff's fee for executing Notice on Owner if Resident \$4.00	\$
TOTAL	\$ <u>15.83</u>
(19) 1% on Total for Clerk to Redeem	\$ <u>.16</u>
(20) GRAND TOTAL TO REDEEM from sale covering 19 <u>83</u> taxes and to pay accrued taxes as shown above	\$ <u>15.99</u>
Excess bid at tax sale	<u>Rec Rel</u> <u>2.00</u>
	<u>17.99</u>

Bradley Williamson 14.03
Clark Fee 1.96
Rec Rel 2.00
17.99

STATE OF MISSISSIPPI, County of Madison:

Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed
for record in my office this 23 day of April, 1985, at 1:30 o'clock P. M., and
was recorded in the APR 26 1985, 1985, Book No. 204, on Page 648 in
my office, and seal of office, this the 26 day of APR, 1985.

BILLY V. COOPER, Clerk

By M. Wright D.C.

CORRECTED QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, I, JUDY W. CARBALLO, do hereby sell, convey, quitclaim and release unto JOE FRANK CARBALLO, JR., all of my rights, title and interest in the following described land and property lying and being situated in Madison County, Mississippi, to-wit:

LOT FOURTEEN (14), BLOCK "H", Traceland North, Part III, a subdivision in and to the County of Madison, State of Mississippi, according to a map or plat thereof which is on file and of record in the office of the Chancery Clerk of Madison County at Canton, Mississippi, in Plat Book 5, at Page 48 thereof, reference to which is hereby made in aid of and as a part of this description.

WITNESS MY SIGNATURE, this, the 19th day of April, 1985.

Judy W. Carballo
JUDY W. CARBALLO

STATE OF MISSISSIPPI

COUNTY OF Linds

PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the County and State aforesaid, the within named JUDY W. CARBALLO, who, on oath, first being duly sworn by me states that she signed, executed and delivered the above and foregoing instrument on the day and year therein given as her own free act and deed.

GIVEN UNDER MY HAND AND OFFICIAL SEAL, this, the 19th day of April, 1985.

Betty J. Weisinger
NOTARY PUBLIC

My Commission Expires:

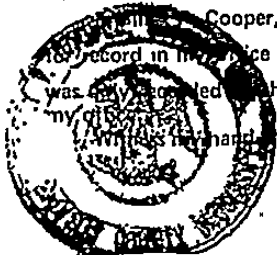
My Commission Expires Nov. 13, 1987

STATE OF MISSISSIPPI, County of Madison:

Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 23 day of April, 1985, at 1:45 o'clock P. M., and was duly recorded on the 26 day of APR, 1985, Book No. 204, on Page 649. in my office at the hand and seal of office, this the 26 day of APR, 1985.

BILLY V. COOPER, Clerk

By J. Wright, D.C.



TRUSTEE'S DEED

INDEXED

WHEREAS, Arthur W. Ivas, Jr., and Betty Ann Ivas, executed a Deed of Trust to Douglas Rasberry, Trustee, for Canton Exchange Bank, Canton, Mississippi, on April 19, 1981, to secure the payment of the indebtedness therein described which deed of trust was recorded in Book 485 at page 221 in the records in the office of the Chancery Clerk of Madison County, Mississippi; and,

WHEREAS, said Deed of Trust was assigned to First National Bank of Jackson, Mississippi, by instrument dated December 14, 1983, and recorded in Book 524 at page 745 in the records in the office of the Chancery Clerk of Madison County, Mississippi; and,

WHEREAS, default was made in the payments and covenants contained in the said deed of trust and the entire debt secured thereby having been declared to be due and payable and the holder of the indebtedness and deed of trust did require the undersigned Trustee to execute the trust; and,

WHEREAS, I, Douglas Rasberry, the undersigned, as Trustee, did execute the trust therein contained by posting a notice of the Trustee's Sale at the Bulletin Board at the South Entrance to the Madison County Courthouse in Canton, Mississippi, and caused publication of said notice to be made in the Madison County Herald, a newspaper within the meaning of the statute, published in the City of Canton, Mississippi, and having a general circulation in Madison County, Mississippi, in the issues of March 28, 1985; April 4, 1985; April 11, 1985; and April 18, 1985; which said notice called for the sale by the undersigned Trustee on the 19th day of April, 1985, within legal hours at the South door of the Courthouse of Madison County at Canton, Mississippi, to the highest and best bidder for cash the property described in said deed of trust; and,

WHEREAS, the date and hour set forth in the notice did arrive, and on April 19, 1985, within legal hours at the South door of the Courthouse of Madison County, at Canton, Mississippi, I, the undersigned, Douglas Rasberry, did offer for sale to the highest and best bidder for cash the hereinafter described property and the within named purchaser having bid the sum of Ten Thousand Dollars (\$10,000.00) was the highest and best bidder for cash for the purchase of the property described.

NOW, THEREFORE, FOR AND IN CONSIDERATION of the sum of Ten Thousand Dollars (\$10,000.00) cash in hand paid to me, I, Douglas Raspberry, Trustee, do hereby sell and convey unto Canton Exchange Bank, Branch Bank of First National Bank of Jackson, the following described property lying and being situated in Ridgeland, Madison County, Mississippi, to-wit: .

Lot 4, Pear Orchard Subdivision, Part 2, according to a map or plat thereof which is on file and of record in the office of the Chancery Clerk of Madison County, Mississippi, in Plat Book 5 at page 46, reference to which is hereby made in aid of and as a part of this description.

The undersigned Douglas Raspberry, as Trustee, hereby conveys such title as is vested in him as such.

The proof of publication of the Notice of the Trustee's Sale published in the Madison County Herald required by law is attached hereto as Exhibit "A".

WITNESS MY SIGNATURE on this the 19th day of April, 1985.

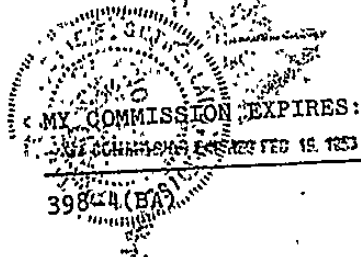
Douglas Raspberry
Douglas Raspberry, Trustee

STATE OF MISSISSIPPI
COUNTY OF MADISON

PERSONALLY APPEARED before me, the undersigned authority in and for the jurisdiction above mentioned, DOUGLAS RASBERRY, Trustee, who acknowledged to me that he did sign and deliver the above and foregoing instrument on the date and for the purposes therein stated.

GIVEN UNDER MY HAND and official seal on this the 19th day of April, 1985:

Harold E. Gutshall
Notary Public



MADISON COUNTY HERALD
PROOF OF PUBLICATION

THE STATE OF MISSISSIPPI,
MADISON COUNTY.

PASTE PROOF HERE

TRUSTEE'S NOTICE OF SALE
WHEREAS, Arthur W. Ives Jr. and Betty Ann Ives, executed a Deed of Trust to Douglas Raspberry, Trustee, for Canton Exchange Bank, on April 19, 1981, which deed of trust is recorded in Book 415 at page 221 in the records in the office of the Chancery Clerk of Madison County, Mississippi; and,
WHEREAS said Deed of Trust was assigned to First National Bank of Jackson, Jackson, Mississippi by instrument dated December 14, 1983, and recorded in Book 524 at page 745 in the records in the office of the Chancery Clerk of Madison County, Mississippi; and,
WHEREAS, default having been made in the performance of the conditions and stipulations as set forth in said Deed of Trust, and having been requested to do so by First National Bank of Jackson, the legal holder of the indebtedness secured and described by said Deed of Trust, notice is hereby given that I, Douglas Raspberry, Trustee, by virtue of the authority conferred upon me in said Deed of Trust, will offer for sale and will sell at public sale and outcry to the highest and best bidder, for cash, between the hours of 11:00 o'clock a.m. and 4:00 o'clock p.m., in front of the South entrance of the Madison County Courthouse, in Canton, Madison County, Mississippi, on the 19th day of April, 1985, the following described land and property, being the same land and property described in said Deed of Trust, and being situated in the City of Ridgeland, Madison County, Mississippi, to wit:
Lot 4, Pear Orchard Sub-division, Part 2, according to a map or plat thereof which is on file and of record in the office of the Chancery Clerk of Madison County, Mississippi, in Plat Book 5 at page 46, reference to which is hereby made in said deed and as a part of this description.
I will convey only such title as is vested in me as trustee.
WITNESS MY SIGNATURE
on this the 23rd day of March, 1985.
Douglas Raspberry,
Trustee
March 23, April 4, 11, 18, 1985

Personally appeared before me,
Robert M. Bruce
a Notary Public in and for Madison County, Mississippi, BRUCE HILL, who being duly sworn says that he is the Publisher of the MADISON COUNTY HERALD, and that such is a newspaper within the meaning of the statute, published weekly in Canton, Madison County, Mississippi, and having a general circulation in the City of Canton and Madison County, Mississippi, and that the notice, a true copy of which is hereto attached, appeared in the issues of said newspaper, 4 times as follows:
VOL 93 NO 13 DATE March 23 1985
VOL 93 NO 14 DATE April 2 1985
VOL 93 NO 15 DATE April 11 1985
VOL 93 NO 16 DATE April 18 1985
VOL _____ NO _____ DATE _____ 19 ____
Number Words 330
Published 4 Times
Printer's Fee \$ 99.50
Making Proof \$ 1.00
Total \$ 50.50

Affiant further states that said newspaper has been established for at least twelve months next prior to the first publication of said notice.

(Signed) Robert M. Bruce Publisher

Sworn to and subscribed before me this 18 day of April, 1985

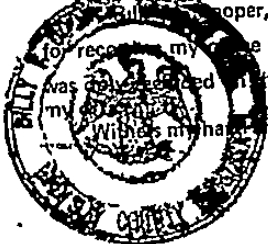
day of April, 1985

Robert M. Bruce Notary Public

My Commission Expires May 27, 1987

EXHIBIT 'A'

STATE OF MISSISSIPPI, County of Madison:



Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 23 day of April, 1985 at 2:20 o'clock P. M., and was duly recorded in the _____ day of _____, 19____, Book No. 204 on Page 650. in my office and seal of office, this the _____ of _____, 19____.

APR 26 1985
BILLY V. COOPER, Clerk

By Robert M. Bruce D.C.

BOOK 204 PAGE 653
RELEASE FROM DELINQUENT TAX SALE
(INDIVIDUAL)
DELINQUENT TAX SALE
STATE OF MISSISSIPPI, COUNTY OF MADISON

3137
INDEXED
No 7310
Redeemed Under H.B. 587
Approved April 2, 1932

I, Billy V. Cooper, the undersigned Chancery Clerk in and for the County and State aforesaid, having this day received from

Whitaker J. Hill, Jr.
the sum of Fifty-two & 21/100 DOLLARS (\$ 52.21)
being the amount necessary to redeem the following described land in said County and State, to-wit:

DESCRIPTION OF LAND	SEC.	TWP.	RANGE	ACRES
Lot 90x100 ft out S ¹ / ₂ E ¹ / ₂ SE ¹ / ₄ NE ¹ / ₄ - Res Bk 170-20 Bk 170-386	24	10	2E	

Which said land assessed to Whitaker J. Hill, Jr. + Celis M. Hill and sold on the
17 day of Sept. 1984 to George D. Merritt for
taxes thereon for the year 1982, do hereby release said land from all claim or title of said purchaser on account of said sale.
IN WITNESS WHEREOF, I have hereunto set my signature and the seal of said office on this the 23 day of
April 1985 Billy V. Cooper, Chancery Clerk.

(SEAL) By K. Grampy D.C.

STATEMENT OF TAXES AND CHARGES

- | | |
|----------------------------------------------------------------------------------------------------------------------|-----------------|
| (1) State and County Tax Sold for (Exclusive of damages, penalties, fees) | \$ <u>32.91</u> |
| (2) Interest | \$ <u>2.63</u> |
| (3) Tax Collector's 2% Damages (House Bill No 14, Session 1932) | \$ <u>.66</u> |
| (4) Tax Collector Advertising --Selling each separate described subdivision as set out on assessment roll. | \$ <u>1.25</u> |
| \$1.00 plus 25cents for each separate described subdivision | \$ <u>4.50</u> |
| (5) Printer's Fee for Advertising each separate subdivision | \$ <u>.25</u> |
| (6) Clerk's Fee for recording 10cents and indexing 15cents each subdivision Total 25cents each subdivision | \$ <u>1.00</u> |
| (7) Tax Collector--For each conveyance of lands sold to individuals \$1.00 | \$ <u>43.20</u> |
| (8) TOTAL TAXES AND COSTS AFTER SALE BY TAX COLLECTOR | \$ <u>1.65</u> |
| (9) 5% Damages on TAXES ONLY. (See Item 1) | |
| (10) 1% Damages per month or fraction on 19 <u>83</u> taxes and costs (Item 8 --Taxes and costs only <u>8</u> Months | \$ <u>3.46</u> |
| (11) Fee for recording redemption 25cents each subdivision | \$ <u>.25</u> |
| (12) Fee for indexing redemption 15cents for each separate subdivision | \$ <u>.15</u> |
| (13) Fee for executing release on redemption | \$ <u>1.00</u> |
| (14) Fee for Publication (Sec. 27-43-3 as amended by Chapter 375, House Bill No. 457.) | \$ <u>2.00</u> |
| (15) Fee for issuing Notice to Owner, each | \$ <u>2.00</u> |
| (16) Fee Notice to Lienors @ \$2.50 each | \$ <u>1.00</u> |
| (17) Fee for mailing Notice to Owner | \$ <u>4.00</u> |
| (18) Sheriff's fee for executing Notice on Owner if Resident | \$ <u>49.71</u> |
| TOTAL | \$ <u>50.21</u> |
| (19) 1% on Total for Clerk to Redeem | \$ <u>50.21</u> |
| (20) GRAND TOTAL TO REDEEM from sale covering 19 <u>83</u> taxes and to pay accrued taxes as shown above | \$ <u>52.21</u> |

Excess bid at tax sale \$

George D. Merritt 48.31
Clerk Fee 1.90
Res Rel 2.00
52.21

STATE OF MISSISSIPPI, County of Madison:

Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed
for record in my office this 23 day of April, 1985, at 2:30 o'clock P. M., and it
was duly recorded in the 204 day of APR 26, 1985, Book No. 204 on Page 653. in
my office and seal of office, this the 26 day of APR 26, 1985,
BILLY V. COOPER, Clerk
By J. Wright, D.C.



WARRANTY DEED

THE STATE OF MISSISSIPPI

COUNTY OF MADISON

IN CONSIDERATION OF ten dollars, cash in hand, and other valuable considerations, I, Lenora Brown, of 3017 East 79th Place, Chicago, Illinois 60617, convey and warrant to John Player, of 238 Timberline, Madison, Mississippi 39110, the land described as follows:

The East Half of the following lands:

Section 36, Township 10 North, Range 5 East

The East Half of the West Half of the Southwest Quarter, less 10 acres on the South end, and

The West Half of the West Half of the Southwest Quarter, less 11 acres on the South End and less 4 acres to the

Natchez Trace out of the Northwest Corner, being 60 acres, more or less.

Lenora Brown intends to convey herein and does hereby convey herein all acreage acquired in that certain partition deed dated July 22, 1976 and recorded in Book 146, Page 2, and that certain Corrective Deed dated October 7, 1976, recorded in Book 147, Page 307, to which instruments reference is here made for all purposes, and all recorded in the office of the Chancery Clerk, Madison County, Mississippi.

All of the above-described lands are situated in the County of Madison, in the State of Mississippi.

Lenora Brown hereby certifies that the above described lands are no part of her homestead.

Witness my signature this the 19 day of April, 1985.

X Lenora Brown
Lenora Brown

State of Illinois

County of Cook

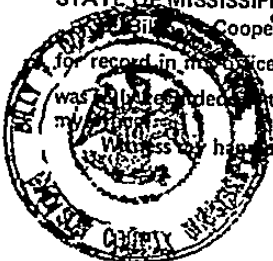
This day personally appeared before me, the undersigned authority in and for the above styled jurisdiction, the within named Lenora Brown who acknowledged that she signed and delivered the above and foregoing instrument on the day and year therein named as her free and voluntary act and deed.

Given under my hand and official seal, this the 19 day of April, A. D. 1985.

X David J. Lorneuf
Notary Public

My Commission Expires: 12-27-87

STATE OF MISSISSIPPI, County of Madison:



Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 23 day of April, 1985, at 3:30 o'clock P.M., and was duly recorded on the 26 day of April, 1985, Book No. 204 on Page 654. in my hand and seal of office, this the 26 of April, 1985.

BILLY V. COOPER, Clerk

By J. W. Wright, D.C.

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid, and the further consideration of the sum of Three Hundred Eighty-five Thousand Four Hundred Eighteen and 66/100 Dollars (\$385,418.66), to be paid by the Grantee in four (4) equal annual principal installments of Ninety-six Thousand Three Hundred Fifty-four and 66/100 Dollars (\$96,354.66) with interest payable annually at the rate of eleven percent (11%) per annum on the unpaid principal balance, all as reflected in a series of promissory notes payable to the undersigned Grantors, We, H. B. WOLCOTT, BLANCHE LEE WOLCOTT PATTERSON and SARAH WOLCOTT SAUCIER, Grantors, do hereby sell, warrant and convey unto KENNETH F. PRITCHARD, Grantee, the following described property lying and being situated in the City of Ridgeland, Madison County, Mississippi, to wit:

A parcel of land situated in the SW1/4 of Section 30, T7N-R2E, City of Ridgeland, Madison County, Mississippi, and being more particularly described by metes and bounds as follows:

Commence at the intersection of the South right of way line of Ford Street and the Easterly right of way line of U.S. Highway No. 51 as both are now laid out and improved, and run thence S 32°27'11" W for a distance of 800.15' along the said Easterly right of way line of U.S. Highway No. 51 to an Iron Pin which marks the Southwest corner of First National Bank as recorded in Deed Book 192 at Page 605 of the Chancery Records of Madison County at Canton, Mississippi, and also marks the POINT OF BEGINNING for the parcel herein described; thence S 57°15'20" E for a distance of 175.13' along the South edge of a concrete parking lot as laid out and improved on December 10, 1984, to an Iron Pin; thence N 31°20'49" E for a distance of 207.37' along the East edge of said concrete parking lot to the Northeast corner of the said concrete parking lot; thence N 56°56'48" W for a distance of 0.39' along the North edge of the said concrete parking lot; thence N 31°16'11" E for a distance of 18.61' along the East line of the said First National Bank; thence N 70°45'44" W for a distance of 25.0' along the North line of the said First National Bank to the Southeast corner of the U.S. Postal Service as recorded in Deed Book 169 at Page 91 of the said Chancery Records of Madison County; thence N 32°29'48" E for a distance of 114.61' along the East line of the said U.S. Postal Service; thence S 70°34'15" E for a distance of 282.32' along the South line of that certain parcel which is recorded in Deed Book 29 at Page 478 of the said Chancery Records of Madison County to an Iron Pin; thence S 38°06'04" W for a distance of 186.735' along the Westerly line of that certain parcel which is described in Deed Book 123 at Page 152 of the said

Chancery Records to an Iron Pin; thence S 32°29'04" W for a distance of 162.70' along the Westerly line of that certain parcel which is described in Deed Book 126 at Page 372 of the said Chancery Records to an Iron Pin; thence S 0°36'56" E for a distance of 187.70' along a line which is 145.0' Westerly of and parallel to the West right of way line of North Wolcott Circle, being the Westerly line of those certain parcels which are described in Deed Book 126 at Page 372, Deed Book 146 at Page 813, and Deed Book 119 at Page 102 of the said Chancery Records to an Iron Pin; thence N 89°42'56" W for a distance of 40.0' along the Northerly line of that certain parcel which is described in Deed Book 112 at Page 149 of the said Chancery Records to an Iron Pin; thence S 0°36'56" E for a distance of 235.0' along a line which is 185.0' Westerly of and parallel to the West right of way line of North Wolcott Circle, being the Westerly line of that certain parcel which is described in Deed Book 112 at page 149 of the said Chancery Records to an Iron Pin which marks the Southwest corner of that certain parcel which is recorded in Deed Book 112 at Page 149 of the said Chancery Records of Madison County; thence S 89°43'47" W for a distance of 461.01' along the North right of way line of Lake Harbour as it is presently laid out and improved; thence N 32°27'11" E for a distance of 410.0' along the East line of the grantee to the Northeast corner of the grantee; thence N 89°42'50" W for a distance of 250.0' along the North line of the grantee to the Northwest corner of the grantee at the said Easterly right of way line of U.S. Highway No. 51; thence N 32°27'11" E for a distance of 4.06' along the said Easterly right of way line of U.S. Highway No. 51 to an Iron Pin; thence S 89°47'01" E for a distance of 170.0' along the South line of the Tucker property which is recorded in Deed Book 158 at Page 233 of the said Chancery Records of Madison County; thence N 32°27'11" E for a distance of 118.99' along the East line of the said Tucker property to the Northeast corner of the said Tucker property; thence N 89°47'01" W for a distance of 170.0' along the North line of the said Tucker property to the Northwest corner of the said Tucker property at the said Easterly right of way line of U.S. Highway No. 51; thence N 32°27'11" E for a distance of 175.75' along the said Easterly right of way line of U.S. Highway No. 51 to the POINT OF BEGINNING, containing 6.1457 acres more or less.

BOOK 204 PAGE 656

THIS CONVEYANCE, and the warranty thereof, is subject to the following:

1. State of Mississippi, County of Madison and City of Ridgeland ad valorem taxes for the year 1985.
2. Right-of-way and easement to American Telephone and Telegraph Company dated February 22, 1948, and recorded in Book 39 at page 164 in the records of the Chancery Clerk's office of Madison County, Mississippi.
3. Existing public utilities of the City of Ridgeland in place on the above described property, including a ten-inch

sanitary sewer line with manholes lying north and south along the eastern half of the said property and a water line lying along the western edge of said property..

4. zoning and governmental regulations by the City of Ridgeland, Mississippi.

The property herein conveyed constitutes no part of the homestead of any of the Grantors.

THIS, the 25th day of February, 1985.

H. B. Wolcott
H. B. WOLCOTT

Blanche Lee Wolcott Patterson
BLANCHE LEE WOLCOTT PATTERSON

Sarah Wolcott Saucier
SARAH WOLCOTT SAUCIER

GRANTORS

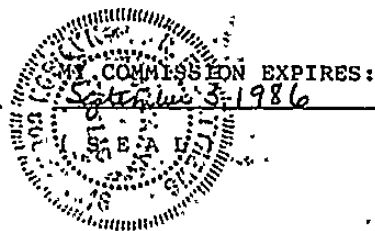
STATE OF MISSISSIPPI

COUNTY OF Madison

PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the jurisdiction aforesaid, the within named H. B. WOLCOTT, who stated and acknowledged to me that he did sign and deliver the above and foregoing instrument on the date and for the purposes therein stated.

GIVEN UNDER MY HAND AND OFFICIAL SEAL, this the 23rd day of April, 1985.

R. E. Matthews
NOTARY PUBLIC

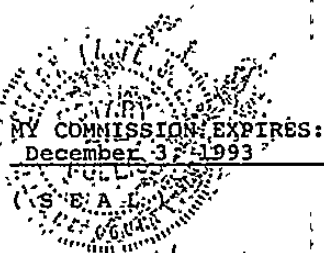


BOOK 204 PAGE 657

STATE OF ARKANSAS
COUNTY OF GARLAND

PERSONALLY APPEARED BEFORE ME, the undersigned authority in
and for the jurisdiction aforesaid, the within named BLANCHE LEE
WOLCOTT PATTERSON, who stated and acknowledged to me that she did
sign and deliver the above and foregoing instrument on the date
and for the purposes therein stated.

GIVEN UNDER MY HAND AND OFFICIAL SEAL, this the 25th day
of February, 1985.



E. L. Patterson
NOTARY PUBLIC

BOOK 204 PAGE 658

STATE OF Louisiana
COUNTY OF Orleans

PERSONALLY APPEARED BEFORE ME, the undersigned authority in
and for the jurisdiction aforesaid, the within named SARAH
WOLCOTT SAUCIER, who stated and acknowledged to me that she did
sign and deliver the above and foregoing instrument on the date
and for the purposes therein stated.

GIVEN UNDER MY HAND AND OFFICIAL SEAL, this the 1st day
of March, 1985.

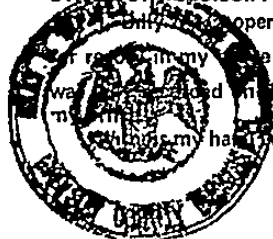
[Signature]
NOTARY PUBLIC

MY COMMISSION EXPIRES:
Admitted
(S.E.A.L.)

Grantors:
c/o H. B. Wolcott
P. O. Box 114
Ridgeland, Mississippi 39158

Grantee:
Kenneth F. Pritchard
Route 3, Box 161
Canton, Mississippi 39046

STATE OF MISSISSIPPI, County of Madison:



Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed
in my office this 23 day of April, 1985, at 6:00 o'clock P.M., and
was recorded in the 204 day of APR 26, 1985, Book No. 204 on Page 655. in
witness my hand and seal of office, this the 26 day of APR 26, 1985.

BILLY V. COOPER, Clerk

By [Signature], D.C.

INDEXED
204CONVEYANCE BY GUARDIAN

BY VIRTUE of the authority conferred on me, guardian of the estate of Laura Nell Wolcott, N.C.M., by the decree of the Chancery Court of the First Judicial District of Hinds County, Mississippi, rendered on the 22nd day of April, 1985, in Civil Action File No. 97,017 on the Docket of said Court, I, as guardian of said estate, in consideration of Fifty-three Thousand Five Hundred Forty-one and 87/100 Dollars (\$53,541.87), convey to KENNETH F. PRITCHARD, the purchaser thereof, the following described land, to wit:

A parcel of land situated in the SW1/4 of Section 30, T7N-R2E, City of Ridgeland, Madison County, Mississippi, and being more particularly described by metes and bounds as follows:

Commence at the intersection of the South right of way line of Ford Street and the Easterly right of way line of U.S. Highway No. 51 as both are now laid out and improved, and run thence S 32°27'11" W for a distance of 800.15' along the said Easterly right of way line of U.S. Highway No. 51 to an Iron Pin which marks the Southwest corner of First National Bank as recorded in Deed Book 192 at Page 605 of the Chancery Records of Madison County at Canton, Mississippi, and also marks the POINT OF BEGINNING for the parcel herein described; thence S 57°15'20" E for a distance of 175.13' along the South edge of a concrete parking lot as laid out and improved on December 10, 1984, to an Iron Pin; thence N 31°20'49" E for a distance of 207.37' along the East edge of said concrete parking lot to the Northeast corner of the said concrete parking lot; thence N 56°56'48" W for a distance of 0.39' along the North edge of the said concrete parking lot; thence N 31°16'11" E for a distance of 18.61' along the East line of the said First National Bank; thence N 70°45'44" W for a distance of 25.0' along the North line of the said First National Bank to the Southeast corner of the U.S. Postal Service as recorded in Deed Book 169 at Page 91 of the said Chancery Records of Madison County; thence N 32°29'48" E for a distance of 114.61' along the East line of the said U.S. Postal Service; thence S 70°34'15" E for a distance of 282.32' along the South line of that certain parcel which is recorded in Deed Book 29 at Page 478 of the said Chancery Records of Madison County to an Iron Pin; thence S 38°06'04" W for a distance of 186.735' along the Westerly line of that certain parcel which is described in Deed Book 123 at Page 152 of the said Chancery Records to an Iron Pin; thence S 32°29'04" W for a distance of 162.70' along the Westerly line of that certain parcel which is described in Deed Book 126 at Page 372 of the said Chancery Records to an Iron Pin; thence S 0°36'56" E for a distance of 187.70'

along a line which is 145.0' Westerly of and parallel to the West right of way line of North Wolcott Circle, being the Westerly line of those certain parcels which are described in Deed Book 126 at Page 372, Deed Book 146 at Page 813, and Deed Book 119 at Page 102 of the said Chancery Records to an Iron Pin; thence N 89°42'56" W for a distance of 40.0' along the Northerly line of that certain parcel which is described in Deed Book 112 at Page 149 of the said Chancery Records to an Iron Pin; thence S 0°36'56" E for a distance of 235.0' along a line which is 185.0' Westerly of and parallel to the West right of way line of North Wolcott Circle, being the Westerly line of that certain parcel which is described in Deed Book 112 at page 149 of the said Chancery Records to an Iron Pin which marks the Southwest corner of that certain parcel which is recorded in Deed Book 112 at Page 149 of the said Chancery Records of Madison County; thence S 89°43'47" W for a distance of 461.01' along the North right of way line of Lake Harbour as it is presently laid out and improved; thence N 32°27'11" E for a distance of 410.0' along the East line of the grantee to the Northeast corner of the grantee; thence N 89°42'50" W for a distance of 250.0' along the North line of the grantee to the Northwest corner of the grantee at the said Easterly right of way line of U.S. Highway No. 51; thence N 32°27'11" E for a distance of 4.06' along the said Easterly right of way line of U.S. Highway No. 51 to an Iron Pin; thence S 89°47'01" E for a distance of 170.0' along the South line of the Tucker property which is recorded in Deed Book 158 at Page 233 of the said Chancery Records of Madison County; thence N 32°27'11" E for a distance of 118.99' along the East line of the said Tucker property to the Northeast corner of the said Tucker property; thence N 89°47'01" W for a distance of 170.0' along the North line of the said Tucker property to the Northwest corner of the said Tucker property at the said Easterly right of way line of U.S. Highway No. 51; thence N 32°27'11" E for a distance of 175.75' along the said Easterly right of way line of U.S. Highway No. 51 to the POINT OF BEGINNING, containing 6.1457 acres more or less.

WITNESS MY SIGNATURE, the 22nd day of April, A.D.

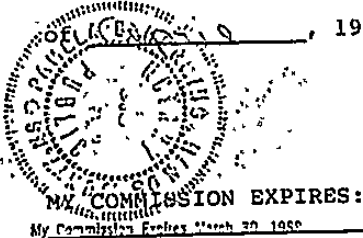
1985.

Mrs. Verdue Eddleman
MRS. VERDUE EDDLEMAN,
Guardian of the Estate of
Laura Nell Wolcott, N.C.M.

STATE OF Mississippi
COUNTY OF Hinds

PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the jurisdiction aforesaid, the within named MRS. VERDUE EDDLEMAN, Guardian of the Estate of Laura Nell Wolcott, N.C.M., who stated and acknowledged to me that she did sign and deliver the above and foregoing instrument on the date and for the purposes as therein stated.

GIVEN UNDER MY HAND AND OFFICIAL SEAL, this the 22nd day of April, 1985.



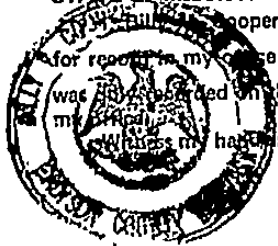
Ram Herring
NOTARY PUBLIC

(S E A L)

Grantor:
c/o Mr. C. A. Henley, Jr.
Attorney at Law
108 South President Street
Jackson, Mississippi 39201

Grantee:
Mr. Kenneth F. Pritchard
Route 3, Box 161
Canton, Mississippi 39046

STATE OF MISSISSIPPI, County of Madison:



Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 23 day of April, 1985, at 4:43 o'clock P. M., and was recorded on the APR 26 1985 day of April, 1985, Book No. 204 on Page 657 in my office. Witness my hand and seal of office, this the APR 26 1985 day of April, 1985.

BILLY V. COOPER, Clerk
By [Signature], D.C.

RELEASE FROM DELINQUENT TAX SALE
(INDIVIDUAL)
DELINQUENT TAX SALE
STATE OF MISSISSIPPI, COUNTY OF MADISON

INDEXED
3243

No 7311

Redeemed Under H.B. 887
Approved April 2, 1932

I, Billy V. Cooper, the undersigned Chancery Clerk in and for the County and State aforesaid, having this day received from

Lower Loan of Jackson
the sum of Eighty one dollars and 61/100 DOLLARS (\$ 81.61)
being the amount necessary to redeem the following described land in said County and State, to-wit:

DESCRIPTION OF LAND	SEC	TWP	RANGE	ACRES
<u>Lot 6 Blk DD Mag H6 P4</u>				
<u>Re BK 163-185</u>	<u>29</u>	<u>9</u>	<u>1W</u>	

Which said land assessed to Elmer N. Myrtis S. Day and sold on the
17 day of Sept 1984, to Bradley Williamson for
taxes thereon for the year 1983, do hereby release said land from all claim or title of said purchaser on account of said sale,

IN WITNESS WHEREOF, I have hereunto set my signature and the seal of said office on this the 23 day of

April 1985 Billy V. Cooper, Chancery Clerk.
(SEAL) By J. Rasberry D.C.

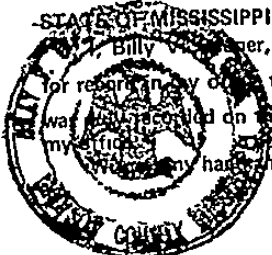
STATEMENT OF TAXES AND CHARGES

- | | |
|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------|-----------------|
| (1) State and County Tax Sold for (Exclusive of damages, penalties, fees) | \$ <u>56.43</u> |
| (2) Interest | \$ <u>4.51</u> |
| (3) Tax Collector's 2% Damages (House Bill No. 14, Session 1932) | \$ <u>1.13</u> |
| (4) Tax Collector Advertising -- Selling each separate described subdivision as set out on assessment roll,
\$1.00 plus 25cents for each separate described subdivision | \$ <u>1.25</u> |
| (5) Printer's Fee for Advertising each separate subdivision \$1.00 each | \$ <u>4.50</u> |
| (6) Clerk's Fee for recording 10cents and indexing 15cents each subdivision. Total 25cents each subdivision | \$ <u>2.50</u> |
| (7) Tax Collector -- For each conveyance of lands sold to individuals \$1.00 | \$ <u>1.00</u> |
| (8) TOTAL TAXES AND COSTS AFTER SALE BY TAX COLLECTOR | \$ <u>69.07</u> |
| (9) 5% Damages on TAXES ONLY. (See Item 1) | \$ <u>2.82</u> |
| (10) 1% Damages per month or fraction on 19 <u>83</u> taxes and costs (Item 8 -- Taxes and costs only) <u>8</u> Months | \$ <u>5.53</u> |
| (11) Fee for recording redemption 25cents each subdivision | \$ <u>2.50</u> |
| (12) Fee for indexing redemption 15cents for each separate subdivision | \$ <u>1.50</u> |
| (13) Fee for executing release on redemption | \$ <u>1.00</u> |
| (14) Fee for Publication (Sec. 27-43-3 as amended by Chapter 375, House Bill No. 457.) | \$ <u>2.00</u> |
| (15) Fee for Issuing Notice to Owner, each | \$ <u>2.00</u> |
| (16) Fee Notice to Lienors @ \$2.50 each | \$ <u>2.00</u> |
| (17) Fee for mailing Notice to Owner | \$ <u>4.00</u> |
| (18) Sheriff's fee for executing Notice on Owner if Resident | \$ <u>4.00</u> |
| TOTAL | \$ <u>78.82</u> |
| (19) 1% on Total for Clerk to Redeem | \$ <u>7.88</u> |
| (20) GRAND TOTAL TO REDEEM from sale covering 19 <u>83</u> taxes and to pay accrued taxes as shown above | \$ <u>86.70</u> |

Excess bid at tax sale \$

Bradley Williamson 77.42
clerk fee 2.19
Rec fee 2.00
81.61

STATE OF MISSISSIPPI, County of Madison:
I, Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed
for record in my office this 23 day of April, 1985, at 4:30 o'clock P. M., and
was duly recorded on the 26 day of APR, 1985, Book No 204 on Page 662 in
my office and seal of office, this the 26 day of APR, 1985.
BILLY V. COOPER, Clerk
By N. Wright D.C.



For a valuable consideration not necessary here to mention cash in hand paid to the grantor by the grantee herein, the receipt and sufficiency of which are hereby acknowledged, I, SISTER THEA BOWMAN, unmarried, do hereby convey and warrant unto GREGORY C. COLEMAN, subject to the terms and provisions hereof, that real estate situated in the City of Canton, Madison County, Mississippi, described as:

A lot or parcel of land fronting 61 feet on the south side of Hill Street in Canton, Madison County, Mississippi, more particularly described as beginning at a point on the south line of Hill Street that is South 88 degrees 22 minutes East 296 feet along the south line of Hill Street from its intersection with the east line of South Liberty Street, and from said point of BEGINNING run South 88 degrees 22 minutes East along the south line of Hill Street for 61 feet; thence run South 01 degree 38 minutes West for 159.9 feet, thence run North 88 degrees 22 minutes West for 59.3 feet, thence run North 01 degree 01 minute East for 159.9 feet to the point of beginning.

This conveyance is executed subject to:

- (1) Zoning Ordinances and/or Governmental Regulations which may pertain to the above described property.
- (2) Ad valorem taxes for the year 1985 which shall be paid by grantee when due.
- (3) Exception of such oil, gas, and mineral rights as may now be outstanding of record, if any.

WITNESS my signature this 23rd day of April, 1985.

Sister Thea Bowman
Sister Thea Bowman

STATE OF MISSISSIPPI
COUNTY OF MADISON

Personally appeared before me, the undersigned authority in and for the aforementioned jurisdiction, the within named SISTER THEA BOWMAN who acknowledged that she signed and delivered the above and foregoing instrument on the day and year therein mentioned.

Given under my hand and official seal this the 24th day of April, 1985.

Philip B. Fancher
Notary Public

(SEAL)

My commission expires: November 14, 1987

Address of Grantor: 136 Hill Street, Canton, Mississippi 39046
Address of Grantee: 126 Hill Street, Canton, Mississippi 39046

STATE OF MISSISSIPPI, County of Madison:



Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 24th day of April, 1985, at 8:40 clock AM, and was acknowledged on the 24th day of April, 1985, Book No. 204 on Page 663, in my presence and seal of office, this the 24th day of April, 1985.

BILLY V. COOPER, Clerk

By M. V. Wright, D.C.

BOOK 204 PAGE 664

EASEMENT

INDEXED

3145

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 which is hereby acknowledged, the undersigned Grantors, J. D. RANKIN and JANE B. RANKIN, do hereby sell, convey and grant unto JERRY BURNS an easement, lying and being situated in Madison County, Mississippi, to-wit:

An easement measuring 2 feet in width adjacent to the West line of Lot 148, Deerfield subdivision, Part 1, with the East line of the easement being the West line of said Lot 148.

This easement being granted for the purpose of permitting the residence located on Lot 148 and the eave of the roof of said residence to overhang onto said easement as an encroachment.

WITNESS our signature on this the 1st day of April, 1985.

J. D. Rankin
J. D. RANKIN
Jane B. Rankin
JANE B. RANKIN

STATE OF MISSISSIPPI
COUNTY OF MADISON

This day personally appeared before me, the undersigned authority in and for the aforesaid jurisdiction the within named J. D. Rankin and Jane B. Rankin who each acknowledged that they signed and delivered the above and foregoing instrument on the day and year therein written.

GIVEN UNDER MY HAND AND OFFICIAL SEAL on this 1 day of April, 1985.

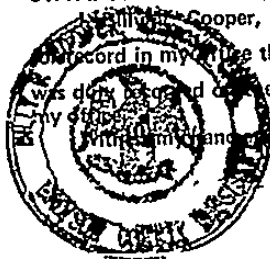


Barbara Anne Pace
Notary Public

My commission expires:

My Commission Expires January 4 1986

STATE OF MISSISSIPPI, County of Madison:



Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 24 day of April, 1985, at 9:00 o'clock P.M., and was duly recorded on the 26 day of April, 1985, Book No. 204, on Page 664. in

APR 26 1985

BILLY V. COOPER, Clerk

By M. Wright, D.C.

BOOK 204 PAGE 665

CONSENT

Record and return to:

Rosenman Colin Freund
Lewis & Cohen
575 Madison Avenue
New York, N. Y. 10022
Attn: Holly Nacht, Esq.

CONSENT made as of this 14th day of February, 1985, by
THE FIRST NATIONAL BANK OF CHICAGO ("Bank"), a national
banking association, having an office at One First National
Plaza, Chicago, Illinois 60670 for the benefit of RIDGELAND
ASSOCIATES ("Ridgeland"), a New York limited partnership,
having its principal office at c/o Cadillac Fairview Shopping
Centers (U.S.) Limited, One North Broadway, White Plains, New
York 10601.

3149

INDEXED

W I T N E S S E T H :

WHEREAS Ridgeland is indebted to the Bank in the principal amount of \$3,200,000, which indebtedness is evidenced by a promissory note ("Note"), dated October 21, 1983;

WHEREAS to secure the indebtedness evidenced by the Note the Bank caused Ridgeland to enter into a land deed of trust ("Deed of Trust"), for the benefit of the Bank with respect to certain land in the City of Ridgeland, County of Madison, State of Mississippi ("Entire Site"), which Deed of Trust, dated October 21, 1983, was recorded in the Official Records of Madison County Mississippi in Book 521 at Page 629;

WHEREAS Ridgeland desires to sell and convey a portion of the Entire Site, known as Out-Parcel No. 8, to William Anthony Koby, Trustee ("Purchaser"), which sale and conveyance will be evidenced by the Warranty Deed ("Deed"), dated as of February 14, 1985, from Ridgeland to Purchaser, which Deed is annexed hereto as Exhibit 1;

WHEREAS the Bank has agreed to release the lien of its Deed of Trust from Out-Parcel No. 8; and

WHEREAS Ridgeland desires to convey to Purchaser an easement for the benefit of Out-Parcel No. 8 in, on, under, over, through and across a certain parcel of land comprising a portion of the Entire Site which is subject to the lien of the Deed of Trust and the Bank desires to consent to the granting of such easement.

NOW, THEREFORE, for value received, the undersigned, THE FIRST NATIONAL BANK OF CHICAGO, acting by and through its duly authorized officers consents to and agrees to be bound by the terms and provisions of the easement granted to Purchaser by Ridgeland pursuant to the Deed, in, on, under, over, through and across that certain parcel of land shown cross-hatched on the plot plan annexed to the Deed as Exhibit B.

WITNESS OUR SIGNATURES, as of this 14th day of February,
1985.

THE FIRST NATIONAL BANK OF CHICAGO

By: H. Edward Dyer

Title: Asst. Vice President

Attest: Barry Howard



STATE OF ILLINOIS

COUNTY OF COOK

This day personally appeared before me, the undersigned authority in and for the State and County aforesaid, Steve Duncan and B. Stewart, who as Vice President and AVP of The First National Bank of Chicago, a national banking association, acknowledged that for and on behalf of said association, they signed and delivered the above and foregoing Consent on the day and year therein written as the act and deed of said association, being first duly authorized so to do.

GIVEN under my hand and notarial seal, this the 4 day of April, 1985.

Belle G. Franks
NOTARY PUBLIC

My commission expires:

BELLE G. FRANKS
Notary Public in and for the State of Texas
My Commission Expires:
August 16, 1988

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12.

—

Leaving said said proposed new northern right-of-way line of County Line Road and from the point of beginning, run along the back side of a curb the following courses: Run northerly, clockwise along the arc of a curve, 58.28 feet to the point of tangency, said curve having a central angle of 60 degrees 42 minutes 40 seconds and a chord bearing and distance of North 30 degrees 24 minutes 22 seconds West, 55.59 feet; run thence North 00 degrees 03 minutes 00 seconds West, 147.98 feet to the beginning of a curve; run thence northeasterly, clockwise along the arc of a curve, 35.23 feet to a point on a reverse curve, said curve having a central angle of 68 degrees 26 minutes 01 seconds and a chord bearing and distance of North 34 degrees 09 minutes 39 seconds East, 33.18 feet; run thence northeasterly, counterclockwise along the arc of said curve 80.60 feet to a point, said curve having a central angle of 23 degrees 23 minutes 01 seconds and a chord bearing and distance of North 56 degrees 41 minutes 35 seconds East, 80.05 feet; leaving said back side of a curve, run thence South 45 degrees 00 minutes 00 seconds East, 7.00 feet to a point on a curve; run thence southeasterly, counterclockwise along the arc of said curve 113.15 feet to the point of tangency, said curve having a central angle of 135 degrees 03 minutes 48 seconds and a chord bearing and distance of South 22 degrees 31 minutes 30 seconds East, 88.71 feet; run thence North 89 degrees 57 minutes 00 seconds East, 112.30 feet to a point; run thence South 00 degrees 03 minutes 00 seconds East, 185.05 feet to a point on the aforesaid proposed new northern right-of-way line of County Line Road; run thence North 87 degrees 46 minutes 31 seconds West, along said proposed new northern right-of-way line, 118.46 feet to a point; run thence South 89 degrees 56 minutes 20 seconds West, along said proposed new northern right-of-way line, 90.29 feet to the point of beginning; situated in the Southeast one-quarter (SE 1/4) of Section 31, Township 7 North, Range 2 East, Ridgeland, Madison County, Mississippi and containing 1.086 acres (47,284 sq. ft.) more or less.

EXHIBIT 1

Together with a perpetual, non-exclusive easement ("Road Easement"), for access, ingress and egress in, on, under, over, through and across a certain parcel of land, which is described on Exhibit A annexed hereto and made a part hereof ("Burden Parcel"), which Burden Parcel is designated on the Plot Plan annexed hereto and made a part hereof as Exhibit B, and which comprises a portion of that certain parcel of land ("Entire Site") more particularly described on Exhibit C annexed hereto and made a part hereof, upon which it is contemplated there will be developed a regional shopping center known as Northpark Shopping Center ("Northpark Shopping Center"), which Road Easement shall be for the purpose of (a) maintaining, repairing and replacing that portion of the paved road which will be constructed and installed by Grantor (but only at such time as all of the land contiguous to the Road Easement has been sold by Grantor), at its sole cost and expense, except as hereinafter provided, on the land encumbered by the Road Easement (such road, together with the paved road which will be constructed and installed on the land encumbered by the Access Easement (as hereinafter defined) being hereinafter referred to as "Access Road D") and (b) vehicular (for passenger vehicles and trucks) and pedestrian access, between the Premises, County Line Road and the Ring Road (as designated on the Plot Plan) which Road Easement shall (i) run with and encumber the Burden Parcel and be binding upon all parties having any right, title or interest in and to the whole, or any part, of the Burden Parcel, their respective heirs, successors and assigns, forever, and (ii) inure to the benefit of the Premises and any party having any right, title or interest in and to the whole, or any part, of the Premises, their respective heirs, successors and assigns, forever; but the same is not intended nor shall it be construed as creating any rights in or for the benefit of the general public. Grantor reserves the right to relocate the Road Easement in the event, in Grantor's judgment, it becomes necessary or desirable, due to a condemnation or a change or contemplated change in the layout, whether of the improvement at, or the location or dimensions of, the various parcels comprising the Entire Site or in the traffic patterns for the Entire Site, or any portion thereof, and in such event, Grantor shall, in good faith, designate a new area for the location of the Road Easement, or of the portion(s) of the Road Easement so affected, corresponding as closely as practicable to the route of the Road Easement as described on Exhibit A hereto, and in any event, adequate for its intended purpose. It shall be the obligation of Grantee to reimburse Grantor for fifty percent (50%) of the cost of constructing and installing Access Road D. In addition, following the construction of Access Road D, it shall be the joint and several obligation of Grantee and each of the owners of certain parcels of land comprising a portion of the Entire Site to which Grantor, in Grantor's sole discretion, has granted, or will in the future grant, the right to use, and have direct access to, Access Road D (such parcels of land being hereinafter collectively referred to as "Access Benefit Parcels" and Grantee together with the owners of the Access Benefit Parcels being hereinafter collectively referred to as "Access Beneficiaries") to maintain, repair and replace Access Road D, such maintenance, repair and replacement (collectively, "Road Work") to be of a standard at least equal to that provided for the balance of Northpark Shopping Center. The expense of the Road Work shall be apportioned equally among

each of the Access Beneficiaries, notwithstanding the ultimate locations and descriptions of the Road Easement, Burden Parcel and Access Easement. If the Access Beneficiaries shall fail to do the Road Work, as hereinabove provided, Grantor shall have the right, but not the obligation, upon ten (10) days' notice to the Access Beneficiaries (unless within such 10-day period the Access Beneficiaries, or any one of them, shall undertake to properly do the Road Work) and without notice in the case of emergency, to take such action as shall be necessary to cause the Access Road to be maintained, repaired or replaced, from time to time and at any time, in a condition, which in Grantor's sole judgment, reflects the standards and quality of Northpark Shopping Center, for the account of the Access Beneficiaries. In such case, the Access Beneficiaries shall reimburse Grantor, within ten (10) days after demand therefor, for the costs incurred by it in so doing, plus an overhead charge equal to thirty-five percent (35%) of such costs. Notwithstanding the foregoing, no representation or covenant is made or given that Access Road D will be constructed, or if constructed, when such construction will be completed.

THE WARRANTY of this conveyance is made subject to the following:

1. State of facts shown on the survey prepared and certified by Joe A. Waggoner, Civil Engineer, dated November 10, 1983 and last revised November 1, 1984.
2. Construction, Operation and Reciprocal Easement Agreement, by and among Ridgeland Associates, D.H. Holmes Company, Limited and McRae's, Inc., dated as of March 16, 1983, and recorded in Book 186 at Page 295 of the Records of Madison County, Mississippi, except that the term "Developer Site" as used in Section 17.2 thereof shall not include the Premises conveyed herein.
3. Supplement to Construction, Operation and Reciprocal Easement Agreement, by Ridgeland Associates, dated May 5, 1983, and recorded in Book 187 at Page 269, of the Records of Madison County, Mississippi.
4. First Amendment to Construction, Operation and Reciprocal Easement Agreement, by and among Ridgeland Associates, D.H. Holmes Company, Limited and McRae's, Inc., dated as of September 26, 1983 and recorded in Book 521 at Page 324 of the Records of Madison County, Mississippi.
5. Second Amendment to Construction, Operation and Reciprocal Easement Agreement, by and among Ridgeland Associates, D.H. Holmes Company, Limited, McRae's, Inc., J.C. Penney Company, Inc. and J.C. Penney Properties, Inc., dated as of November 28, 1983 and recorded in Book 526 at Page 145 of the records of Madison County, Mississippi.
6. Third Amendment to Construction, Operation and Reciprocal Easement Agreement, by and among Ridgeland Associates, D.H. Holmes Company, Limited, McRae's, Inc., J.C. Penney Company, Inc. and J.C. Penney Properties, Inc., dated as of September 14, 1984 and recorded in Book 200 at Page 641 of the Records of Madison County, Mississippi (the Construction, Operation and Reciprocal Easement Agreement, as so sup-

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plemented and amended, is hereinafter collectively referred to as the "COREA").

7. Declaration of Covenants, made by Ridgeland Associates, dated as of November 28, 1983 and recorded in Book 526 at Page 173 of the records of Madison County, Mississippi; provided, however, that the provisions of Paragraph 4 thereunder (which relate to two buffer strips) shall not be applicable to Access Road D.

8. Amended and Restated Declaration of Covenants, made by Ridgeland Associates, dated as of September 14, 1984 and recorded in Book 546 at Page 210 of the Records of Madison County, Mississippi.

9. Declaration, made by Ridgeland Associates, dated as of November 28, 1983 and recorded in Book 526 at Page 194 of the records of Madison County, Mississippi.

10. Amendment to Declaration, made by Ridgeland Associates, dated as of September 14, 1984 and recorded in Book 546 at Page 249 of the Records of Madison County, Mississippi.

11. Declaration of Easements, made by Ridgeland Associates, dated as of September 14, 1984 and recorded in Book 201 at Page 95 of the Records of Madison County, Mississippi.

12. Right-of-Way Instrument, made by Ridgeland Associates, dated as of September 14, 1984 and recorded in Book 200 at Page 679 of the Records of Madison County, Mississippi.

13. Covenants and Restrictions annexed hereto and made a part hereof as Exhibit D.

14. Grantor's reservation hereby of the following easements in, on, under, over, through and across the Premises:

(a) a temporary construction easement ("Construction Easement"), for the benefit of Grantor, its successors and assigns and its and their respective agents, contractors, designees, servants and employees, to enter upon the Premises for the purpose of facilitating the construction of Northpark Shopping Center (including, without limitation, the widening, construction and paving of the roadway adjacent or proximate to the Premises known as County Line Road, which Construction Easement shall terminate upon the latter of the completion, in full, of (i) the construction of Northpark Shopping Center or (ii) the widening, construction and paving of said County Line Road, but in any event, not later than April 1, 1985; and

(b) a perpetual utility easement ("Utility Easement"), for the benefit of the Entire Site, for the purpose of installing, maintaining, using, repairing and replacing utility lines underground and within the Premises, including, but not limited to, water, gas, telephone, electric, storm sewer and sanitary sewer lines and other facilities and equipment, which Utility Easement shall (i) run with and

encumber the Premises and be binding upon all parties having any right, title or interest in the whole, or any part, of the Premises, their respective heirs, successors and assigns, forever, and (ii) inure to the benefit of the Entire Site, and all parties having any right, title or interest in the whole, or any part, of the Entire Site, their respective heirs, successors and assigns, forever. Grantor reserves the right to relocate the Utility Easement to such place on the Premises as it shall designate; provided, however, that such relocation shall be made at Grantor's sole cost and expense and provided further that any such relocation shall not unreasonably interfere with the conduct of Grantee's business.

(c) A perpetual sign easement ("Sign Easement"), as designated on Exhibit B hereto, together with the right of ingress and egress to and from the Sign Easement for the passage of vehicles, equipment and personnel with respect to utilization of the Sign Easement (such right of ingress and egress being hereinafter referred to as "I and E Rights"), for the benefit of Grantor, its successors and assigns and its and their respective agents, contractors, designees, servants and employees, for the purpose of installing, maintaining, using, repairing and replacing a pylon sign on, under and above the land encumbered by the Sign Easement which Sign Easement and I and E Rights shall (i) run with and encumber the Premises and be binding upon all parties having any right, title or interest in the whole, or any part, of the Premises, their respective heirs, successors and assigns, forever and (ii) inure to the benefit of Grantor, and Grantor's heirs, successors and assigns, forever. Grantor reserves the right to relocate the Sign Easement to such place on the Premises as it shall designate; provided, however, that such relocation shall be made at Grantor's expense and provided further that any such relocation shall not unreasonably interfere with the conduct of Grantee's business.

15. Grantor's reservation hereby of a perpetual, non-exclusive access easement ("Access Easement"), for access, ingress and egress in, on, under, over, through and across that certain parcel of land which is described on Exhibit E annexed hereto and made a part hereof and is designated on the Plot Plan annexed as Exhibit B hereto, for the benefit of (a) Grantor, its successors and assigns and its and their respective agents, contractors, designees, servants and employees, for the purpose of (i) constructing, installing, maintaining, repairing and replacing a paved road over the land encumbered by Access Easement (but only at such time as all of the land contiguous to the Access Easement has been sold by Grantor), and (ii) vehicular (for passenger vehicles and trucks) and pedestrian access, between the Premises, County Line Road and the Ring Road, and (b) the Access Benefit Parcels, for the purpose of (i) maintaining, repairing and replacing that portion of Access Road D which is located on the Premises and situated on the land encumbered by the Access Easement, and (ii) vehicular (for passenger vehicles and trucks) and pedestrian access, between the Premises, County Line Road and the Ring Road, which Access Easement shall (x) run with and encumber the Premises and be binding upon all parties having any right, title or interest in the whole, or any part, of the Premises, their respective heirs, successors and assigns, forever, (y) inure to the benefit of Grantor and Grantor's heirs, successors and assigns, forever,

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Real Estate

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and (2) inure to the benefit of the Access Benefit Parcels and all parties having any right, title or interest in the whole, or any part, of the Access Benefit Parcels, their respective heirs, successors and assigns, forever; but the same is not intended nor shall it be construed as creating any rights in or for the benefit of the general public. Grantor reserves the right to relocate the Access Easement, in the event, in Grantor's judgment, it becomes necessary or desirable due to a condemnation or a change or a contemplated change in the layout, whether of the improvements at, or the location or dimensions of, the various parcels comprising the Entire Site or in the traffic patterns for the Entire Site, in or any portion thereof, and in such event, Grantor shall, in good faith, designate a new area for the location of the Access Easement, or of the portion(s) of the Access Easement so affected, corresponding as closely as practicable to the route of the Access Easement as described on Exhibit E hereto, and in any event, adequate for its intended purpose.

IN WITNESS WHEREOF, the undersigned has caused this instrument to be executed by its duly authorized officer, as of this day of February, 1985.

RIDGELAND ASSOCIATES

By: CF Jackson Associates,
General Partner

By: Cadillac Fairview
Shopping Center
Properties
(Mississippi) Inc.,
General Partner

By: _____
President

Grantee hereby acknowledges, accepts and agrees to abide by the covenants, restrictions and reservations set forth in this Warranty Deed and in the Declaration of Covenants for itself, and its successors and assigns, forever.

By: _____
WILLIAM ANTHONY KOBY, TRUSTEE.

CF/WarrantyDeed/01
RE/do -- C2/20/85

22050-50260

Real Estate

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STATE OF NEW YORK)
) ss.:
COUNTY OF)

I HEREBY CERTIFY that on this _____ day of January, 1985, before me, an officer duly authorized in the State and County aforesaid to take acknowledgments, personally appeared _____ to me known to be the person described in and who executed the foregoing instrument as President of CADILLAC FAIRVIEW SHOPPING CENTER PROPERTIES (MISSISSIPPI) INC., acting in its capacity as general partner of CF Jackson Associates, a general partnership, acting in its capacity as general partner of Ridgeland Associates, a limited partnership, and he acknowledged before me that he signed, executed and delivered the same as such officer in such capacity on the day and year therein mentioned.

IN WITNESS WHEREOF, I have set my hand and Notarial Seal, in the day and year first above written.

Notary Public

My Commission expires on _____

STATE OF)
) ss.:
COUNTY OF)

I HEREBY CERTIFY that on this _____ day of January, 1985, before me, an officer duly authorized in the State and County aforesaid to take acknowledgments, personally appeared WILLIAM ANTHONY KOBY, to me known to be the person described in and who executed the foregoing instrument on the day and year therein mentioned.

IN WITNESS WHEREOF, I have set my hand and Notarial Seal, in the day and year first above written.

Notary Public

My Commission expires on _____

Address of Grantor is:

c/o Cadillac Fairview Shopping Centers (U.S.) Limited
One North Broadway
White Plains, New York, New York 10601

Address of Grantee is:

Greenwood, Koby, Olds, Pinson & Bussey
1900 American General Tower
2727 Allen Parkway
Houston, Texas 77019

EXHIBIT A to WARRANTY DEED
LEGAL DESCRIPTION OF THE BURDEN PARCEL ^{BOOK} 204 ^{PAGE} 676

Commence at the Northeast Corner, as marked by an iron pin, of Lot 6, Block 33, Highland Colony Subdivision, Ridgeland, Madison County, Mississippi, as recorded in Plat Book 1 at Page 6 in the office of the Chancery Clerk of said county and state, and run North 00 degrees 03 minutes 00 seconds West, 327.26 feet to an iron pin; run thence South 89 degrees 47 minutes 32 seconds West 1300.27 feet to the intersection of the existing eastern right-of-way line of Wheatley Street with the proposed new eastern right-of-way line of said Wheatley Street, as marked by an iron pin; run thence along said proposed new eastern right-of-way line the following courses: South 08 degrees 55 minutes 09 seconds East, 153.10 feet; South 00 degrees 08 minutes 51 seconds West, 295.00 feet; South 04 degrees 43 minutes 52 seconds West, 150.16 feet; South 00 degrees 08 minutes 51 seconds West, 868.33 feet; South 06 degrees 41 minutes 43 seconds East, 100.72 feet; South 00 degrees 08 minutes 51 seconds West, 205.22 feet; South 30 degrees 42 minutes 54 seconds East, 25.97 feet; South 00 degrees 42 minutes 54 seconds East, 426.60 feet to a point on the proposed new northern right-of-way line of County Line Road; run thence along said proposed new northern right-of-way line the following courses: South 44 degrees 57 minutes 44 seconds East, 57.31 feet; South 89 degrees 12 minutes 35 seconds East, 85.65 feet; North 89 degrees 56 minutes 20 seconds East, 276.19 feet; South 89 degrees 36 minutes 11 seconds East, 250.53 feet; North 89 degrees 56 minutes 20 seconds East, 739.38 feet; South 87 degrees 46 minutes 31 seconds East, 118.46 feet to the Southwest corner of and the Point of Beginning for the property herein described:

Leaving said proposed new Northern right-of-way line of County Line Road and from the Point of Beginning, run North 00 degrees 03 minutes 00 seconds West, 185.05 feet to a point; run thence North 89 degrees 57 minutes 00 seconds East, 13.00 feet to a point; run thence South 00 degrees 03 minutes 00 seconds East, 158.93 feet to the beginning of a curve; run thence southerly, counterclockwise along the arc of said curve, 31.07 feet to a point on the aforesaid proposed new northern right-of-way line of County Line Road, said curve having a central angle of 50 degrees 51 minutes 19 seconds and a chord bearing and distance of South 25 degrees 28 minutes 40 seconds East, 30.06 feet; run thence North 87 degrees 46 minutes 31 seconds West, 25.93 feet to the Point of Beginning, situated in the Southeast one-quarter (SE $\frac{1}{4}$) of Section 31, Township 7 North, Range 2 East, Ridgeland, Madison County, Mississippi.

D

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7



EXHIBIT C to WARRANTY DEED

LEGAL DESCRIPTION OF THE ENTIRE SITE

A parcel situated in Lots 3 through 8, Block 33, and Lots 2 through 7, Block 35, Highland Colony Subdivision, Ridgeland, Madison County, Mississippi as recorded in Plat Book 1 at Page 6 in the office of the Chancery Clerk of Madison County, Mississippi, and more particularly described as follows:

Beginning at an iron pin marking the Northeast corner of Lot 6, Block 33, Highland Colony Subdivision, Ridgeland, Madison County, Mississippi, as recorded in Plat Book 1 at Page 6 in the office of the Chancery Clerk of said county and state, and run thence North 89 degrees 56 minutes 57 seconds East, 1289.03 feet to a point; run thence South 00 degrees 23 minutes 03 seconds East, 420.05 feet; run thence North 89 degrees 58 minutes 37 seconds West, 832.79 feet; run thence South 00 degrees 02 minutes 30 seconds West, 1531.30 feet; run thence South 89 degrees 56 minutes 20 seconds West, 27.44 feet; run thence North 87 degrees 46 minutes 31 seconds West, 300.86 feet; run thence South 89 degrees 56 minutes 20 seconds West, 739.38 feet; run thence North 89 degrees 36 minutes 11 seconds West, 250.53 feet; run thence South 89 degrees 56 minutes 20 seconds West, 276.19 feet; run thence North 89 degrees 12 minutes 35 seconds West, 85.65 feet; run thence North 44 degrees 57 minutes 44 seconds West, 57.31 feet; run thence North 00 degrees 42 minutes 54 seconds West, 426.60 feet; run thence North 30 degrees 42 minutes 54 seconds West, 25.97 feet; run thence North 00 degrees 08 minutes, 51 seconds East, 205.22 feet; run thence North 06 degrees 41 minutes 43 seconds West, 100.72 feet; run thence North 00 degrees 08 minutes 51 seconds East, 868.33 feet; run thence North 04 degrees 43 minutes 52 seconds East, 150.16 feet; run thence North 00 degrees 08 minutes 51 seconds East, 295.00 feet; run thence North 08 degrees 55 minutes 09 seconds West, 153.10 feet; run thence North 89 degrees 47 minutes 32 seconds East, 1300.27 feet; run thence South 00 degrees 03 minutes 00 seconds East, 327.26 feet to the Point of Beginning, containing 95.037 acres, more or less.

EXHIBIT D to WARRANTY DEED

COVENANTS AND RESTRICTIONS

1. Right of First Refusal.

(a) In the event Grantee desires to sell, lease, transfer or convey all or any portion of its right, title or interest in and to the Premises, Grantee must first give written notice (hereinafter referred to as the "Notice") to Grantor that Grantee has received a bona fide written offer to purchase said interest at a specified purchase price together with a ten (10%) percent cash deposit thereunder, and Grantee must include with the Notice a copy of such bona fide written offer together with a photocopy of the check representing the deposit thereunder. Grantor shall have an option, for a period of thirty (30) days from and after the date of receipt of the Notice, to agree to acquire any such interest upon the same terms and conditions as are contained in the bona fide written offer accompanying the Notice. In the event that Grantor shall fail to agree to acquire any such interest within said thirty (30) day period, then Grantee may consummate the bona fide offer within the later of (i) ninety (90) days thereafter or (ii) the date or dates of closing provided for in the bona fide offer. In the event Grantee shall not so consummate said bona fide offer within such time period, any subsequent transfer by Grantee of any such interest shall be subject to the provisions of this Subparagraph (a).

(b) Notwithstanding the foregoing, the provisions of Subparagraph (a) shall not be construed (i) so as to prevent or limit Grantee from mortgaging or pledging Grantee's right, title and interest in and to the Premises, (ii) to apply to leases or occupancy agreements covering less than 25% of the acreage of the Premises and/or less than 25% of the floor area of any improvements located on the Premises, (iii) to apply to a sale, transfer or conveyance to Grantee's franchisor, or (iv) to apply to a sale, transfer or conveyance to a limited partnership of which Grantee is the general partner.

2. Prohibited Uses.

Neither the Premises, nor any part thereof nor improvement thereon, shall be used for (a) any illegal or unlawful purpose, (b) any purpose or in any manner which is not in keeping with the first-class nature of Northpark Shopping Center, or (c) any of the following:

(i) commercial laundry plants, veterinary hospitals, mortuaries or similar service establishments, or garages for the storage or undertaking of automobile assembly, storage, rebuilding, or demolition yards; provided, however, that service stations shall be permitted;

(ii) sale or display of pornographic material or the operation of any pornographic business including massage parlors, theaters displaying pornographic pictures or films, or bookstores dealing primarily in pornographic materials;

(iii) any activity causing (1) any obnoxious odor, (2)

any noxious, toxic, caustic or corrosive liquid, fuel or gas, (3) any dust, dirt or fly ash in excessive quantities or (4) any unusual fire, explosion or other damaging or dangerous, hazard, including the storage, display or sale of explosives or fireworks; provided, however, that exhaust from any food preparation or cooking facility shall be permitted;

(iv) any warehouse (but any area for the storage of goods intended to be sold at any retail establishment located on the Premises shall not be deemed to be a warehouse), assembly, manufacture, distillation, refining, smelting, agriculture or mining operations;

(v) any mobile home or trailer court, labor camp, junk yard, stockyard or animal raising facility; notwithstanding the foregoing, pet shops may be located on the Premises, provided such shops shall be so conducted that there shall be no violation of the other prohibitions of this Paragraph 2 by reason of the operation of such shops; or

(vi) any dumping, incineration or reduction of garbage and refuse; except that normal garbage disposal activity and facilities shall be permitted.

3. Parking.

(a) The Premises shall contain paved parking and access lanes for automobiles of any executives, employees, customers and invitees of any business located thereon together with all vehicles used in any such businesses and shall also conform to the requirements, regulations, ordinances and rules of all applicable state, county and municipal governmental authorities having jurisdiction. Paving specifications (i.e., materials, appearance, quality and the like) shall conform to those used in other parking areas throughout the balance of Northpark Shopping Center.

(b) Notwithstanding the foregoing, the following minimum parking ratios shall be maintained on the Premises by all grantees thereof:

(i) For general retail space, at least one car space for each 200 square feet of gross leasable area.

(ii) For theaters, at least one car space for each 4 seats.

(iii) For general office space, at least one car space for each 300 square feet of gross leasable area.

(iv) For restaurants, at least one car space for each 4 seats.

(c) No parking structure will be permitted without the prior written approval of Grantor.

4. Building Aesthetics.

No building constructed on the Premises shall exceed thirty-three feet (33') in height. All exterior building materials to be utilized in the construction of any building

(i)

on the Premises must be approved by Grantor. Any and all buildings constructed on the Premises shall be of first-class structure, workmanship and materials and shall be harmonious with the quality of the buildings comprising the balance of Northpark Shopping Center.

5. Planning Requirements.

Grantee shall comply with the Planning Requirements annexed hereto as Schedule 1 in connection with the development of, and construction upon, the Premises.

6. Maintenance and Self Help.

The Premises and improvements thereon shall be maintained in good repair, order and condition and kept free of any accumulation of trash or debris, such maintenance to be at least equal to that provided for the balance of Northpark Shopping Center. If Grantee shall fail to maintain the Premises as hereinabove provided, causing a breach of these Covenants and Restrictions, Grantor shall have the right, but in no event be obligated to, upon ten (10) days' notice to Grantee (unless within such 10-day period Grantee shall cure such breach), and without notice in the event of emergency, to take such action as shall be necessary to cause the Premises and improvements thereon to be maintained, from time to time and at any time, in a condition, which in Grantor's sole judgment, reflects the standards and quality of Northpark Shopping Center, for the account of Grantee. In such case, Grantee, within ten (10) days after demand therefor, shall reimburse Grantor for the costs incurred by it in so doing plus an overhead charge equal to thirty-five percent (35%) of such costs.

7. Cost of Maintenance of the Roads.

Vehicular and pedestrian circulation around Northpark Shopping Center and access to and from the Premises to and from both the balance of Northpark Shopping Center and public roadways are provided by a ring road and access roads (which ring road and access roads, with the exception of Access Road A and Access Road B, are hereinafter collectively referred to as the "Roads"). Grantee shall pay to Grantor \$1,000.00 per year ("Road Maintenance Charge") in respect of any costs that may be incurred by Grantor in maintaining the Roads, commencing with the date upon which Grantee opens the building to be located on the Premises for business to the public ("Opening"), and thereafter, in advance, on the first day of each and every calendar year. If the Opening does not occur on the first day of a calendar year, the Road Maintenance Charge for such year shall be pro-rated on a per diem basis calculated upon the number of days remaining in the calendar year from the date of the Opening. The Road Maintenance Charge payable by Grantee to Grantor shall be subject to annual increase by a percentage equal to the percentage of increase from the Base Date (as hereinafter defined) of the Consumer Price Index ("Index") for All Urban Consumers ("CPI-AUC"), southern region, all items (1967=100), issued and published by the Bureau of Labor Statistics of the United States Department of Labor, which annual increase shall be effective on the January 1st next following the Base Date. In any event, however, and notwithstanding any decrease in such Index, the Road Maintenance Charge payable by Grantee to

Grantor shall at no time be reduced. In the event that CPI-AUC ceases to use a 1967 base rate of 100 as the basis of calculation, or if a substantial change is made in the terms or number of items contained in CPI-AUC, then CPI-AUC shall be adjusted to the figure that would have been arrived at had the manner of computing CPI-AUC in effect on the date hereof not been altered. If CPI-AUC is not available the term "Index" shall mean (i) a successor or substitute index to CPI-AUC, appropriately adjusted; or (ii) if such a successor or substitute index is not available or may not lawfully be used for the purposes herein stated, a reliable governmental or other non-partisan publication, selected by Grantor and approved by Grantee (which approval shall not be unreasonably withheld or delayed), evaluating the information theretofore used in determining CPI-AUC. For the purpose of these Covenants and Restrictions the term "Base Date" shall refer to the date on which the Index is published, which is closest to the date immediately preceding the opening of Northpark Shopping Center or the sale of the Premises, whichever is later. Any amount due hereunder from Grantee to Grantor shall, without further act of either Grantee or Grantor, be deemed to constitute a lien against the Premises subordinate to all existing liens and encumbrances, including, but not limited to, leases and mortgages then thereon. Grantee, at the request of Grantor, shall execute such instruments as Grantor deems necessary to confirm and record the existence of said lien, or in default of the execution of such instrument, Grantor is hereby irrevocably appointed as Grantee's attorney in fact (coupled with an interest) to execute the same on behalf of Grantee. Upon the satisfaction of such obligation, Grantor shall forthwith cause its removal from the record or record an appropriate instrument of satisfaction.

These Covenants and Restrictions shall (i) run with the Premises, and every part thereof and interest therein, and all improvements thereon, (ii) be binding on the Premises, Grantee and all subsequent grantees of the Premises, or any part thereof and interest therein, or improvement thereon and their respective successors and assigns, and (iii) inure to the benefit of Grantor and its successors and assigns, forever.

These Covenants and Restrictions, or any covenant, condition or restriction contained in the foregoing Paragraphs 1 through 7 inclusive, may not be terminated, extended, modified or amended, as to the Premises or any portion thereof, without the written consent of Grantor. No such termination, extension, modification or amendment shall be effective until a proper instrument in writing has been executed by Grantor and recorded in the Official Records of Madison County, Mississippi.

For the purpose of these Covenants and Restrictions, the term "Grantor" shall mean Ridgeland Associates and any successor or assign of all of Ridgeland Associates' interest in and to the Developer Site (other than Parcels 1 through 11 inclusive) as the Developer Site is shown on the Plot Plan of Northpark Shopping Center, a copy of which Plot Plan was recorded on January 6, 1984 in Book 526 at Page 167 of the Records of Madison County, Mississippi.

(iii)

SCHEDULE 1 TO EXHIBIT D
PLANNING REQUIREMENTS

A. The Review Process.

Grantee, or any lessee of the Premises, or any portion thereof (such Grantee or lessee being hereinafter referred to as "Site-developer") shall be required to submit to the following review process in connection with any improvement ("Project") to be constructed on the Premises ("site"). A preliminary pre-concept meeting between Grantor and Site-developer will be held to discuss the specific site and these Planning Requirements, after which Site-developer, at its expense, will complete and submit to Grantor, two complete sets of plans, specifications, drawings and samples (collectively, "Plans") and one complete set of sepia reproductions, in the following two phases: (i) Preliminary Plans and (ii) Final Plans.

The initial Plans ("Preliminary Plans") (i) will contain the requirements of Section (B) hereof, (ii) will be compatible with the general design of the balance of Northpark Shopping Center as portrayed by Grantor's design plans, (iii) will conform to the Plot Plan of Northpark Shopping Center and, (iv) will provide for first-class structure, workmanship and materials.

Within a reasonable period of time after the date each submission shall have been received by Grantor for its approval, Grantor shall give notice to Site-developer, in writing, of its approval or disapproval thereof, specifying in the latter event its reasons therefor. Grantor's right to disapprove the Preliminary Plans shall be limited to (i) Site-developer's failure to include information that has been requested by Grantor in these Planning Requirements, (ii) objections to the design of general massing, color, materials or site development of any proposed Project which, in Grantor's sole opinion, are incompatible with the existing structures on the balance of Northpark Shopping Center, (iii) objections that the Preliminary Plans do not provide for first-class structure, workmanship or materials, or (iv) failure to provide a landscape plan which, in Grantor's sole opinion, is consistent with the quality of the balance of Northpark Shopping Center.

Site-developer, within ten (10) working days after receipt of a notice of disapproval as aforesaid, shall undertake, in conjunction with Grantor, to amend and modify the Preliminary Plans so as to conform to the requirements set forth herein and cure any objections made by Grantor, and upon the completion thereof, the Plans shall be resubmitted to Grantor for its written approval. Within a reasonable period of time after the date such resubmission shall have been received by Grantor for its approval, Grantor shall give notice to Site-developer, in writing, of its approval or disapproval thereof.

Promptly after the approval by Grantor of the Preliminary Plans pursuant to the requirements set forth herein, Site-developer, at its expense, shall proceed with the preparation of final Plans ("Final Plans") for the construction

(iv)

of the Project, which Final Plans shall be consistent developments of the Preliminary Plans and shall submit two complete copies of the Final Plans and one complete set of sepia reproductions to Grantor for its approval. The Final Plans shall be definitive architectural and engineering plans and specifications and shall include all necessary working drawings and specifications providing for first-class structure, workmanship and materials, in sufficient detail to permit construction in full of the Project. All construction documents shall be prepared by a registered architect or engineer licensed to practice in the State of Mississippi.

Within a reasonable period of time after the Final Plans have been received by Grantor, Grantor shall give notice to Site-developer, in writing, of its approval or disapproval thereof, specifying in the latter event its reasons therefor. Such approval shall not be unreasonably withheld, and the right to disapprove the Final Plans shall be confined to new matters not disclosed by or included in the Preliminary Plans and to matters which are not consistent developments of the Preliminary Plans or do not meet the requirements set forth herein. Site-developer, within ten (10) working days after receipt of a notice of disapproval as aforesaid, will undertake to amend and modify the Final Plans so as to conform to the requirements set forth herein, and, upon completion thereof, the Final Plans shall be resubmitted to Grantor for its written approval. Within a reasonable period of time after the date such resubmission shall have been received by Grantor for its approval, Grantor shall give notice to Site-developer, in writing, of its approval or disapproval thereof.

Site-developer must obtain written approval of the Final Plans from Grantor prior to undertaking any on-site construction, installation, clearing, grading, paving or landscaping.

Grantee will be responsible for paying for Grantor's review of Plans. Grantor's charge for reviewing the Plans of Grantee shall be \$1,800.00.

If, after approval of the Final Plans, as herein provided, Site-developer desires to materially modify or change the Final Plans as they relate to the Project, Site-developer shall submit two complete copies of such proposed changes ("Proposed Changes") and one complete set of sepia reproductions to Grantor for its approval. Within a reasonable period of time after the Proposed Changes have been received by Grantor for approval, Grantor shall give notice to Site-developer, in writing, of its approval or disapproval thereof, specifying in the latter event its reasons therefor. Such approval shall not be unreasonably withheld and the right to disapprove the Proposed Changes shall be confined to matters which do not meet the requirements set forth herein. The Site-developer, within ten (10) working days after receipt of a notice of disapproval as aforesaid, will undertake to amend and modify the Proposed Changes so as to conform to the requirements set forth herein, and, upon completion thereof, the Proposed Changes shall be resubmitted to Grantor for its written approval. Within a reasonable period of time after the date such resubmission shall have been received by Grantor for its approval, Grantor shall give notice to Site-

developer, in writing, of its approval or disapproval thereof.

B. Preliminary Plan Requirements

Preliminary Plan submissions shall include the following:

1. A site plan at 1:00 scale, with grading, showing the building pad with all site improvements and landscaping, including the relationship of the building to on-grade parking. The site plan should also indicate grading of the site, the location of all exterior lighting and site lighting, pedestrian and vehicular circulation, parking layout and numbers and proposed storm drainage, as well as the quantity, type and location of all ground cover materials to be utilized in the landscaped areas.

2. Architectural drawings of the building at 1/8" = 1'0" scale, showing typical floor plans, structural grids, elevations, massing and proposed finishes.

3. Plans and elevations showing all proposed exterior signage locations, sizes and materials and details to indicate the method of illumination.

4. A general statement, together with samples, indicating the exterior use of materials, accurate material texture and color.

5. A tabulation of gross square footage of all construction.

6. A statement that the proposed construction complies with applicable building codes and all other applicable regulations in connection with the Project, including, without limitation, this Warranty Deed and the Declaration of Covenants.

7. Prospective color renderings of any proposed building including all graphics and signage.

8. Designation of all proposed utility lines, air conditioning units, lines, pipes, conduits, and transformers and all other similar equipment.

C. Final Plan Requirements

Final Plan submissions shall include the following:

1. A site plan at 1:20 scale, with accurate grading, showing all site improvements, specifying locations, size, and types of all Project material, landscaping drawings and specifications and indicating exterior and site lighting, including locations, mounting heights and actual manufacturers' catalog cuts of proposed fixtures.

2. Details of all pedestrian walkways and other exterior features including samples indicating types and colors of materials to be utilized.

3. Architectural drawings of the building at 1/8" =

CF WarrantyDeed/01
EX/CO -- 02/20/85

22050-50260

Real Estate

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1'0" scale, showing all typical floor plans and elevations of the Project, noting all materials.

4. Details of typical exterior wall construction at 1/2" = 1'0" scale.

5. Final samples of actual building materials.

6. Detailed plans and elevations showing all proposed exterior signing locations, sizes and materials.

7. A tabulation of gross square footage of all construction.

8. A statement that the proposed construction complies with all applicable building code and regulations in connection with the Project. Said statement shall be prepared by Site-developer's architect and site-engineer.

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22050-50260

Real Estate

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EXHIBIT E to WARRANTY DEED
LEGAL DESCRIPTION OF THE ACCESS EASEMENT

STATE OF MISSISSIPPI, County of Madison:
I, Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed
for record in my office this 26 day of April, 1985 at 9:00 o'clock A.M., and
was recorded on the 26 day of APR, 1985, Book No 204 on Page 665 in
my office and seal of office, this the 26 day of APR, 1985.
BILLY V. COOPER, Clerk
By N. Wright, D.C.



INDEXED
1378QUITCLAIM DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of which is hereby acknowledged, I, GENE WALKER DBA GENE WALKER REALTY, Post Office Box 538, Ridgeland, Mississippi, 39157, do hereby sell, convey and quitclaim unto GENE E. WALKER REALTY, INC., the following described property located and situated in Madison County, Mississippi, to-wit:

Lot 34, POST OAK PLACE II, a subdivision
platted and recorded in Cabinet Slide B-68,
in the Chancery Clerk's Office of Madison
County Mississippi.

IN WITNESS WHEREOF I have hereunto set and subscribed
my signature on this the 22d day of April, 1985.

Gene Walker

GENE WALKER
DBA GENE WALKER REALTY

STATE OF MISSISSIPPI

COUNTY OF HINDS

Personally appeared before me, the undersigned
authority in and for the aforesaid County and State, the within
named GENE WALKER DBA GENE WALKER REALTY, who acknowledged that
he signed and delivered the above instrument of writing, being a
Quitclaim Deed on the day and year written therein.

GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE on
this the 22d day of April, 1985.

Phyllis J. Nowell

NOTARY PUBLIC

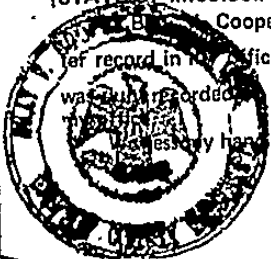
My Commission Expires:

June 3, 1986



STATE OF MISSISSIPPI, County of Madison:

Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed
for record in my office this *24* day of *April*, 19*85*, at *9:00* clock *A*.M., and
was duly recorded on the *26* day of *APR*, 1985, 19*85*, Book No. *204* on Page *688*. in
witness my hand and seal of office, this the *26* day of *APR*, 1985, 19*85*.
BILLY V. COOPER, Clerk
By *B. V. Cooper*, D.C.



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 which is hereby acknowledged, the undersigned Gene E. Walker Realty, Inc., whose mailing address is P.O. Box 538,

Ridgeland, MS 39157, does hereby sell, convey and warrant unto Hal Stephen Richardson and wife, Alison C. Richardson, as joint tenants with full rights of survivorship and not as tenants in common, whose mailing address is 405 Pinoak Drive, Madison, MS 39110, the following land and property located and situated in the County of Madison, State of Mississippi, and being more particularly described as follows, to-wit:

Lot 34, Post Oak Place, Part II, a subdivision according to the map or plat thereof on file and of record in the office of the Chancery Clerk of Madison County, Mississippi, in Plat Cabinet B at Slide 68; reference to which is hereby made in aid of and as a part of this description.

IT IS AGREED AND UNDERSTOOD that the taxes for the current year have been prorated as of this date on an estimated basis, and when said taxes are actually determined, if the proration as of this date is incorrect, then the Grantor agrees to pay to said Grantees or their assigns any deficit on an actual proration.

THIS CONVEYANCE is subject to any and all recorded building restrictions, rights of way, easements or mineral reservations applicable to the above described property.

WITNESS the respective hand and signature of the undersigned Grantor hereto affixed on this the 22nd day of April, 1985.

Gene E. Walker Realty, Inc.

By: Gene E. Walker, owner

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STATE OF MISSISSIPPI

COUNTY OF HINDS

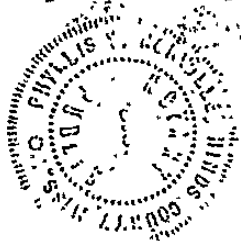
PERSONALLY came and appeared before me, the undersigned authority in and for the jurisdiction aforesaid, and while within my official jurisdiction, GENE E. WALKER, personally known to me to be the OWNER of the within named Gene E. Walker Realty, Inc. who acknowledged that he signed, sealed and delivered the above and foregoing instrument of writing on the day and for the purposes therein mentioned for and on behalf of said corporation and as its own act and deed, his having been first duly authorized so to do.

WITNESS MY SIGNATURE AND OFFICIAL SEAL OF OFFICE this 22nd day of April, 1985.

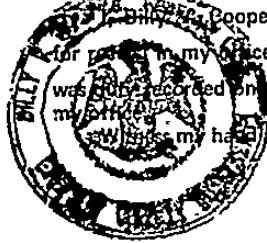
Phyllis Y. Norville
NOTARY PUBLIC

My Commission Expires:

June 3, 1986



STATE OF MISSISSIPPI, County of Madison:



Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 24 day of April, 1985 at 7:00 o'clock P. M., and was duly recorded on the APR 26 1985 day of APR 26 1985, 1985, Book No. 204 on Page 650. In witness my hand and seal of office, this the APR 26 1985 of 1985.

BILLY V. COOPER, Clerk

By [Signature], D.C.

WARRANTY DEED

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INDEXED

For a valuable consideration not necessary here to mention cash in hand paid to the grantors by the grantee herein, the receipt of which is hereby acknowledged, and the further consideration of Six Thousand Five Hundred Dollars (\$6,500.00) due the grantors by the grantee herein as evidenced by promissory note described in and secured by purchase money deed of trust of even date herewith, we, ISADORE HEATH and MAGGIE HEATH, husband and wife, do hereby convey and warrant unto YVONNE HEATH, subject to the terms and provisions hereof, that real estate situated in Madison County, Mississippi, described as:

A parcel of land situated in the N 1/2 of SW 1/4 of Section 15, Township 10 North, Range 3 East, Madison County, Mississippi, more particularly described as:

Commence at a concrete monument marking the SW corner of Section 15, T10N, R3E, Madison County, Mississippi and run thence North 78.9 feet to a concrete monument; thence N 39 degrees 44 minutes E 758.0 feet to a point; thence N 31 degrees 49 minutes E 1292.4 feet to a point; thence N 09 degrees 18 minutes E 97.8 feet to an iron pin on the West margin of a county public road; thence N 28 degrees 28 minutes E 337.0 feet along the West margin of said county public road to an iron pin, the point of beginning; thence S 80 degrees 55 minutes W 1359.7 feet along a drainage ditch extended to an iron pin; thence North 702.4 feet to an iron pin; thence East 1086.8 feet to an iron pin; thence S 15 degrees 07 minutes W 210.0 feet to an iron pin; thence East 420.0 feet to an iron pin on the West margin of said county public road; thence S 10 degrees 11 minutes W 127.0 feet along the West margin of said county public road to a point; thence S 28 degrees 28 minutes W 181.6 feet along the West margin of said county public road to the point of beginning, containing 17.46 acres, more or less; LESS AND EXCEPT THEREFROM 2.46 acres out of the northwest corner thereof.

This conveyance is executed subject to:

- (1) Zoning and Subdivision Regulation Ordinances of Madison County, Mississippi.
- (2) Ad valorem taxes for the year 1985 which grantee covenants and agrees to pay when the same become due and payable.
- (3) Exception by predecessors in title of all oil, gas, and minerals in and under the above described lands.
- (4) Deed or trust executed by Isadore Heath and Maggie Heath to R. H. Powell, Jr., Trustee, to secure Edwards C. Henry

and Evalyn F. Henry, dated April 20, 1976, recorded in Land Record Book 418 at Page 536 thereof in the Chancery Clerk's Office for said county. The undersigned grantors do hereby expressly covenant and agree to pay the balance due on the indebtedness secured by said deed of trust as the same becomes due and payable.

WITNESS our signatures this 23rd day of April, 1985.

Isadore Heath
Isadore Heath

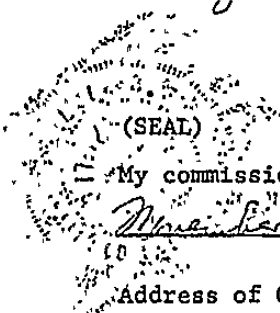
Maggie Heath
Maggie Heath

STATE OF MISSISSIPPI
COUNTY OF MADISON

Personally appeared before me, the undersigned authority in and for the aforementioned jurisdiction, the within named ISADORE HEATH and MAGGIE HEATH, husband and wife, who acknowledged that they signed and delivered the above and foregoing instrument on the day and year therein mentioned.

Given under my hand and official seal this the 24th day of April, 1985.

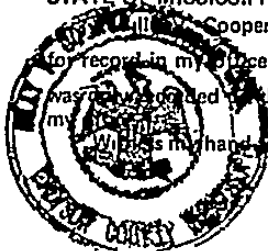
Elmer P. Frazier
Notary Public



My commission expires: March 14, 1987

Address of Grantors: 539 South Liberty Street, Canton, Mississippi 39046
Address of Grantee: 144 Carroll Street, Patterson, New Jersey 07501

STATE OF MISSISSIPPI, County of Madison:



Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 24 day of April, 1985, at 9:00 o'clock a M., and was received by me the APR 26, 1985 day of April, 1985, Book No. 204 on Page 691 in my office. Witness my hand and seal of office, this the APR 26, 1985 day of April, 1985.

BILLY V. COOPER, Clerk
By [Signature] D.C.

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FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00), cash in hand paid, and other good and valuable considerations, the receipt and sufficiency of all of which is hereby acknowledged, and the additional consideration of the assumption and agreement to pay the Grantee herein, as and when due, according to its terms, the balance of the indebtedness secured by that certain Deed of Trust dated July 14, 1980, to COMMERCE MCGEHEE MORTGAGE, INC. securing the principal sum of \$58,750.00, and recorded in the office of the Chancery Clerk of Madison County, at Canton, Mississippi, in Book 472 at Page 61, I, the undersigned JULIA B. WEBER do hereby sell, convey and warrant unto CHERYL B. MELGAR the following described land and property lying and being situated in the County of Madison, State of Mississippi, to-wit:

LOT FOURTEEN (14), LONGMEADOW SUBDIVISION, PART ONE (1), REVISED, a subdivision according to the map or plat thereof on file and of record in the office of the Chancery Clerk of Madison County, Mississippi, recorded in Plat Book 6 at Page 23, reference to which is hereby made in aid of and as a part of this description.

Ad valorem taxes covering the above described property for the year 1985 are to be pro-rated.

Escrows are to be transferred to the Grantee herein.

THIS CONVEYANCE is made subject to all mineral reservations, easements and restrictive covenants affecting the above described property.

WITNESS THE SIGNATURE of the Grantor, This, The 23rd day of April, 1985.

Julia B. Weber
JULIA B. WEBER

STATE OF MISSISSIPPI
COUNTY OF HINDS

PERSONALLY appeared before me, the undersigned authority, in and for the jurisdiction aforesaid, the within named JULIA B WEBER, who acknowledged to me that she signed and delivered the above and foregoing instrument of writing on the day and year therein mentioned.

Kathleen Mason
NOTARY PUBLIC

MY COMMISSION EXPIRES:
My Commission Expires Aug. 13, 1985

STATE OF MISSISSIPPI, County of Madison:

Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 24 day of April, 1985, at 9:00 o'clock AM, and was duly recorded on the 24 day of APR, 1985, Book No. 204 on Page 693. in my hand and seal of office, this the 26 of APR, 1985.
BILLY V. COOPER, Clerk
By [Signature] D.C.



WARRANTY DEED

522 204 694

INDEXED

2070

For a valuable consideration not necessary here to mention cash in hand paid to the grantors by the grantee herein, the receipt and sufficiency of which are hereby acknowledged, we, ARTHUR WILLIAMS and EVA THOMPSON WILLIAMS, husband and wife, do hereby convey and warrant unto WILLIE ANN THOMPSON, subject to the terms and provisions hereof, that real estate situated in Madison County, Mississippi, described as:

Commence at the Southeast corner of the Southwest $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 9, Township 7 North, Range 1 East, Madison County, Mississippi, thence South 89 degrees 30 minutes West 362.95 feet to an iron pin marking the Point of Beginning; thence South 89 degrees 30 minutes West 174.82 feet to an iron pin; thence North 249.20 feet to an iron pin; thence North 89 degrees 30 minutes East 174.82 feet to an iron pin; thence South 249.20 feet to the Point of Beginning containing 1.00 acre more or less and being part of the Southwest $\frac{1}{4}$ of the Northwest $\frac{1}{4}$ of Section 9, Township 7 North, Range 1 East, Madison County, Mississippi.

A plat of the above described property is attached hereto as Exhibit "A" and reference to said plat is here made in aid of and as a part of the foregoing description.

This conveyance is executed subject to:

- (1) Zoning and Subdivision Regulation Ordinances of Madison County, Mississippi.
- (2) Ad valorem taxes for the year 1985 which shall be prorated.
- (3) Exception of such oil, gas, and minerals as may now be outstanding of record.

WITNESS our signatures this 24th day of April, 1985.

ARTHUR WILLIAMS
Arthur Williams
Eva Thompson Williams
Eva Thompson Williams

STATE OF MISSISSIPPI
COUNTY OF MADISON

Personally appeared before me, the undersigned authority in and for the aforementioned jurisdiction, the within named

ARTHUR WILLIAMS and EVA THOMPSON WILLIAMS, husband and wife,
who acknowledged that they signed and delivered the above and
foregoing instrument on the day and year therein mentioned.

Given under my hand and official seal this the 24th day
of April, 1985.

Elaine R. Fancher
Notary Public

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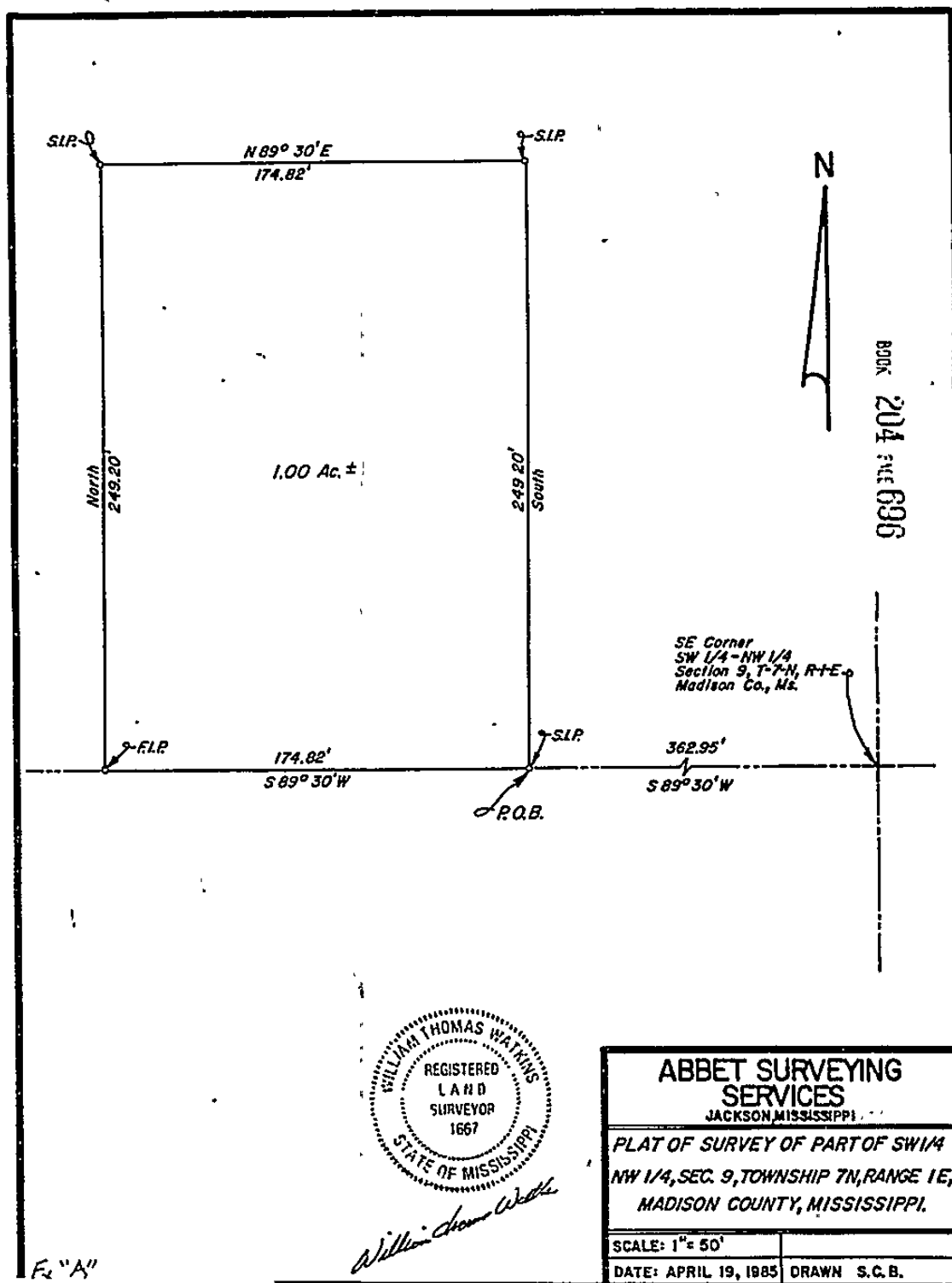
(SEAL)

My commission expires:

November 14, 1987

Address of Grantors: Route 3, Box 348, Jackson, Mississippi 39213

Address of Grantee: 6125 Brown Street, Apartment 2-11, Jackson,
Mississippi 39213



F. "A"
 STATE OF MISSISSIPPI, County of Madison:
 I, Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed
 record in my office this 24th day of April, 1985, at 10:15 o'clock P.M., and
 was duly recorded on the 24th day of April, 1985, Book No. 204, on Page 694. In
 my hand and seal of office, this the 24th day of April, 1985.
 BILLY V. COOPER, Clerk
 By W. Thomas Watkins, D.C.

WARRANTY DEED

BOOK 204 PAGE 637 INDEXED

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 which is hereby acknowledged, I, MILDRED O. OWENS, a widow, do hereby convey and warrant my entire interest in the following described property to BERNICE BROWN, JAMES OWENS, JR., BEATRICE OWENS, HELEN OWENS and HOWARD OWENS, all being my children, in and to the following described real estate situated in the City of Canton, County of Madison and State of Mississippi, to-wit:

A part of Lot 11 of Block "A" of MILLER'S SUBDIVISION IN Canton, Madison County, Mississippi, as described in Exhibit "A" attached hereto and made a part hereof the same as if fully copied herein.

Grantor herein is the widow of James Owens who passed intestate on or about November 13, 1983 and that she and the grantees herein are his sole and only heirs at law.

GRANTOR RESERVES ^{Life} ~~A/LIFE~~ ESTATE IN THE ABOVE DESCRIBED PROPERTY.

This Conveyance is executed subject to:

1. Such matters or facts as would be revealed by an accurate survey and inspection of the premises.
2. Zoning and Subdivision Regulation Ordinances of Canton; Madison County, Mississippi.
3. Ad valorem taxes for the year 1985, the payment of which is assumed by the grantor.

WITNESS MY SIGNATURE this 24TH day of April, 1985.

Mildred O. Owens
MILDRED O. OWENS

STATE OF MISSISSIPPI
COUNTY OF MADISON

PERSONALLY APPEARED before me, the undersigned authority in and for said county and state aforesaid, the within named MILDRED O. OWENS, who acknowledged that she signed and delivered the above and foregoing instrument on the day and year therein mentioned.

GIVEN UNDER MY HAND and official seal, this 24 day of April, 1985.

Billy V. Cooper
CHANCERY CLERK

BY: K. Cooper D.C.

(SEAL)

MY COMMISSION EXPIRES: 1-4-88

GRANTOR'S ADDRESS: 124 W. Dinkins Street - Canton, MS. 39046

GRANTEE'S ADDRESS: 124 W. Dinkins Street - Canton, MS. 39046

Part of Lot Eleven (11) of Block "A", of MILLER'S SUBDIVISION of a part of Calhoun's Addition to the City of Canton, Mississippi, according to map or plat of said Subdivision now of record in the Chancery Clerk's Office for Madison County, Mississippi, reference to said map or plat being here made in aid of and as a part of this description, and which property is particularly described as:

Begin at an iron stake on the north side of South Street at the southeast corner of the lot that was conveyed by Thelma Jones Bell and Mavis Jones to Albert Hobson and Jessie C. Hobson, as shown by their deed of November 20, 1943, duly recorded in said Clerk's office, thence run east along the north line of the said South Street to an iron stake at the southwest corner of the property conveyed by Peter Garrett and wife, Oneeta Garrett, to Horace Whitehead and Eugene Whitehead, by deed dated June 11, 1927, said deed being recorded in Record Book of Deeds No. 4 at Page 63 thereof, in said Clerk's Office, thence run north 84.18 feet to an iron stake, and thence run west to an iron stake at the northeast corner of the said lot conveyed by Thelma Jones Bell and Mavis Jones to Albert Hobson and Jessie C. Hobson by their deed of November 20, 1943, and thence run south to the point of beginning; and being that property conveyed by Lida Prophet and Clarence Prophet to J. A. Lord and Marie M. Lord by deed dated September 18, 1954, recorded in Land Record Book 59 at Page 238 thereof in the Chancery Clerk's Office for said county.

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EXHIBIT "A" to deed executed by MILDRED O. OWENS TO BERNICE BROWN, ET AL.
MIL-3, 1985.

STATE OF MISSISSIPPI, County of Madison:
I, Billy V. Cooper, Clerk of the Chancery Court of Said County, certify that the within instrument was filed for record in my office this 24 day of April, 1985, at 10:20 o'clock A.M., and was duly recorded on the APR 30 1985 day of April, 1985, Book No. 204 on Page 697 in my office.
WITNESS my hand and seal of office, this the APR 30 1985 day of April, 1985.
BILLY V. COOPER, Clerk
By M. W. Wright, D.C.

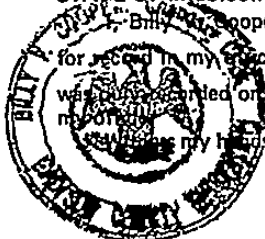


EXHIBIT "A"