

REC. FEE: 29.00

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Janet Robert, Recorder of Cape Girardeau County, MO, do hereby certify that the within instrument of writing, was, on 03-24-2003 at 2:20 PM, duly filed for record and is recorded in the records of this office. In book 1312 at page 151. In testimony whereof I have hereunto set my hand and affixed my official seal at Jackson, Missouri, on this date: 03-24-2003
Janet Robert, Recorder

Sara B. Hurst, Deputy

BOOK 1312 PAGE 0151

GENERAL WARRANTY DEED

THIS INDENTURE, Made on the 21st day of March A.D. Two Thousand and Three, by and between **GRANTORS**, Larry Borgfield, Trustee of the Larry Borgfield Declaration of Trust, of an undivided one-half as tenants in common and Audrey Borgfield, Trustee of the Audrey Borgfield Declaration of Trust, of the other one-half as tenant in common, of the County of Cape Girardeau, in the State of Missouri, Parties of the First Part, and **GRANTEE**, WPSD Properties, LLC, of the County of Cape Girardeau, in the State of Missouri, Party of the Second Part: (mailing address of said first named grantee is: 424 Black Oak Trail, Jackson Mo
63755)

WITNESSETH, That the said parties of the First Part, in consideration of the sum of Ten Dollars and other valuable consideration to them paid by the said party 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, its successors and assigns, the following described Lots, Tracts or Parcels of Land, lying, being and situate in the County of Cape Girardeau and State of Missouri, to-wit:

PART OF NORTHEAST QUARTER OF FRACTIONAL SECTION 1, TOWNSHIP 31 NORTH, RANGE 12 EAST AND PART OF SOUTHEAST QUARTER OF FRACTIONAL SECTION 36, TOWNSHIP 32 NORTH, RANGE 12 EAST BEING PARTIALLY WITHIN THE CITY LIMITS OF JACKSON AND BEING ALL IN CAPE GIRARDEAU COUNTY, MISSOURI CONTAINING

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8.000 ACRES (MORE OR LESS), DESCRIBED AS FOLLOWS:

Commence at the Southeast corner of Survey 807, Township 31 North, Range 12 East (½ iron rod); thence N7°00'00" E along East Line of said Survey 807, 266.00 feet to a ½" iron rod for the Point of Beginning; thence continue N7°00'00" E along East Line of said Survey 517.62 feet to a ½" iron rod; thence S48°46'25" E, 937.77 feet to a ½" iron rod on the North right of way of U. S. Highway 61; thence southwesterly along a non-tangent curve to the Left having a radius of 11,509.20 feet and with said right of way line 309.77 feet to a ½" iron rod; thence N83°16'04"W, 482.53 feet to a ½" iron rod; thence N7°00'00" E, 266.00 feet to a ½" iron rod; thence N83°16'04" W, 114.63 feet to a Point of Beginning.

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 party of the Second Part, and unto its successors and assigns, **FOREVER**, the said Larry Borgfield, Trustee of the Larry Borgfield Declaration of Trust, of an undivided one-half as tenants in common and Audrey Borgfield, Trustee of the Audrey Borgfield Declaration of Trust, of the other one-half as tenant in common, hereby covenanting that they are lawfully seized of an indefeasible Estate in Fee in the premises herein conveyed; that they 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 its successors 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.

Larry Borgfield
Larry Borgfield, Trustee
Larry Borgfield
Larry Borgfield, Individually
~~Audrey Borgfield~~
Audrey Borgfield, Trustee
~~Audrey Borgfield~~
Audrey Borgfield, Individually

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

On this 21st day of March, 2003, before me, a Notary Public in and for said State, personally appeared Larry Borgfield, Trustee of the Larry Borgfield Declaration of Trust, of an undivided one-half as tenants in common and Audrey Borgfield, Trustee of the Audrey Borgfield Declaration of Trust, of the other one-half as tenant in common, to me known to be the person described in and who executed the within general warranty deed and acknowledged that they executed the same for the purposes therein stated.

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

Rebecca C. Wolley
Notary Public

My Commission expires: 11-29-05

