

STATE MS., DESOTO CO.

OCT 24 10 59 AM '95

THIS INSTRUMENT PREPARED BY:  
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HOLLY SPRINGS, MISSISSIPPI 38635  
TELEPHONE: (601) 252-3224

BK 292 PG 166  
W.E. DAVIS CH. CLK.  
by B Cleveland &

STATE OF MISSISSIPPI )  
COUNTY OF DESOTO )

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00) cash, in hand paid, and other good and valuable consideration, the receipt and sufficiency of all of which is hereby acknowledged, we, ROBERT L. WOODS and H. H. HAWKS, do hereby convey and warrant unto JOHN WILLIAM LENTZ the following land and property located and situated in DeSoto County, Mississippi, to-wit:

61 acres, more or less, in part of the Southeast Quarter of the Northeast Quarter of Section 23, Township 3 South, Range 6 West; and part of the Southwest and Southeast Quarters of the Northwest Quarter of Section 24, Township 3 South, Range 6 West, DeSoto County, Mississippi, described as follows, to-wit: Beginning at the Southeast corner of a 15 acre parcel in the North Cockrum Farms tract, said point being 2,446.89 feet East of the Southeast corner of the Northwest Quarter of Section 23, Township 3 South, Range 6 West; thence North 488.07 feet to the Northeast corner of said 15 acre parcel; thence Northwest 1,458.44 feet along the North line of said 15 acre lot to a point in the East right-of-way of Adam Drive of North Cockrum Farms Subdivision, (50 feet wide); thence North 50.9 feet along said right-of-way to the Southwest corner of Lot 29 of said subdivision; thence Southeast 1,549.39 feet along said South line to the Southeast corner of said Lot 29; thence North 850.0 feet along the East line of Lots 29 and 30 to the Northeast corner of Lot 30; thence East 100 feet more or less to a point in the West line of Section 24; thence East along a quarter section line of Section 24 a distance of 1,400 feet more or less to a point on the West property line of the Pidgeon Roost Canal tract; thence Southeast 1,700 feet more or less along said Canal tract to a point in the South line of the half section line of Section 24; thence West 2,290 feet more or less along said half section line to a point in the West line of Section 24; thence West 193.11 feet more or less to the point of beginning and containing 61 acres, more or less.

Subject to a Deed Of Trust dated July 29, 1992, executed by Robert L. Woods and H. H. Hawks, to George S. McIngvale, Trustee, for Charles W. Woods, Beneficiary, and recorded in the office of the Chancery Clerk of DeSoto County, Mississippi in Deed Of Trust Record No. 595, at page 279.

Excepted from the covenants of warranty herein contained are the Zoning

Ordinance and Subdivision Regulations of DeSoto County, Mississippi.

WITNESS OUR SIGNATURES this the 18th day of October

1995.

Robert L. Woods  
ROBERT L. WOODS

H. H. Hawks  
H. H. HAWKS

INDEXING INSTRUCTIONS: 61 acres, more or less, in part of SE1/4 of NE1/4, Sec. 23, T3S, R6W, and part of the SW1/4 and SE1/4 of the NW1/4 of Sec. 24, T3S, R6W, DeSoto County, MS.

STATE OF MISSISSIPPI )

COUNTY OF MARSHALL )

Personally appeared before me, the undersigned authority in and for the County and State aforesaid, duly qualified, commissioned and acting, the within named Robert L. Woods and H. H. Hawks, who acknowledged to me that they signed and delivered the above and foregoing *Warranty Deed* on the day and year therein mentioned, for the purposes therein stated, as their free and voluntary act and deed.

Given under my hand and official seal of office, this the 18th day of October, 1995.



Peggy A. Moore  
NOTARY PUBLIC

My commission expires: 7-31-96

Robert L. Woods and  
H. H. Hawks  
P. O. Box 5067  
Holly Springs, MS 38634-5067  
(601) 252-2333  
SAME

John William Lentz  
7466 Holly Springs Road  
Hernando, MS 38532  
(601) 233-4367  
SAME