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STATE OF MISSISSIPPI
PEARL RIVER DISTRICT
CLERK OF THE DISTRICT

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STATE OF MISSISSIPPI
COUNTY OF PEARL RIVER

BOOK

813 PAGE

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WARRANTY DEED

CHANCERY CLERK



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For and in consideration of the sum of TEN DOLLARS (\$10.00) cash in hand paid to and other good and valuable considerations, the receipt of all of which is hereby acknowledged and confessed, KAROLD W. PROSSER COMPANY, a Nebraska Corporation authorized to do business in the State of Mississippi, does hereby sell, convey and warrant unto TYRON E. GILL, the following described real property, together with any and all improvements and appurtenances thereto belonging, situated in the County of Pearl River, State of Mississippi, to-wit:

A part of the W/4 of the SE1/4, and part of the SB1/4 of the SE1/4 of Section 25, and a part of the N1/2 of the NE1/4 of Section 36, all in Township 4 South, Range 18 West, Pearl River County, Mississippi, and being more particularly described as follows: Beginning at an iron pipe marking the NE Corner of said Section 36, thence North 1 degree 15 minutes 21 seconds West 1288.89 feet to an iron pipe, thence South 89 degrees 39 minutes 40 seconds West 625.28 feet to an iron rod, thence South 773.24 feet to an iron rod, thence South 89 degrees 57 minutes 42 seconds West 1311.20 feet to an iron rod, thence North 0 degrees 30 minutes 36 seconds East 916.74 feet to an iron rod, in the center of Annakasia Drive in Tierra Lago Estates Subdivision, thence with said road South 48 degrees 31 minutes 16 seconds West 865.05 feet to an iron rod on the West line of the SE1/4 of the SE1/4 of Section 25, Township 4 South, Range 18 West, thence leaving said road South 2 degrees 31 minutes 09 seconds East 817.11 feet to a fence corner, thence South 0 degrees 18 minutes 53 seconds West 273.91 feet to a fence corner, thence South 0 degrees 00 minutes 57 seconds East 677.20 feet to a fence corner, thence South 81 degrees 46 minutes 30 seconds West 33.39 feet to a fence corner on the West line of the NW1/4 of the NE1/4 of Section 36, Township 4 South, Range 18 West, Pearl River County, and the North margin of a public road, thence with said margin the following courses, South 30 degrees 30 minutes 31 seconds East 93.96 feet to a fence corner, thence South 8 degrees 09 minutes 00 seconds East 38.40 feet to a fence corner, thence South 18 degrees 26 minutes 28 seconds East 169.35 feet to an iron pipe at a fence corner, thence South 87 degrees 10 minutes 42 seconds East 818.46 feet to a fence corner, thence South 86 degrees 42 minutes 17 seconds East 299.59 feet to a fence corner, thence South 8 degrees 45 minutes 54 seconds West 8.58 feet to a fence corner, thence North 83 degrees 08 minutes 20 seconds East 40.06 feet to an iron pipe, thence North 80 degrees 08 minutes 27 seconds East 734.08 feet to an iron rod, thence North 0 degrees 50 minutes 06 seconds East 1142.22 feet to an iron rod, thence South 89 degrees 08 minutes 54 seconds East 602.06 feet to the Point of Beginning, containing 105.08 acres, more or less, in the above said Section, Township and Range.

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WARRANTY DEED - PAGE 2

LESS AND EXCEPT: Commence at a found 3/4 inch iron pipe marking the Southeast Corner of Section 25, Township 4 South, Range 18 West, Pearl River County, Mississippi, thence North 89 degrees 15 minutes 06 seconds West, a distance of 601.88 feet to a found 1/2 inch re-bar at a fence corner; thence North 89 degrees 12 minutes 20 seconds West, a distance of 1376.88 feet to a point for the true Point of Beginning, thence North 01 degrees 36 minutes 31 seconds East, a distance of 481.07 feet to a found 1/2" re-bar of a new fence corner, thence North 00 degrees 26 minutes 59 seconds East, a distance of 916.73 feet to a found nail in the center of Anastasia Drive, thence South 48 degrees 27 minutes 07 seconds West along the center of said Anastasia Drive, a distance of 864.97 feet to a found Nail; thence South 02 degrees 35 minutes 52 seconds East along a fence, a distance of 816.55 feet to a fence corner; thence South 00 degrees 00 minutes 24 seconds West along said fence, a distance of 150.68 feet to a set 1/4 inch re-bar, thence South 88 degrees 41 minutes 13 seconds East a distance of 585.43 feet to a found Nail in the center of a Gravel Drive; thence North 01 degrees 36 minutes 31 seconds East, a distance of 155.98 feet to the Point of Beginning. The property contains 17.94 acres, more or less, and is a part of the Southwest Quarter of the Southeast Quarter of Section 25 and a part of the Northwest Quarter of the Northeast Quarter of Section 36.

The Grantor does hereby conveys unto Grantor and reserve and excepts unto itself, its heirs successors and interests as appears a right-of-way on, over and across the following described property, to-wit:

Commence at the Northwest Corner of the Southeast Quarter of the Southeast Quarter of Section 25, Township 4 South, Range 18 West, Pearl River County, Mississippi, thence South 769.73 feet, thence South 89 degrees 57 minutes 42 seconds West 1111.92 feet to the Point of Beginning, thence South 44 degrees 28 minutes 45 seconds West 178.40 feet, thence South 41 degrees 05 minutes 10 seconds West 410.49 feet, thence South 37 degrees 39 minutes 18 seconds West 253.20 feet, thence South 1 degree 15 minutes 27 seconds West 822.89 feet, thence along a curve to the right with a radius of 77.99 feet, a length of 124.50 feet, and a chord bearing South 46 degrees 59 minutes 08 seconds West 111.69 feet, thence North 87 degrees 17 minutes 11 seconds West 406.46 feet, thence South 81 degrees 58 minutes 10 seconds West 113.50 feet to a point on the centerline of a paved public road.

This conveyance is made subject to any and all prior reservation and/or conveyances of the oil, gas, and other minerals in, on, or under the above described land, together with the rights of ingress and egress for the purpose of exploring for, mining, removing, and marketing all of such said products from said land, as reserved by the predecessors in title of the Grantor herein.

WARRANTY DEED - PAGE 3

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This conveyance is also made subject to the following road right-of-way and being more particularly described as follows, to-wit:

Commence at the Northwest Corner of the Southeast Quarter of the Southeast Quarter of Section 25, Township 4 South, Range 18 West, Pearl River County, Mississippi, thence South 769.73 feet, thence South 89 degrees 57 minutes 42 seconds West 111.92 feet to the Point of Beginning, thence South 44 degrees 28 minutes 45 seconds West 178.40 feet, thence South 41 degrees 05 minutes 10 seconds West 410.49 feet, thence South 37 degrees 39 minutes 18 seconds West 253.20 feet, thence South 1 degree 15 minutes 27 seconds West 822.89 feet, thence along a curve to the right with a radius of 77.99 feet, a length of 124.50 feet, and a chord bearing South 46 degrees 59 minutes 08 seconds West 111.69 feet, thence North 87 degrees 17 minutes 11 seconds West 406.46 feet, thence South 81 degrees 58 minutes 10 seconds West 113.50 feet to a point on the centerline of a paved public road.

This conveyance is also made subject to any and all public road rights of way and/or easements located on, over and across the above described property or show by the Land Deed Records on file in the Office of the Chancery Clerk of Pearl River County, Mississippi. All rights of reversion to all such rights of way and/or easements, if any, are hereby conveyed to the Grantee herein named.

This conveyance is further made subject to any and all rights of ways and/or easements for public utilities in, on and under the above described property.

This conveyance is further made subject to the following protective covenants which shall run with said property.

- 1. No manufactured housing allowed, including but not limited to mobile homes and modular homes.
 - 2. Lots shall be used for residential single dwelling family homes.
- Grantor herein certifies that the above described property constitutes no part of its homestead.

This conveyance is also made subject to, and there is excepted from the warranty hereof, the 2003 ad valorem taxes, which taxes the Grantees herein assume and agree to pay when due, the same being prorated between the parties herein.

WITNESS THE SIGNATURE OF SAID CORPORATION, ON this the 17th day of March, A. D., 2003:

HAROLD W. PROSSER COMPANY

BY:  HAROLD W. PROSSER, President

WARRANTY DEED - PAGE 4

STATE OF MISSISSIPPI

BOOK 81 PAGE 618

COUNTY OF PEARL RIVER

Personally appeared before me, the undersigned authority in and for the aforesaid jurisdiction, the within named, HAROLD W. PROSSER, President of HAROLD W. PROSSER COMPANY, a Nebraska Company, authorized to do business in the State of Mississippi, who acknowledged to me that he signed, executed and delivered the above and foregoing instrument of writing on the day and in the year as therein mentioned after having been duly authorized to do so on behalf of and as the act and deed of Harold W. Prosser Company.

GIVEN under my hand and official seal of office on this 17th day of March, A. D., 2003.

Dawn Stewart
NOTARY PUBLIC



Grantors' Address & Phone No.:

108 Lina Lago Drive
Osborne, MS 39426
601-798-2938

Grantee's Address & Phone No.:

P.O. Box 1566
Picayune, MS 39446
601-798-9819

PLEASE INDEX:

(A part of the W¹/₄ of the SE¹/₄, and part of the SE¹/₄ of the SE¹/₄ of Section 25, and a part of the N¹/₄ of the NE¹/₄ of Section 36, all in Township 4 South, Range 18 East, Pearl River County, Mississippi)

Document Prepared By and Return To:

D. Richelle Lumpkin
Attorney at Law
P. O. Box 1537
Picayune, MS 39466
601-799-0515

RESOLUTION BOOK 513 PAGE 619

I, HAROLD W. PROSSER, do hereby certify that the following is a true and correct copy of a Resolution passed by Harold W. Prosser Company, a Nebraska Corporation authorized to do business in the state of Mississippi, on 21st, 2002.

BE IT RESOLVED that Harold W. Prosser, President is hereby authorized, empowered, and directed to sign, execute and deliver such documents as are necessary for the sale of real estate in Pearl River County, Mississippi, to Tyrone E. Gill, described on Exhibit "A" attached hereto and made a part hereof.

RESOLVED, upon this, the 8th day of March, A.D., 2003.

CERTIFICATE

I, Harold W. Prosser, do hereby certify that I am duly elected and acting Secretary of Harold W. Prosser Company, a Nebraska Corporation authorized to do business in the state of Mississippi, that I am custodian of the minutes of said corporation, and that the above is a true and correct copy of a Resolution duly adopted by the Board of Directors of said corporation, and that the same appears in the minutes of said corporation.

CERTIFIED this the 17th day of March, A.D., 2003.


Secretary

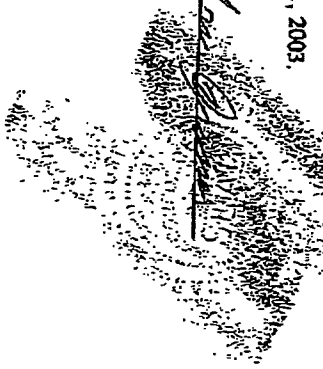


EXHIBIT "A"

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A part of the $W\frac{1}{4}$ of the $SE\frac{1}{4}$, and part of the $SE\frac{1}{4}$ of the $SE\frac{1}{4}$ of Section 25, and a part of the $N\frac{1}{4}$ of the $NE\frac{1}{4}$ of Section 36, all in Township 4 South, Range 18 West, Pearl River County, Mississippi, and being more particularly described as follows: Beginning at an iron pipe marking the NE Corner of said Section 36, thence North 1 degree 15 minutes 21 seconds West 1288.89 feet to an iron pipe, thence South 89 degrees 39 minutes 40 seconds West 625.28 feet to an iron rod, thence South 773.24 feet to an iron rod, thence South 89 degrees 57 minutes 42 seconds West 1311.20 feet to an iron rod, thence North 0 degrees 30 minutes 36 seconds East 916.74 feet to an iron rod, in the center of Anastasia Drive in Tierra Lago Estates Subdivision, thence with said road South 48 degrees 31 minutes 16 seconds West 865.05 feet to an iron rod on the West line of the $SE\frac{1}{4}$ of the $SE\frac{1}{4}$ of Section 25, Township 4 South, Range 18 West, thence leaving said road South 2 degrees 31 minutes 00 seconds East 817.11 feet to a fence corner, thence South 0 degrees 18 minutes 53 seconds West 273.91 feet to a fence corner, thence South 0 degrees 00 minutes 57 seconds East 677.20 feet to a fence corner, thence South 81 degrees 46 minutes 30 seconds West 33.89 feet to a fence corner on the West line of the $NW\frac{1}{4}$ of the $NE\frac{1}{4}$ of Section 36, Township 4 South, Range 18 West, Pearl River County, and the North margin of a public road, thence with said margin the following courses, South 30 degrees 30 minutes 31 seconds East 93.96 feet to a fence corner, thence South 8 degrees 09 minutes 00 seconds East 38.40 feet to a fence corner, thence South 18 degrees 26 minutes 28 seconds East 169.35 feet to an iron pipe at a fence corner, thence South 87 degrees 10 minutes 42 seconds East 818.46 feet to a fence corner, thence South 86 degrees 39 minutes 17 seconds East 299.59 feet to a fence corner, thence South 8 degrees 45 minutes 54 seconds West 8.58 feet to a fence corner, thence North 83 degrees 08 minutes 20 seconds East 40.06 feet to an iron pipe, thence North 80 degrees 08 minutes 27 seconds East 734.08 feet to an iron rod, thence North 0 degrees 50 minutes 06 seconds East 142.22 feet to an iron rod, thence South 89 degrees 08 minutes 54 seconds East 602.06 feet to the Point of Beginning, containing 105.08 acres, more or less, in the above said Section, Township and Range.