

GENERAL WARRANTY DEED

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012785

THIS INDENTURE, made on the 14<sup>th</sup> day of August, A.D. Two Thousand and One by and between **RHODES REAL ESTATE PARTNERS, L.P.**, a Missouri limited partnership, Party of the First Part, and **BONNIE RHODES POYTHRESS, TRUSTEE OF THE BONNIE RHODES POYTHRESS REVOCABLE LIVING TRUST AGREEMENT DATED MAY 6, 1998**, of the County of Cape Girardeau in the State of Missouri, Party of the Second Part:

(mailing address of said first named grantee is: 3899 E Jackson Blvd / Jackson, MO 63755)

WITNESSETH, That the said party of the First Part, in consideration of the sum of Ten Dollars and No Cents (\$10.00) to them paid by the said parties of the Second Part, the receipt of which is hereby acknowledged, do by these presents, Grant, Bargain and Sell, Convey and Confirm, unto the said party of the Second Part her successors/heirs and assigns, the following described Lots, Tracts or Parcels of Land, lying being situate in the County of Cape Girardeau and State of Missouri, to-wit:

THAT PART OF U.S.P. SURVEY NO. 235, TOWNSHIP 31 NORTH, RANGE 13 EAST OF THE FIFTH PRINCIPAL MERIDIAN, IN THE COUNTY OF CAPE GIRARDEAU, STATE OF MISSOURI, DESCRIBED AS FOLLOWS:

Commence at the Southwest corner of U.S.P. survey No. 235, thence North 33°45'49" East, 3488.11 feet to the point of beginning; thence South 69°28'14" East, 860.21 feet; thence North 18°27'02" East, 651.40 feet; thence North 55°08'19" West, 200.00 feet; thence North 16°27'03" West, 697.22 feet; thence North 57°22'48" West, 704.19 feet; thence South 33°32'24" West, 496.94 feet; thence South 64°07'24" East, 566.93 feet; thence South 55°08'18" East, 401.63 feet; thence South 18°27'02" West, 364.34 feet; thence North 69°28'14" West 395.63 feet; thence South 19°41'58" West, 404.45 feet to the point of beginning and containing 21.21 acres more or less and subject to easements of record.

EASEMENT No. 1

THAT PART OF U.S.P. SURVEY NO. 235, TOWNSHIP 31 NORTH, RANGE 13 EAST OF THE FIFTH PRINCIPAL MERIDIAN, IN THE COUNTY OF CAPE GIRARDEAU, STATE OF MISSOURI, DESCRIBED AS FOLLOWS:

Commence at the Southwest corner of U.S.P. Survey No. 235, thence North 33°45'49" East, 3488.11 feet; thence South 69°28'14" East, 860.21 feet; thence North 18°27'02" East, 651.40 feet to the point of beginning of Easement No. 1; thence North 83°48'02" East 591.91 feet; thence North 40°23'40" West, 45.30 feet; thence North 01°23'40" West, 22.61 feet; thence South 83°48'02" West, 540.81 feet; thence South 18°27'02" West, 66.02 feet to the point of beginning and containing 33,661 square feet more or less

EASEMENT NO. 2

THAT PART OF U.S.P. SURVEY NO. 235, TOWNSHIP 31 NORTH, RANGE 13 EAST OF THE FIFTH PRINCIPAL MERIDIAN, IN THE COUNTY OF CAPE GIRARDEAU, STATE OF MISSOURI, DESCRIBED AS FOLLOWS:

Commence at the Southwest corner of U.S.P. Survey No. 235, thence North 33°45'49" East, 3488.11 feet; thence South 69°28'14" East, 860.21 feet; thence North 18°27'02" East, 651.40 feet; thence North 55°08'19" West, 200.00 feet; thence North 16°27'03" West; 664.66 feet to the point of beginning; thence South 50°40'59" West, 117.29 feet; thence North 39°19'01" West, 30.00 feet; thence North 50°40'59" East, 129.95 feet; thence South 16°27'03" East, 32.56 feet to the point of beginning and containing 3,709 square feet more or less and subject to any easements of record.

TO HAVE AND TO HOLD the premises aforesaid, with all and singular the rights, privileges, appurtenances and immunities thereto belonging or in anywise appertaining unto the said parties of the Second Part, and unto their successors/heirs and assigns,

FOREVER, the said party of the first part **RHODES REAL ESTATE PARTNERS, L.P.** hereby covenanting that they are lawfully seized of an indefeasible Estate in Fee in the premises herein conveyed; that they have good right to convey the same: that the said premises are free and clear of any encumbrance done or suffered by them or those under whom they claim, and that they will WARRANT AND DEFEND the title to the said premises unto the said party of the Second Part, and unto their successors/heirs and assigns, FOREVER, against the lawful claims and demands of all persons whomsoever.

IN WITNESS WHEREOF, the said parties of the First Part have hereunto set their hand the day and year first above written.

RHODES REAL ESTATE PARTNERS, L.P.  
BY ITS GENERAL PARTNERS:

Francis E. Rhodes  
Francis Eugene Rhodes, Trustee of the Francis  
Eugene Rhodes Revocable Living Trust Agreement  
Dated September 3, 1993

Edvira A. Rhodes  
Edvira A. Rhodes, Trustee of the Edvira A. Rhodes  
Revocable Living Trust Agreement dated  
September 3, 1993

Francis E. Rhodes  
Francis Eugene Rhodes, Trustee of the Edvira A. Rhodes  
Revocable Living Trust Agreement dated  
September 3, 1993

Patricia Rhodes Bratton  
Patricia Rhodes Bratton, Trustee of the  
Rhodes Family Limited Partnership Irrevocable Trust  
Agreement dated October 24, 1995

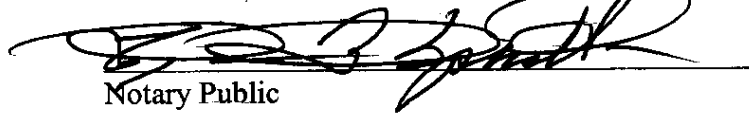
G. Elaine Beussink  
G. ELAINE BEUSSINK, TRUSTEE OF THE  
Rhodes Family Limited Partnership Irrevocable Trust  
Agreement dated October 24, 1995

STATE OF MISSOURI )  
 ) SS.  
COUNTY OF CAPE GIRARDEAU )

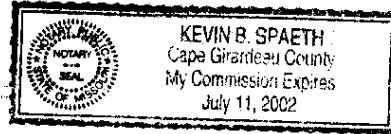
On this 14<sup>th</sup> day of September, 2001, before me personally appeared Francis Eugene Rhodes and Edvira A. Rhodes to me known to be the persons described in and who executed the foregoing instrument and acknowledge that they executed the same as their free act and deed.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal at my office in Cape Girardeau, Missouri, the day and year first above written.

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Notary Public

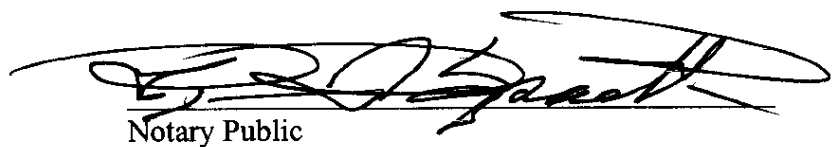
My commission expires: 7-11-02



STATE OF MISSOURI )  
 ) SS.  
COUNTY OF CAPE GIRARDEAU )

On this 14th day of September, 2001, before me personally appeared Patricia Rhodes Bratton to me known to be the person described in and who executed the foregoing instrument and acknowledge that she executed the same as her free act and deed.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal at my office in Cape Girardeau, Missouri, the day and year first above written.

  
Notary Public

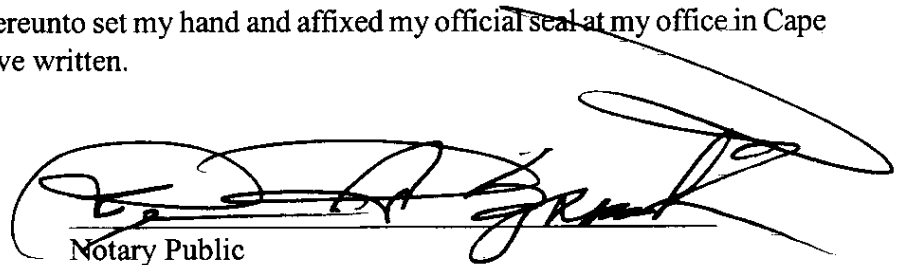
My commission expires: 7-11-02



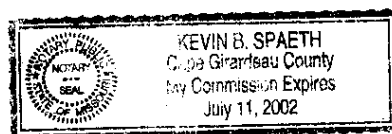
STATE OF MISSOURI )  
 ) SS.  
COUNTY OF CAPE GIRARDEAU )

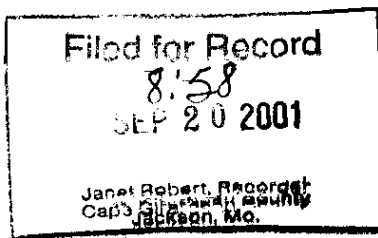
On this 14th day of September, 2001, before me personally appeared G. Elaine Beussink to me known to be the person described in and who executed the foregoing instrument and acknowledge that she executed the same as her free act and deed.

IN TESTIMONY WHEREOF, I have hereunto set my hand and affixed my official seal at my office in Cape Girardeau, Missouri, the day and year first above written.

  
Notary Public

My commission expires: 7-11-02





\$32.00 chg.

RS HBR  
Kevin Spaeth

STATE OF MISSOURI } ss  
County of Cape Girardeau, }

I hereby certify that this instrument  
was FILED FOR RECORD at the date  
and time shown hereon and is recorded in  
Book... 1149 ... Page... 258 ...

JANET ROBERT  
Recorder of Deeds

By Vickie Ruehling... Deputy