

**SUBSTITUTED TRUSTEE'S NOTICE OF SALE**

WHEREAS, on April 4, 2008, Diann Joiner, A Single Woman executed a certain deed of trust to Jay Morris, Trustee for the benefit of JPMorgan Chase Bank, N.A. which deed of trust is of record in the office of the Chancery Clerk of DeSoto County, State of Mississippi in Book 2,882 at Page 156; and

WHEREAS, JPMorgan Chase Bank, National Association has heretofore substituted Shapiro & Massey, LLC as Trustee by instrument dated March 25, 2016 and recorded in the aforesaid Chancery Clerk's Office in Book 4133 at Page 21; and

WHEREAS, default having been made in the terms and conditions of said deed of trust and the entire debt secured thereby having been declared to be due and payable in accordance with the terms of said deed of trust, JPMorgan Chase Bank, National Association, the legal holder of said indebtedness, having requested the undersigned Substituted Trustee to execute the trust and sell said land and property in accordance with the terms of said deed of trust and for the purpose of raising the sums due thereunder, together with attorney's fees, trustee's fees and expense of sale.

NOW, THEREFORE, I, Shapiro & Massey, LLC, Substituted Trustee in said deed of trust, will on May 10, 2016 offer for sale at public outcry and sell within legal hours (being between the hours of 11:00 a.m. and 4:00 p.m.), at the East Front Door of the County Courthouse of DeSoto County, located at Hernando, Mississippi, to the highest and best bidder for cash the following described property situated in DeSoto County, State of Mississippi, to-wit:

Lot 66, Section A, Fairfield Meadows Subdivision, located in Section 32, Township 1 South, Range 8 West, as shown on plat of record in Plat Book 62, Page 19-26 in the Chancery Clerk's Office of DeSoto County, Mississippi, to which plat reference is made for a more particular description of said property.

I WILL CONVEY only such title as vested in me as Substituted Trustee.

WITNESS MY SIGNATURE on this 8th day of April, 2016.



Shapiro & Massey, LLC  
SUBSTITUTED TRUSTEE

Shapiro & Massey, LLC  
1080 River Oaks Drive  
Suite B-202  
Flowood, MS 39232  
(601) 981-9299

6753 Hunters Crossing  
Horn Lake, MS 38637  
15-013587AH

Publication Dates:  
April 19 and 26, 2016 and May 3, 2016

5-10-16

**SUBSTITUTED TRUSTEE'S NOTICE OF SALE**

WHEREAS, on November 12, 2009, James R. Latham, Jessica N. Latham, husband and wife executed a certain deed of trust to Lem Adams, III, Trustee for the benefit of Mortgage Electronic Registration Systems, Inc., solely as nominee for Suntrust Mortgage, Inc., its successors and assigns which deed of trust is of record in the office of the Chancery Clerk of DeSoto County, State of Mississippi in Book 3,103 at Page 93 and re-recorded in Book 3,249 at Page 73; and

WHEREAS, said Deed of Trust was subsequently assigned to JPMorgan Chase Bank, National Association by instrument dated December 5, 2011 and recorded in Book 3,383 at Page 712 and again assigned by corrective assignment dated March 3, 2016 and recorded in Book 4,133 at Page 13 of the aforesaid Chancery Clerk's office; and

WHEREAS, JPMorgan Chase Bank, National Association has heretofore substituted Shapiro & Massey, LLC as Trustee by instrument dated March 18, 2016 and recorded in the aforesaid Chancery Clerk's Office in Book 4133 at Page 18; and

WHEREAS, default having been made in the terms and conditions of said deed of trust and the entire debt secured thereby having been declared to be due and payable in accordance with the terms of said deed of trust, JPMorgan Chase Bank, National Association, the legal holder of said indebtedness, having requested the undersigned Substituted Trustee to execute the trust and sell said land and property in accordance with the terms of said deed of trust and for the purpose of raising the sums due thereunder, together with attorney's fees, trustee's fees and expense of sale.

NOW, THEREFORE, I, Shapiro & Massey, LLC, Substituted Trustee in said deed of trust, will on May 10, 2016 offer for sale at public outcry and sell within legal hours (being between the hours of 11:00 a.m. and 4:00 p.m.), at the East Front Door of the County Courthouse of DeSoto County, located at Hernando, Mississippi, to the highest and best bidder for cash the following described property situated in DeSoto County, State of Mississippi, to-wit:

A lot located and being situated in DeSoto County, Mississippi, and being more particularly described as follows, to-wit:

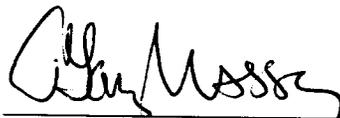
Lot 245, Section E, Magnolia Lakes, in Section 35, Township 1 South, Range 6 West, DeSoto County, MS, as shown on plat of record in Plat Book 75, Page 34, in the Office of the Chancery Clerk of DeSoto County, MS, and being that same property described in Warranty Deed Book 511, Page 621 in the records of the Chancery Clerk of DeSoto County, MS.

Parcel number: 1067-3535.0-00245.00

Property Address: 10911 Oak Leaf Dr., Olive Branch, MS 38654.

I WILL CONVEY only such title as vested in me as Substituted Trustee.

WITNESS MY SIGNATURE on this 8th day of April, 2016.



Shapiro & Massey, LLC  
SUBSTITUTED TRUSTEE

Shapiro & Massey, LLC  
1080 River Oaks Drive  
Suite B-202  
Flowood, MS 39232  
(601) 981-9299

10911 Oak Leaf Drive  
Olive Branch, MS 38654  
15-012814AH

Publication Dates: April 19 and 26, 2016 and May 3, 2016

5-10-16

Substitute Trustee's Notice of Sale

STATE OF MISSISSIPPI  
COUNTY OF DeSoto

WHEREAS, on the 9th day of January, 2008, James Lee Smith and Audrey Carol Smith, husband and wife as joint tenants in common, executed and delivered a certain Deed of Trust unto Scott R. Valby, Trustee for Mortgage Electronic Registration Systems, Inc. as nominee for Franklin American Mortgage Company, Beneficiary, to secure an indebtedness therein described, which Deed of Trust is recorded in the office of the Chancery Clerk of DeSoto County, Mississippi in Book 2844 at Page 156; and

WHEREAS, on the 2nd day of April, 2012, Mortgage Electronic Registration Systems, Inc. as nominee for Franklin American Mortgage Company, assigned said Deed of Trust unto Wells Fargo Bank, National Association, by instrument recorded in the office of the aforesaid Chancery Clerk in DK T Book 3422 at Page 374; and

WHEREAS, on the 10th day of August, 2015, the Holder of said Deed of Trust substituted and appointed Emily Kaye Courteau by instrument recorded in the office of the aforesaid Chancery Clerk in DK T Book 4028 at Page 113; and

WHEREAS, default having been made in the payments of the indebtedness secured by the said Deed of Trust, and the holder of said Deed of Trust, having requested the undersigned so to do, on the 10th day of May, 2016, I will during the lawful hours of between 11:00 a.m. and 4:00 p.m., at public outcry, offer for sale and will sell, at the East front door at Courthouse located at 2535 Hwy. 51 South of the DeSoto County Courthouse at Hernando, Mississippi, for cash to the highest bidder, the following described land and property situated in DeSoto County, Mississippi, to-wit:

Lot 5, Magnolia Manor Subdivision, located in Sections 12 and 13, Township 3 South, Range 8 West, Desoto County, Mississippi, as per Plat thereof recorded in Plat Book 93, Page 35, in the Office of the Chancery Clerk of Desoto County, Mississippi.

I will only convey such title as is vested in me as Substitute Trustee.

WITNESS MY SIGNATURE, this 12<sup>th</sup> day of April, 2016.



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Emily Kaye Courteau  
Substitute Trustee  
855 S Pear Orchard Rd., Ste. 404, Bldg. 400  
Ridgeland, MS 39157  
(318) 330-9020

/F15-0773

PUBLISH: 4-19-2016 / 4-26-2016 / 5-3-2016

5-10-16

**SUBSTITUTE TRUSTEE'S NOTICE OF SALE**

WHEREAS, on April 28, 1998, Shane D. Wedge and wife, Jennifer M. Wedge, executed a deed of trust to Thomas F. Baker, IV, Trustee for the benefit of FT Mortgage Companies d/b/a First Tennessee Mortgage Company, Inc., to secure a Promissory Note of even date in the amount of \$88,754.00, payable to the order of FT Mortgage Companies d/b/a First Tennessee Mortgage Company, Inc., which Deed of Trust was recorded on May 1, 1998, in Deed of Trust Book 0993, Page 0585, in the office of the Chancery Clerk of the DeSoto County, Mississippi; and

WHEREAS, said Deed of Trust was assigned by FT Mortgage Companies d/b/a First Tennessee Mortgage Company, Inc. to The Leader Mortgage Company by instrument dated June 12, 1998, and recorded on August 12, 1998, in Book 1025, Page 279, of the records of the aforesaid Chancery Clerk; and

WHEREAS, U.S. Bank National Association, as successor by merger with The Leader Mortgage Company, is the holder of the promissory note secured by said Deed of Trust; and

WHEREAS, U.S. Bank National Association, the holder of the Deed of Trust and note secured thereby, substituted either James L. DeLoach or David E. Flautt as Trustee, as authorized by the terms thereof, by instrument recorded and spread at large upon the records in the office of the aforesaid Chancery Clerk in Book 4090, Page 718, prior to the posting and publication of this notice; and

WHEREAS, default having been made in the terms and conditions of the Deed of Trust, and the entire debt secured thereby having been declared to be due and payable in accordance with the terms of the deed of trust, and the legal holder of said indebtedness, U.S. Bank National Association has requested the undersigned Substitute Trustee to execute the trust and sell said land, property and improvements in accordance with the terms of the Deed of Trust for the purpose of raising the sums due thereunder, together with attorney's fees, Substitute Trustee's fees and expenses of sale;

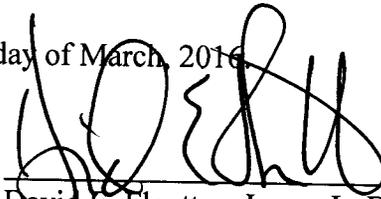
THEREFORE, on May 10, 2016, the undersigned, as Substitute Trustee in the Deed of Trust, will offer for sale at public outcry and sell to the highest bidder for cash, within legal hours (being between the hours of 11:00 a.m. and 4:00 p.m.) at the East front door steps of the DeSoto County Courthouse in Hernando, Mississippi, the following described land, property and improvements lying and being situate in DeSoto County, Mississippi, to-wit:

Lot 281, Phase II, Section "K", Kentwood Subdivision, located in Section 3, Township 2 South, Range 8 West, DeSoto County, Mississippi, as recorded in Plat Book 55, Page 10 in the office of the Chancery Clerk of DeSoto County, Mississippi.

I WILL CONVEY only such title as is vested in me as Substitute Trustee.

5 - 10 - 2016

WITNESS MY SIGNATURE, this the 24<sup>th</sup> day of March, 2016



David E. Flautt or James L. DeLoach  
Substitute Trustee  
299 South 9<sup>th</sup> Street  
Oxford, MS 38655  
(770) 643-2148  
Foreclosurehotline.net  
File No.: 5453315

PUBLISH: April 19, 2016; April 26, 2016; May 3, 2016

**SUBSTITUTE TRUSTEE'S NOTICE OF SALE**

WHEREAS, on October 13, 2006, Jennifer Waters, an unmarried woman, executed a deed of trust to Peter F. Makowiecki, Trustee for the benefit of First Horizon Home Loan Corporation d/b/a First Tennessee Home Loans, to secure a Promissory Note of even date in the amount of \$167,154.00, payable to the order of First Horizon Home Loan Corporation d/b/a First Tennessee Home Loans, which Deed of Trust was recorded on October 19, 2006, in Deed of Trust Book 2,587, Page 665, and was modified by instrument dated April 23, 2013, which was recorded on January 29, 2015, in Book 3,931, Page 729, in the office of the Chancery Clerk of the DeSoto County, Mississippi; and

WHEREAS, said Deed of Trust was assigned by First Horizon Home Loan Corporation d/b/a First Tennessee Home Loans to U.S. Bank National Association, by instrument dated November 17, 2006, and recorded on December 27, 2006, in Book 2,632, Page 63, of the records of the aforesaid Chancery Clerk; and

WHEREAS, U.S. Bank National Association is the holder of the promissory note secured by said Deed of Trust; and

WHEREAS, U.S. Bank National Association, the holder of the Deed of Trust and note secured thereby, substituted either James L. DeLoach or David E. Flautt as Trustee, as authorized by the terms thereof, by instrument recorded in Book 4,128, Page 302, and spread at large upon the records in the office of the aforesaid Chancery Clerk, prior to the posting and publication of this notice; and

WHEREAS, default having been made in the terms and conditions of the Deed of Trust, and the entire debt secured thereby having been declared to be due and payable in accordance with the terms of the deed of trust, and the legal holder of said indebtedness, U.S. Bank National Association has requested the undersigned Substitute Trustee to execute the trust and sell said land, property and improvements in accordance with the terms of the Deed of Trust for the purpose of raising the sums due thereunder, together with attorney's fees, Substitute Trustee's fees and expenses of sale;

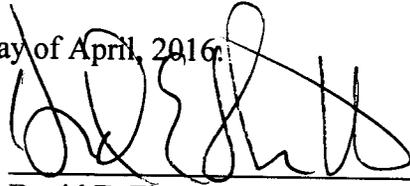
THEREFORE, on May 10, 2016, the undersigned, as Substitute Trustee in the Deed of Trust, will offer for sale at public outcry and sell to the highest bidder for cash, within legal hours (being between the hours of 11:00 a.m. and 4:00 p.m.) at the East front door steps of the DeSoto County Courthouse in Hernando, Mississippi, the following described land, property and improvements lying and being situate in DeSoto County, Mississippi, to-wit:

Lot 160, Section D, Summit Park Subdivision, in Section 21, Township 1 South, Range 7 West, DeSoto County, Mississippi, as per Plat thereof recorded in Plat Book 93, Page 49, in the Office of the Chancery Clerk of DeSoto County, Mississippi.

I WILL CONVEY only such title as is vested in me as Substitute Trustee.

5-10-16

WITNESS MY SIGNATURE, this the 6<sup>th</sup> day of April, 2016.



David E. Flautt or James L. DeLoach  
Substitute Trustee  
299 South 9<sup>th</sup> Street  
Oxford, MS 38655  
(770) 643-2148  
Foreclosurehotline.net  
File No.: 588016

PUBLISH: April 19, 2016  
April 26, 2016  
May 3, 2016

**SUBSTITUTE TRUSTEE'S NOTICE OF SALE**

WHEREAS, on September 19, 2011, Paula Furlow, an unmarried woman, executed a deed of trust to Scott R. Hendrix, Trustee for the benefit of Mortgage Electronic Registration Systems, Inc., as nominee for Renasant Bank, its successors and assigns, to secure a Promissory Note of even date in the amount of \$198,171.00, payable to the order of Renasant Bank, which deed of trust was recorded on September 23, 2011, in Deed of Trust Book 3345, Page 130, in the office of the Chancery Clerk of the DeSoto County, Mississippi; and

WHEREAS, said Deed of Trust was assigned by Mortgage Electronic Registration Systems, Inc., as nominee for Renasant Bank, its successors and assigns, to JPMorgan Chase Bank, National Association, by instrument dated December 18, 2012, and recorded on January 3, 2013, in Book 3562, Page 346, of the records of the aforesaid Chancery Clerk; and

WHEREAS, JPMorgan Chase Bank, National Association, is the holder of the promissory note secured by said Deed of Trust; and

WHEREAS, JPMorgan Chase Bank, National Association, the holder of the Deed of Trust and note secured thereby, substituted either James L. DeLoach or David E. Flautt as Trustee, as authorized by the terms thereof, by instrument recorded and spread at large upon the records in the office of the aforesaid Chancery Clerk in Book 4128, Page 282, prior to the posting and publication of this notice; and

WHEREAS, default having been made in the terms and conditions of the Deed of Trust, and the entire debt secured thereby having been declared to be due and payable in accordance with the terms of the deed of trust, and the legal holder of said indebtedness, JPMorgan Chase Bank, National Association has requested the undersigned Substitute Trustee to execute the trust and sell said land, property and improvements in accordance with the terms of the Deed of Trust for the purpose of raising the sums due thereunder, together with attorney's fees, Substitute Trustee's fees and expenses of sale;

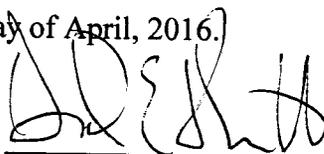
THEREFORE, on May 10, 2016, the undersigned, as Substitute Trustee in the Deed of Trust, will offer for sale at public outcry and sell to the highest bidder for cash, within legal hours (being between the hours of 11:00 a.m. and 4:00 p.m.) at the East front door steps of the DeSoto County Courthouse in Hernando, Mississippi, the following described land, property and improvements lying and being situate in DeSoto County, Mississippi, to-wit:

Lot 47, Area 6, Section "A", Snowden Grove P.U.D., located in Section 3, Township 2 South, Range 7 West, DeSoto County, Mississippi, as recoded in Plat Book 94, Pages 44-46 in the office of the Chancery Clerk of DeSoto County, Mississippi.

I WILL CONVEY only such title as is vested in me as Substitute Trustee.

5-10-16

WITNESS MY SIGNATURE, this the 5<sup>th</sup> day of April, 2016.)



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David E. Flatt or James L. DeLoach  
Substitute Trustee  
299 South 9<sup>th</sup> Street  
Oxford, MS 38655  
(770) 643-2148  
Foreclosurehotline.net  
File No.: 569316

PUBLISH: April 19, 2016

April 26, 2016

May 3, 2016

**SUBSTITUTE TRUSTEE'S NOTICE OF SALE**

WHEREAS, on February 18, 2005, Lakeesha F. Thomas & Cedric E. Thomas, Wife and Husband, executed a deed of trust to Jerry Baker, Trustee for the benefit of First Horizon Home Loan Corporation d/b/a First Tennessee Home Loans, to secure a Promissory Note of even date in the amount of \$156,165.00, payable to the order of First Horizon Home Loan Corporation d/b/a First Tennessee Home Loans, which Deed of Trust was recorded on July 27, 2005, in Deed of Trust Book 2269, Page 147, in the office of the Chancery Clerk of the DeSoto County, Mississippi; and

WHEREAS, said Deed of Trust was assigned by First Horizon Home Loan Corporation d/b/a First Tennessee Home Loans to U.S. Bank National Association, by instrument dated March 31, 2005, and recorded on August 17, 2005, in Book 2286, Page 187, of the records of the aforesaid Chancery Clerk; and

WHEREAS, U.S. Bank National Association is the holder of the promissory note secured by said Deed of Trust; and

WHEREAS, U.S. Bank National Association, the holder of the Deed of Trust and note secured thereby, substituted either James L. DeLoach or David E. Flautt as Trustee, as authorized by the terms thereof, by instrument recorded in Book 4097, Page 231, and then corrected and recorded in Book 4128, Page 285, and spread at large upon the records in the office of the aforesaid Chancery Clerk, prior to the posting and publication of this notice; and

WHEREAS, default having been made in the terms and conditions of the Deed of Trust, and the entire debt secured thereby having been declared to be due and payable in accordance with the terms of the deed of trust, and the legal holder of said indebtedness, U.S. Bank National Association has requested the undersigned Substitute Trustee to execute the trust and sell said land, property and improvements in accordance with the terms of the Deed of Trust for the purpose of raising the sums due thereunder, together with attorney's fees, Substitute Trustee's fees and expenses of sale;

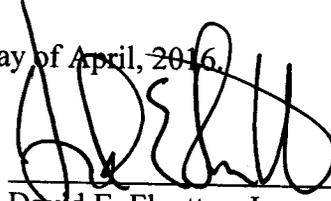
THEREFORE, on May 10, 2016, the undersigned, as Substitute Trustee in the Deed of Trust, will offer for sale at public outcry and sell to the highest bidder for cash, within legal hours (being between the hours of 11:00 a.m. and 4:00 p.m.) at the East front door steps of the DeSoto County Courthouse in Hernando, Mississippi, the following described land, property and improvements lying and being situate in DeSoto County, Mississippi, to-wit:

Lot 185, Section E, Southern Trace Subdivision, in Section 28, Township 1 South, Range 7 West, DeSoto County, Mississippi, as per Plat thereof recorded in Plat Book 79, Page 15, in the Office of the Chancery Clerk of DeSoto County, Mississippi.

I WILL CONVEY only such title as is vested in me as Substitute Trustee.

5.10.16

WITNESS MY SIGNATURE, this the 5<sup>th</sup> day of April, 2016.



David E. Flatt or James L. DeLoach  
Substitute Trustee  
299 South 9<sup>th</sup> Street  
Oxford, MS 38655  
(770) 643-2148  
Foreclosurehotline.net  
File No.: 5465615

PUBLISH: April 19, 2016  
April 26, 2016  
May 3, 2016

Substitute Trustee's Notice of Sale

STATE OF MISSISSIPPI  
COUNTY OF DeSoto

WHEREAS, on the 31st day of March, 2005, Dee Anna Gray and Orville E. Gray, as joint tenants, executed and delivered a certain Deed of Trust unto Bryan Patrick Griffin, Attorney, Trustee for Mortgage Electronic Registration Systems, Inc., as nominee Security Savings Bank, FSB, Beneficiary, to secure an indebtedness therein described, which Deed of Trust is recorded in the office of the Chancery Clerk of DeSoto County, Mississippi in Book 2195 at Page 205; and

WHEREAS, on the 31st day of January, 2012, Mortgage Electronic Registration Systems, Inc, assigned said Deed of Trust unto The Bank of New York Mellon fka The Bank of New York, as Trustee for the Certificateholders of CWALT, Inc., Alternative Loan Trust 2005-38 Mortgage Pass Through Certificates, Series 2005-38, by instrument recorded in the office of the aforesaid Chancery Clerk in DK T Book 3396 at Page 790; and

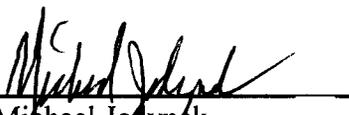
WHEREAS, on the 7th day of May, 2014, the Holder of said Deed of Trust substituted and appointed Michael Jedynak by instrument recorded in the office of the aforesaid Chancery Clerk in DK T Book 3814 at Page 460; and

WHEREAS, default having been made in the payments of the indebtedness secured by the said Deed of Trust, and the holder of said Deed of Trust, having requested the undersigned so to do, on the 10th day of May, 2016, I will during the lawful hours of between 11:00 a.m. and 4:00 p.m., at public outcry, offer for sale and will sell, at the East front door at Courthouse located at 2535 Hwy. 51 South of the DeSoto County Courthouse at Hernando, Mississippi, for cash to the highest bidder, the following described land and property situated in DeSoto County, Mississippi, to-wit:

Lot 6, Delma Estates Subdivision, located in Section 2, Township 2 South, Range 7 West, as shown by plat of record in Plat Book 57, Page 31, Chancery Clerk's Office for DeSoto County, Mississippi, to which plat reference is hereby made for a more complete legal description.

I will only convey such title as is vested in me as Substitute Trustee.

WITNESS MY SIGNATURE, this 31<sup>st</sup> day of March, 2016.



Michael Jedynak

Substitute Trustee  
855 S Pear Orchard Rd., Ste. 404, Bldg. 400  
Ridgeland, MS 39157  
(318) 330-9020

/F14-0412

PUBLISH: 4-19-2016 / 4-26-2016 / 5-3-2016

5-10-2016

**SUBSTITUTED TRUSTEE'S NOTICE OF SALE**

WHEREAS, on November 5, 2002, John D. Mathis, executed a certain deed of trust to Thomas F. Baker, IV, Trustee for the benefit of First Horizon Home Loan Corporation d/b/a First Tennessee Home Loans, which deed of trust is of record in the office of the Chancery Clerk of DeSoto County, State of Mississippi in Book 1601 at Page 0442; and

WHEREAS, said Deed of Trust was subsequently assigned to MidFirst Bank by instrument dated June 12, 2008 and recorded in Book 2,931 at Page 203 of the aforesaid Chancery Clerk's office; and

WHEREAS, MidFirst Bank has heretofore substituted Shapiro & Massey, LLC as Trustee by instrument dated March 17, 2016 and recorded in the aforesaid Chancery Clerk's Office in Book 4,126 at Page 487; and

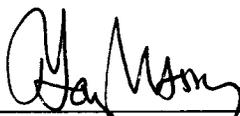
WHEREAS, default having been made in the terms and conditions of said deed of trust and the entire debt secured thereby having been declared to be due and payable in accordance with the terms of said deed of trust, MidFirst Bank, the legal holder of said indebtedness, having requested the undersigned Substituted Trustee to execute the trust and sell said land and property in accordance with the terms of said deed of trust and for the purpose of raising the sums due thereunder, together with attorney's fees, trustee's fees and expense of sale.

NOW, THEREFORE, I, Shapiro & Massey, LLC, Substituted Trustee in said deed of trust, will on May 10, 2016 offer for sale at public outcry and sell within legal hours (being between the hours of 11:00 a.m. and 4:00 p.m.), at the East Front Door of the County Courthouse of DeSoto County, located at Hernando, Mississippi, to the highest and best bidder for cash the following described property situated in DeSoto County, State of Mississippi, to-wit:

Lot 16, Section B, Windsor Creek Subdivision, situated in Section 27, Township 1 South, Range 8 West, as shown on plat of record in Plat Book 42, Page 45 in the Chancery Clerk's Office of DeSoto County, Mississippi.

I WILL CONVEY only such title as vested in me as Substituted Trustee.

WITNESS MY SIGNATURE on this 30th day of March, 2016.



Shapiro & Massey, LLC  
SUBSTITUTED TRUSTEE

Shapiro & Massey, LLC  
1080 River Oaks Drive  
Suite B-202  
Flowood, MS 39232  
(601)981-9299

7110 Redfern Drive  
Horn Lake, MS 38637  
15-014632GW

Publication Dates:  
April 12, 19, 26, and May 3, 2016

5.10.16

Substitute Trustee's Notice of Sale

STATE OF MISSISSIPPI  
COUNTY OF DeSoto

WHEREAS, on the 30th day of April, 2012, Jessica A Levine, a single woman, executed and delivered a certain Deed of Trust unto Charles F Roberts, III, Trustee for Mortgage Electronic Registration Systems, Inc. as nominee for Southpoint Financial Services, Inc., Beneficiary, to secure an indebtedness therein described, which Deed of Trust is recorded in the office of the Chancery Clerk of DeSoto County, Mississippi in DK T Book 3433 at Page 325; and

WHEREAS, on the 20th day of November, 2015, the Holder of said Deed of Trust filed a Loan Modification Agreement of Deed of Trust by instrument recorded in the office of the aforesaid Chancery Clerk of Court in DK T Book 4075 at Page 102; and

WHEREAS, on the 21st day of August, 2014, Mortgage Electronic Registration Systems, Inc., as nominee for Southpoint Financial Services, Incorporated, assigned said Deed of Trust unto Wells Fargo Bank, NA, by instrument recorded in the office of the aforesaid Chancery Clerk in DK T Book 3866 at Page 480; and

WHEREAS, on the 21st day of March, 2016, the Holder of said Deed of Trust substituted and appointed Emily Kaye Courteau by instrument recorded in the office of the aforesaid Chancery Clerk in DK T Book 4128 at Page 686; and

WHEREAS, default having been made in the payments of the indebtedness secured by the said Deed of Trust, and the holder of said Deed of Trust, having requested the undersigned so to do, on the 10th day of May, 2016, I will during the lawful hours of between 11:00 a.m. and 4:00 p.m., at public outcry, offer for sale and will sell, at the East front door at Courthouse located at 2535 Hwy. 51 South of the DeSoto County Courthouse at Hernando, Mississippi, for cash to the highest bidder, the following described land and property situated in DeSoto County, Mississippi, to-wit:

Lot 21, Final Plat Division of Lot 8 Bailey Station PUD, situated in Section 28, Township 1 South, Range 8 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 77, Page 38, in the Office of the Chancery Clerk of DeSoto County, Mississippi.

I will only convey such title as is vested in me as Substitute Trustee.

WITNESS MY SIGNATURE, this 6<sup>th</sup> day of April, 2016.



Emily Kaye Courteau  
Substitute Trustee  
855 S Pear Orchard Rd., Ste. 404, Bldg. 400  
Ridgeland, MS 39157  
(318) 330-9020

/F16-0226

PUBLISH: 4-19-2016 / 4-26-2016 / 5-3-2016

5-10-2016

**SUBSTITUTE TRUSTEE'S NOTICE OF SALE**

WHEREAS, on September 6, 2005, Daniel L. French, a single person, executed a deed of trust to Accurate Title and Escrow, Trustee for the benefit of Mortgage Electronic Registration Systems, as nominee for Kellner Mortgage Investments I, LTD., its successors and assigns, to secure a Promissory Note of even date in the amount of \$63,500.00, payable to the order of Kellner Mortgage Investments I, LTD, which Deed of Trust was recorded on September 15, 2005, in Deed of Trust Book 2,307, Page 624, in the office of the Chancery Clerk of the DeSoto County, Mississippi; and

WHEREAS, said Deed of Trust was assigned by Mortgage Electronic Registration Systems to U.S. Bank National Association, as Trustee for the Holders of the Specialty Underwriting and Residential Finance Trust, Mortgage Loan Asset-Backed Certificates, Series 2006-AB1, by instrument dated May 23, 2012, and recorded on June 1, 2012, Book 3,448, Page 21, of the records of the aforesaid Chancery Clerk; and

WHEREAS, U.S. Bank National Association, as Trustee for the Specialty Underwriting and Residential Finance Trust, Mortgage Loan Asset-Backed Certificates, Series 2006-AB1 is the holder of the promissory note secured by said Deed of Trust; and

WHEREAS, U.S. Bank National Association, as Trustee for the Specialty Underwriting and Residential Finance Trust, Mortgage Loan Asset-Backed Certificates, Series 2006-AB1, the holder of the Deed of Trust and note secured thereby, by and through its duly appointed, acting and qualified attorney-in-fact, Nationstar Mortgage LLC, substituted either James L. DeLoach or David E. Flautt as Trustee, as authorized by the terms thereof, by instrument recorded and spread at large upon the records in the office of the aforesaid Chancery Clerk, in Book 4,130, Page 464, prior to the posting and publication of this notice; and

WHEREAS, default having been made in the terms and conditions of the Deed of Trust, and the entire debt secured thereby having been declared to be due and payable in accordance with the terms of the deed of trust, and the legal holder of said indebtedness, U.S. Bank National Association, as Trustee for the Specialty Underwriting and Residential Finance Trust, Mortgage Loan Asset-Backed Certificates, Series 2006-AB1, by and through its duly appointed, acting and qualified attorney-in-fact, Nationstar Mortgage LLC, has requested the undersigned Substitute Trustee to execute the trust and sell said land, property and improvements in accordance with the terms of the Deed of Trust for the purpose of raising the sums due thereunder, together with attorney's fees, Substitute Trustee's fees and expenses of sale;

THEREFORE, on May 10, 2016, the undersigned, as Substitute Trustee in the Deed of Trust, will offer for sale at public outcry and sell to the highest bidder for cash, within legal hours (being between the hours of 11:00 a.m. and 4:00 p.m.) at the East front door steps of the DeSoto County Courthouse in Hernando, Mississippi, the following described land, property and improvements lying and being situate in DeSoto County, Mississippi, to-wit:

Lot 569, Section "E", TWIN LAKES SUBDIVISION, located in Section 6, Township 2 South, Range 8 West, DeSoto County, Mississippi, as shown by plat

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thereof recorded in Plat Book 12, Pages 18-20 in the office of the Chancery Clerk of DeSoto County, Mississippi.

I WILL CONVEY only such title as is vested in me as Substitute Trustee.

WITNESS MY SIGNATURE, this the 8<sup>th</sup> day of April, 2016.



David E. Flautt or James L. DeLoach  
Substitute Trustee  
299 South 9<sup>th</sup> Street  
Oxford, MS 38655  
(770) 643-2148  
Foreclosurehotline.net  
File No.: 5485015

PUBLISH: April 19, 2016; April 26, 2015; May 3, 2016

**SUBSTITUTED TRUSTEE'S NOTICE OF SALE**

WHEREAS, on November 3, 2006, Jerry Sallee and wife, Sarah Sallee executed a certain deed of trust to ReconTrust Company, N.A., Trustee for the benefit of Mortgage Electronic Registration Systems, Inc. as nominee for Countrywide Home Loans, Inc., its successors and assigns which deed of trust is of record in the office of the Chancery Clerk of DeSoto County, State of Mississippi in Book 2,603 at Page 328; and

WHEREAS, said Deed of Trust was subsequently assigned to The Bank of New York Mellon FKA The Bank of New York, as Trustee for the certificateholders of the CWABS, Inc., Asset-Backed Certificates, Series 2006-20 by instrument dated January 17, 2013 and recorded in Book 3,583 at Page 97 of the aforesaid Chancery Clerk's office; and

WHEREAS, The Bank of New York Mellon FKA The Bank of New York, as Trustee for the certificateholders of the CWABS, Inc., ASSET-BACKED CERTIFICATES, SERIES 2006-20 has heretofore substituted Shapiro & Massey, LLC as Trustee by instrument dated March 25, 2014 and recorded in the aforesaid Chancery Clerk's Office in Book 3,797 at Page 650; and

WHEREAS, default having been made in the terms and conditions of said deed of trust and the entire debt secured thereby having been declared to be due and payable in accordance with the terms of said deed of trust, The Bank of New York Mellon FKA The Bank of New York, as Trustee for the certificateholders of the CWABS, Inc., ASSET-BACKED CERTIFICATES, SERIES 2006-20, the legal holder of said indebtedness, having requested the undersigned Substituted Trustee to execute the trust and sell said land and property in accordance with the terms of said deed of trust and for the purpose of raising the sums due thereunder, together with attorney's fees, trustee's fees and expense of sale.

NOW, THEREFORE, I, Shapiro & Massey, LLC, Substituted Trustee in said deed of trust, will on May 10, 2016 offer for sale at public outcry and sell within legal hours (being between the hours of 11:00 a.m. and 4:00 p.m.), at the East Front Door of the County Courthouse of DeSoto County, located at Hernando, Mississippi, to the highest and best bidder for cash the following described property situated in DeSoto County, State of Mississippi, to-wit:

Lot 1, Jimwood Subdivision, located in Section 10, Township 3 South, Range 9 West, DeSoto County, Mississippi, as recorded in Plat Book 6, Page 7 in the office of the Chancery Clerk of DeSoto County, Mississippi.

Less and Except: 0.49 acres, more or less, conveyed to Mississippi Transportation Commission recorded in Book 371, Page 692 of record in the office of the Chancery Clerk of DeSoto County, Mississippi.

I WILL CONVEY only such title as vested in me as Substituted Trustee.

WITNESS MY SIGNATURE on this 12th day of April, 2016.



Shapiro & Massey, LLC  
SUBSTITUTED TRUSTEE

Shapiro & Massey, LLC  
1080 River Oaks Drive  
Suite B-202  
Flowood, MS 39232  
(601) 981-9299

1652 Highway 301 South  
Lake Cormorant, MS 38641  
14-008880BD

Publication Dates:  
April 19, 26 and May 3, 2016

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