

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

6/27/16 10:00:12  
DESOTO COUNTY, MS  
MISTY HEFFNER, CH CLK

STATE OF MISSISSIPPI  
COUNTY OF DESOTO

WHEREAS, default has occurred in the performance of the covenants, terms and conditions of a Deed of Trust dated April 16, 2004, executed by PHILIP CASSERINO, conveying certain real property therein described to CTC REAL ESTATE SERVICES, as Trustee, for Mortgage Electronic Registration Systems, Inc as the nominee for COUNTRYWIDE HOME LOANS, INC., Original Beneficiary, to secure the indebtedness therein described, as same appears of record in the office of the Chancery Clerk of DeSoto County, Mississippi filed and recorded April 21, 2004, in Deed Book 1970, Page 0635; and

WHEREAS, the beneficial interest of said Deed of Trust was transferred and assigned to BANK OF AMERICA, N.A.; and

WHEREAS, the undersigned, Rubin Lublin, LLC has been appointed as Substitute Trustee; and

NOW, THEREFORE, the holder of said Deed of Trust, having requested the undersigned so to do, as Substitute Trustee or his duly appointed agent, by virtue of the power, duty and authority vested and imposed upon said Substitute Trustee shall, on **August 3, 2016** within the lawful hours of sale between 11:00AM and 4:00PM at the east front door of the Courthouse proceed to sell at public outcry to the highest and best bidder for cash or certified funds ONLY, the following described property situated in DeSoto County, Mississippi, to wit:

Lot 42, Magnolia Trace, located in Section 35, Township 1 South, Range 6 West, City of Olive Branch, Desoto County, Mississippi, as recorded in Book 49, Page 33, in the Office of the Chancery Clerk of Desoto County, Mississippi.

PROPERTY ADDRESS: The street address of the property is believed to be **6917 MAGNOLIA TRL, OLIVE BRANCH, MS 38654**. In the event of any discrepancy between this street address and the legal description of the property, the legal description shall control.

Title to the above described property is believed to be good, but I will convey only such title as is vested in me as Substitute Trustee.

THIS LAW FIRM IS ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

WITNESS MY SIGNATURE, this 24 day of June, 2016.

  
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Rubin Lublin, LLC, Substitute Trustee  
428 North Lamar Blvd, Suite 107  
Oxford, MS 38655  
[www.rubinlublin.com/property-listings.php](http://www.rubinlublin.com/property-listings.php)  
Tel: (877) 813-0992  
Fax: (404) 601-5846

PUBLISH: 07/07/2016, 07/14/2016, 07/21/2016, 07/28/2016

8-3-16

**NOTICE OF SALE BY SUBSTITUTE TRUSTEE**

WHEREAS, AMMAR Properties LLC, a Mississippi limited liability company (“Borrower”), executed that certain Land Deed of Trust (“Deed of Trust”) dated May 21, 2008, to Almon M. Ellis, Jr., Trustee, for the benefit of South Delta Leasing, Inc., an Arkansas corporation (“Lender”), which Deed of Trust was recorded on May 23, 2008, at Trust Deed Book 2,903, Page 90 in the Office of the Chancery Clerk of Desoto County, Mississippi (“Clerk’s Office”); and

WHEREAS, the Deed of Trust provides that upon default, the trustee or any substituted trustee, is authorized to sell the property described in and conveyed by and through the Deed of Trust at public auction to the highest bidder for cash upon the terms stated in the Deed of Trust; and

WHEREAS, Lender is the beneficiary of the Deed of Trust and the present holder of the promissory note and the indebtedness secured thereby, and substituted Brett A. Schubert, as Substitute Trustee in the Deed of Trust by that certain Appointment of Substitute Trustee executed effective as of June 21, 2016, and recorded in the Clerk’s Office on July 1, 2016, at Book 4,183, Page 314; and

WHEREAS, default having been made in the terms and conditions of Deed of Trust, and the entire debt secured thereby having been declared to be due and payable in accordance with its terms, and Lender having requested the undersigned Substitute Trustee to execute the trust and sell the below described property which was described in and conveyed by the Deed of Trust for the purpose of raising the sums due thereunder, together with attorney's fees and costs, Substitute Trustee's fees, and the expenses of sale.

NOW, THEREFORE, I, Brett A. Schubert, as Substitute Trustee, will, on the 3<sup>rd</sup> day of August, 2016, offer for sale and will sell at public outcry, to the highest bidder for cash, within

8-3-16

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legal hours (being between the hours of 11 A.M. and 4 P.M.) at the east front door of the Desoto County Courthouse at 2535 Hwy 51 S, Hernando, Mississippi, the following described property lying and being situated in the County of Desoto, Mississippi:

Lot 75, Stonehedge Subdivision, Section 32, Township 1 South, Range 7 West, per plat thereof recorded in Plat Book 24, Page 28-32 in the Office of the Chancery Clerk of Desoto County, Mississippi.

Parcel No: 1079-3204.0-00075.00

Municipally known as: 1970 Kings Castle Drive, Southaven, MS 38671.

The sale of the aforesaid property shall be subject to any and all matters a present and accurate ALTA/NSPS survey may show; the rights of any tenant(s) in possession with leasehold interest(s) which are not subordinate to the lien of the Deed of Trust and/or extinguished by the sale; any and all instruments of record in the Clerk's Office applicable to the property, including but not limited to, all prior liens, rights of way, building lines, covenants, easements, agreements, restrictions, and encumbrances of record, and specifically including the contents of Plat Book 24, Page 28, that certain Declaration of Covenants, Conditions and Restrictions Relating to the Stonehedge Subdivision at Book 53, Page 655, as corrected by Book 54, Page 148, and Book 54, Page 634, as amended at Book 55, Page 120, those easement agreements at Book 244, Page 491, and Book 244, Page 696; any and all unpaid taxes and assessments, including penalties and interest, if any, including the rights of any parties who paid delinquent taxes at tax sale(s); and any and all dues, lien(s), assessments, and other amounts which may be owing to Stonehedge Homeowners Association, which are not extinguished by the sale. I WILL CONVEY only such title as is vested in me as Substitute Trustee. The right is reserved to adjourn the date of sale to another date and/or time without further publication, upon announcement at the date stated above.

WITNESS MY SIGNATURE, this 7<sup>th</sup> day of July, 2016.



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Brett A. Schubert, Substitute Trustee  
Martin, Tate, Morrow & Marston, PC  
6410 Poplar Avenue, Ste 1000  
Memphis, Tennessee 38119  
901-522-9000

Publish: July 12, 2016; July 19, 2016; July 26, 2016, and August 2, 2016.

**SUBSTITUTED TRUSTEE'S NOTICE OF SALE**

WHEREAS, on March 3, 2008, Leola I. Gorman Hall executed a Deed of Trust to Colmon Mitchell, Trustee, for the benefit of First Security Bank, which Deed of Trust is filed for record in Book 2,884, Page 312 in the office of the Chancery Clerk of DeSoto County, at Hernando, Mississippi; and

WHEREAS, said Deed of Trust authorized the appointment and substitution of another Trustee in the place of the Trustee named in said Deed of Trust, or subsequently substituted therein, and First Security Bank, appointed and substituted Gary P. Snyder as Trustee therein, by instrument dated June 30, 2016, and duly filed for record in the office of the aforesaid Chancery Clerk in Book 4,184, Page 387; and

WHEREAS, on February 3, 2011, Leola I. Hall executed a Deed of Trust to Colmon Mitchell, Trustee, for the benefit of First Security Bank, which Deed of Trust is filed for record in Book 3,274, Page 411 in the office of the Chancery Clerk of DeSoto County, at Hernando, Mississippi; and

WHEREAS, said Deed of Trust authorized the appointment and substitution of another Trustee in the place of the Trustee named in said Deed of Trust, or subsequently substituted therein, and First Security Bank, appointed and substituted Gary P. Snyder as Trustee therein, by instrument dated June 30, 2016, and duly filed for record in the office of the aforesaid Chancery Clerk in Book 4,184, Page 385; and

WHEREAS, default having been made in the performance of the terms and conditions of said Deeds of Trust, and the entire indebtedness secured thereby having been declared to be due and payable pursuant to the terms of said Deeds of Trust, First Security Bank, the holder of the notes, and the Deeds of the Trust, having requested the undersigned Substituted Trustee so to do, I will, on the 3<sup>rd</sup> day of August, 2016, offer for sale at public outcry and sell, to the highest bidder for cash, during 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 at Hernando, County of DeSoto, Mississippi, the following described property lying and being situated in the County of DeSoto, Mississippi.

THE LAND LYING AND BEING SITUATED IN DESOTO COUNTY, MISSISSIPPI,  
DESCRIBED AS FOLLOWS, TO WIT:

9.408 ACRES IN THE SOUTHWEST QUARTER OF SECTION 7, TOWNSHIP 2 SOUTH,  
RANGE 5 WEST, DESOTO COUNTY, MISSISSIPPI, BEING MORE PARTICULARLY  
DESCRIBED AS FOLLOWS, TO WIT:

BEGINNING AT THE SOUTHEAST CORNER OF THE HOWARD BROADWAY 1 ACRE  
TRACT AS DESCRIBED IN BOOK 66, PAGE 182, SAID POINT BEING IN THE SOUTHWEST  
LINE OF U.S. HIGHWAY 78, 100.00 FEET SOUTHWEST OF THE CENTER LINE OF SAID

8-03-2016

HIGHWAY; THENCE SOUTH 27°07'20" WEST ALONG THE SOUTHWEST LINE OF THE BROAD TRACT 349.98 FEET TO A POINT; THENCE NORTH 57°12'20" WEST ALONG THE SOUTHWEST LINE OF THE BROADWAY TRACT 126.16 FEET TO A POINT; THENCE NORTH 58°07'50" WEST ALONG THE SOUTHWEST LINE OF THE D. H. JENNINGS TRACT 124.48 FEET TO A POINT; THENCE SOUTH 57°44'20" WEST ALONG THE SOUTHWEST LINE OF THE CLINTON WEST TRACT, 86.94 FEET TO A POINT; THENCE NORTH ALONG AN OLD FENCE LINE, SOUTH 45°15'50" EAST 132.79 FEET TO A POINT; CONTINUING ALONG SAID OLD FENCE LINE THENCE SOUTH 14°17'10" EAST 152.30 FEET TO A POINT; THENCE SOUTH 9°55'30" EAST 93.97 FEET TO A POINT; THENCE SOUTH 9°00' WEST 110.33 FEET TO A POINT; THENCE NORTH 86°18'40" EAST 280.98 FEET TO A POINT; THENCE NORTH 85°26'10" EAST 95.28 FEET TO A POINT; THENCE 77°49'10" EAST 103.28 FEET TO A POINT; THENCE SOUTH 87°25'30" EAST 299.33 FEET TO A POINT; THENCE SOUTH 76°43'50" EAST 151.22 FEET TO A POINT; THENCE SOUTH 73°20'00" EAST 108.60 FEET TO A POINT; THENCE NORTH 27°07'20" EAST 102.04 FEET TO A POINT IN THE SOUTHWEST LINE OF HIGHWAY 78; THENCE LEAVING SAID OLD FENCE LINE AND FOLLOWING THE SOUTHWEST LINE OF HIGHWAY 78; THENCE LEAVING SAID OLD FENCE LINE AND FOLLOWING THE SOUTHWEST LINE OF HIGHWAY 78 PARALLEL TO AND 100 FEET SOUTHWEST OF THE CENTERLINE OF HIGHWAY 78, NORTH 51°20' WEST 971.87 FEET TO THE POINT OF BEGINNING AND CONTAINING 9.408 ACRES. BEING THE SAME PROPERTY CONVEYED TO GRANTOR BY DEED OF RECORD IN BOOK 169, PAGE 355, IN THE OFFICE OF THE CHANCERY CLERK OF DESOTO COUNTY, MISSISSIPPI.

**LESS AND EXCEPT**

**TRACT I: PART OF THE SOUTHWEST ¼ OF SECTION 7 TOWNSHIP 2 SOUTH RANGE 5 WEST DESOTO COUNTY, MISSISSIPPI MORE PARTICULARLY DESCRIBED AS FOLLOWS TO WIT: BEGINNING AT THE SOUTHEAST CORNER OF THE ODIS M. HALL 9.408 ACRE TRACT SAID POINT BEGIN 1254 FEET EAST OF THE SOUTHWEST CORNER OF SAID SECTION THENCE NORTH 73 DEG 20'00" WEST ALONG SAID FENCE A DISTANCE OF 108.60 FEET TO A POINT; THENCE NORTH 76 DEG 43'50" WEST ALONG SAID FENCE A DISTANCE OF 151.22 FEET TO A POINT; THENCE NORTH 87 DEG 25'30" WEST ALONG A FENCE A DISTANCE OF 218.98 FEET TO A POINT; THENCE NORTH 31 DEG 08'41" EAST A DISTANCE OF 337.42 FEET TO THE SOUTH RIGHT OF WAY LINE OF OLD HIGHWAY NO. 78 (100' FROM CENTERLINE); THENCE SOUTH 51 DEG 20'00" EAST ALONG SAID SOUTH LINE OF HIGHWAY A DISTANCE OF 438.0 FEET TO A POINT, THENCE SOUTH 27 DEG 00'20" WEST A DISTANCE OF 102.04 FEET TO THE POINT OF BEGINNING AND CONTAINING 2.07 ACRES BASED ON SURVEY BY TOM KING FOR LESTER DARLING.**

**AND TRACT II: PART OF THE SOUTHWEST ¼ OF SECTION 7 TOWNSHIP 2 SOUTH RANGE 5 WEST DESOTO COUNTY, MISSISSIPPI MORE PARTICULARLY DESCRIBED AS FOLLOWS TO WIT: COMMENCING AT THE SOUTHEAST CORNER OF THE ODIS M. HALL 9.408 ACRE TRACT, SAID POINT BEING 1254 FEET EAST OF THE SOUTHWEST CORNER OF SAID SECTION; THENCE NORTH 73 DEG 20'00" WEST ALONG A WIRE FENCE A DISTANCE OF 108.60 FEET TO A POINT; THENCE NORTH 76 DEG 43'50" WEST ALONG SAID FENCE A DISTANCE OF 151.22 FEET TO A POINT; THENCE NORTH 87 DEG 25'30" WEST ALONG SAID FENCE A DISTANCE OF 218.98 FEET TO THE POINT OF BEGINNING; THENCE NORTH 87 DEG 25'30" WEST ALONG SAID FENCE A DISTANCE OF 80.35 FEET TO A POINT; THENCE SOUTH 77 DEG 49'10" WEST ALONG SAID FENCE A DISTANCE OF 103.28 FEET TO A POINT; THENCE SOUTH 85 DEG 26'10" WEST ALONG SAID FENCE A DISTANCE OF 95.28 FEET TO A POINT; THENCE NORTH 31 DEG 08'41" EAST A DISTANCE OF 531.77 FEET TO THE SOUTH RIGHT OF WAY LINE OF OLD HIGHWAY NO. 78 (100 FEET FROM CENTERLINE); THENCE SOUTH 51 DEG 20'00" EAST ALONG SAID SOUTH LINE OF HIGHWAY A DISTANCE OF 225.0 FEET TO A POINT; THENCE SOUTH 31 DEG 08'41" WEST A DISTANCE OF 337.42 FEET TO THE POINT OF BEGINNING AND CONTAINING 2.21 ACRES BASED ON A SURVEY OF TOM KING FOR LESTER DARLING.**

**BEING THE SAME PREMISES AS CONVEYED IN DEED FROM HERMAN PATRICK AND WIFE, CAROLYN PATRICK RECORDED 6/24/96 IN BOOK 302, PAGE 687 IN SAID COUNTY AND STATE.**

The purchaser is responsible for all unpaid taxes, utility services, water and sewer charges and similar unpaid services.

I will convey only such title as is vested in me as Substituted Trustee. Bidders should make their own determination with regard to title and condition of the property to be sold prior to offering

a bid. The successful bid constitutes a binding contract to purchase without conditions or representations.

WITNESS MY SIGNATURE, this 7<sup>th</sup> day of July, 2016.

  
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Gary P. Snyder, Substitute Trustee

Attorney Gary P. Snyder, PLLC  
P.O. Box 1456  
Olive Branch, Mississippi 38654  
(662) 895-2996

Publish: July 12, 2016; July 19, 2016; July 26, 2016; August 2, 2016

**PUBLICATION DATES:** July 12, 2016, July 19, 2016, July 26, 2016, August 2, 2016  
**NEWSPAPER:** The DeSoto Times Tribune

**SUBSTITUTE TRUSTEE'S NOTICE OF FORECLOSURE SALE**

WHEREAS, on December 23, 2004, Corey Dunavant A/K/A Corey F Dunavant and Weldon H Dunavant executed a certain deed of trust to Atty Arnold M Weiss, Trustee for the use and benefit of Mortgage Electronic Registration Systems, Inc. as a nominee for HOMECOMINGS FINANCIAL NETWORK, INC., which deed of trust is of record in the office of the Chancery Clerk of DeSoto, County, state of Mississippi, in Book 2136, Page 7; and

WHEREAS, The Bank of New York Mellon Trust Company, National Association fka The Bank of New York Trust Company, N.A., as Successor trustee to JPMorgan Chase Bank N.A. as Trustee for RAMP 2005RS1, the current holder and/or assignee, substituted Jauregui & Lindsey, LLC as Trustee by instrument recorded in the Chancery Clerk's Office on June 13, 2016 in Book 4173, Page 184; 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 Trust Company, National Association fka The Bank of New York Trust Company, N.A., as Successor trustee to JPMorgan Chase Bank N.A. as Trustee for RAMP 2005RS1, the legal holder of said indebtedness, having requested the undersigned Substitute Trustee in said deed of trust, will on August 3, 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 main front door of the County Courthouse of DeSoto County in Hernando, Mississippi, to the highest and best bidder for cash the following described property situated in DeSoto County, Mississippi, to wit:

Lot 313, Section E, Dickens Place PUD, Oliver's Glenn situated in Section 9, Township 2 South, Range 7 West, Desoto County, Mississippi, as per plat thereof recorded in plat book 79, page 2-3, in the office of the Chancery Clerk of Desoto County, Mississippi.

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

Jauregui & Lindsey, LLC

8-3-2016

Substituted Trustee  
Jauregui & Lindsey, LLC  
244 Inverness Center Dr  
Ste 200  
Birmingham, AL 35242  
(205) 970-2233

Publication dates: July 12, 2016, July 19, 2016, July 26, 2016, August 2, 2016

**PUBLICATION DATES:** July 12, 2016, July 19, 2016, July 26, 2016, August 2, 2016  
**NEWSPAPER:** The DeSoto Times Tribune

**SUBSTITUTE TRUSTEE'S NOTICE OF FORECLOSURE SALE**

WHEREAS, on June 19, 2003, Tamara M Clark A/K/A Tamera M Clark A/K/A Tamera M Clark and Edwin L Clark II executed a certain deed of trust to Jim B. Tohill, Trustee for the use and benefit of Ameriquest Mortgage Company, which deed of trust is of record in the office of the Chancery Clerk of DeSoto, County, state of Mississippi, in Book 1759, Page 328; and

WHEREAS, Deutsche Bank National Trust Company, as Trustee for, Ameriquest Mortgage Securities Inc. Asset Backed Pass-Through Certificates, series 2003-8, under the pooling and servicing agreement dated August 1, 2003, the current holder and/or assignee, substituted Jauregui & Lindsey, LLC as Trustee by instrument recorded in the Chancery Clerk's Office on June 13, 2016 in Book 4173, Page 182; 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, Deutsche Bank National Trust Company, as Trustee for, Ameriquest Mortgage Securities Inc. Asset Backed Pass-Through Certificates, series 2003-8, under the pooling and servicing agreement dated August 1, 2003, the legal holder of said indebtedness, having requested the undersigned Substitute Trustee in said deed of trust, will on August 3, 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 main front door of the County Courthouse of DeSoto County in Hernando, Mississippi, to the highest and best bidder for cash the following described property situated in DeSoto County, Mississippi, to wit:

Land situated in Desoto County, Mississippi to wit:  
Lot 11, Section A, Desoto Village Subdivision, located in Section 34, Township 1 South, Range 8 West, Desoto County, Mississippi, as recorded in Plat Book 7, Pages 9-14 in the office of the Chancery Clerk of Desoto County, Mississippi.  
Being the same property conveyed to grantor, Edwin L. Clark II and wife Tamara M. Clark, herein by Warranty Deed, dated February 28, 1995, filed for record March 2, 1995, at Book 282 Page 267, in the Clerk's Office of Desoto County, Mississippi.

8-3-2016

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

Jauregui & Lindsey, LLC

Substituted Trustee  
Jauregui & Lindsey, LLC  
244 Inverness Center Dr  
Ste 200  
Birmingham, AL 35242  
(205) 970-2233

Publication dates: July 12, 2016, July 19, 2016, July 26, 2016, August 2, 2016