

INDEXING INSTRUCTIONS:

NE $\frac{1}{4}$ of the NW $\frac{1}{4}$, the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$,
the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$, the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$,
and the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 26,
Township 1 North, Range 7 East,
Pike County, Mississippi.

PREPARED BY:

C. ASHLEY ATKINSON
P. O. BOX 1266
MCCOMB, MS 39648
(601) 684-3535

STATE OF MISSISSIPPI
COUNTY OF PIKE

108324

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 which is hereby acknowledged, we the undersigned KENT OTT and KERRY OTT, do hereby grant, bargain, sell, convey and warrant unto CHRIS SASSONE AND ANTHONY SASSONE, as joint tenants with the right of survivorship and not as tenants in common, the following described real property situated in Pike County, Mississippi, to-wit:

A parcel of land located in the NE $\frac{1}{4}$ of the NW $\frac{1}{4}$, the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$, the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$, the SW $\frac{1}{4}$ of the NE $\frac{1}{4}$, and the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 26, Township 1 North, Range 7 East, Pike County, Mississippi, described as:

Commencing at an iron pin found marking the North $\frac{1}{4}$ corner of said Section 26 and run South 00° 00' 55" East 1139.60 feet to an iron pin at a fence corner marking the point of beginning of this description: Thence run North 89° 34' 50" East 1049.65 feet to an iron pin found in the West right-of-way line of the Illinois Central Gulf Railroad; thence run South 11° 54' 35" East along said West right-of-way line of the Illinois Central Gulf Railroad a distance of 1372.49 feet to an iron pin; thence leaving said West right-of-way line of the Illinois Central Gulf Railroad and run South 83° 09' 25" West 1365.76 feet to an iron pin set on the East right-of-way line of U.S. Highway Number 51; thence run North 13° 18' 20" West along said East right-of-way line of U.S. Highway Number 51 a distance of 1536.49 feet to an iron pin; thence leaving said East right-of-way line of U.S. Highway Number 51 and run North 89° 34' 50" East 376.81 feet to the point of beginning. Subject to Easements and Restrictions of record. Containing 45.96 acres. The above described real property does not constitute the homestead of either on or both of the grantors.

The warranty of this conveyance is made subject to all rights-of-way, easements, and all outstanding oil, gas and mineral leases and all mineral and/or royalty conveyances, reservations, transfers and exceptions of record affecting the above described property.

WITNESS OUR SIGNATURES, on this the 26th day of February, A.D., 1998.


KENT OTT


KERRY OTT

GRANTORS:

KENT OTT
P.O. Box 71
Osyka, MS 39657
SS # 428-11-3881
601-249-3147
KERRY OTT
P.O. Box 71
Osyka, MS 39657
SS # 428-11-2775
601-542-3091

GRANTEES:

CHRIS SASSONE
P.O. Box 215
Osyka, MS 39657
SS # 431-17-0671
601-542-5791
ANTHONY SASSONE
P.O. Box 215
Osyka, MS 39657
SS # 425-92-0496
601-542-5791

STATE OF MISSISSIPPI
COUNTY OF PIKE

Personally appeared before me, the undersigned authority in and for the state and county aforesaid and within my jurisdiction, KENT OTT, who acknowledged that he signed, executed and delivered the above and foregoing Warranty Deed on the date therein contained and for the purpose therein expressed as his voluntary act and deed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, on this the 26th day of February, A.D., 1998.

Sue A. Hutcherson
NOTARY PUBLIC



STATE OF MISSISSIPPI
COUNTY OF PIKE

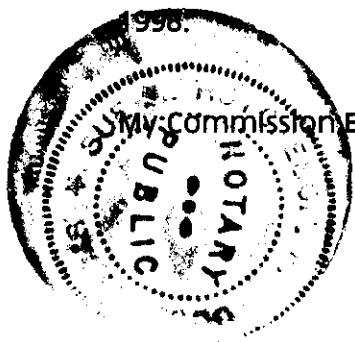


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NOTARY PUBLIC
WITNESS MY HAND AND SEAL
SHANNERY GREEN

Personally appeared before me, the undersigned authority in and for the state and county aforesaid and within my jurisdiction, KERRY OTT, who acknowledged that he signed, executed and delivered the above and foregoing Warranty Deed on the date therein contained and for the purpose therein expressed as his voluntary act and deed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, on this the 26th day of February, A.D., 1998.

Sue A. Hutcherson
NOTARY PUBLIC



My Commission Expires: 11-3-2001