

SUBSTITUTED TRUSTEE'S NOTICE OF SALE

WHEREAS, on October 12, 2006, Gaylord J. Scott and wife, Carol A. Scott, executed a certain deed of trust to Lockett Land Title Inc., MS, Trustee for the benefit of Financial Freedom Senior Funding Corporation, A Subsidiary of Indy Mac Bank, F.S.B. which deed of trust is of record in the office of the Chancery Clerk of DeSoto County, State of Mississippi in Book 2,587 at Page 345; and

WHEREAS, said Deed of Trust was subsequently assigned to CIT Bank, N.A. by instrument dated March 25, 2016 and recorded in Book 4,184 at Page 44 of the aforesaid Chancery Clerk's office; and

WHEREAS, CIT Bank, N.A. has heretofore substituted Shapiro & Massey, LLC as Trustee by instrument dated July 29, 2016 and recorded in the aforesaid Chancery Clerk's Office in Book 4,205 at Page 269; 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, CIT Bank, N.A., 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 September 22, 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 52, Section "A", Revised, GREENBROOK SUBDIVISION, in Section 19, Township 1 South, Range 7 West, as per plat thereof record in Plat Book 8, Pages 53 and 54, in the office of the Chancery Clerk of Desoto County, Mississippi.

The above property is the same property conveyed to Angelee Smith and Robert L. Wilson by Warranty Deed of record in Book 146 at Page 87 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 17th day of August, 2016.



Shapiro & Massey, LLC
SUBSTITUTED TRUSTEE

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

8836 Cypress Cove
Southaven, MS 38671
16-016188BE

Publication Dates: August 25, September 1, 8 and 15, 2016

9-22-16

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

8/15/16 10:14:10
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 November 20, 2009, executed by SHELBRA WATKINS, conveying certain real property therein described to CHARLES M. QUICK, as Trustee, for MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC AS NOMINEE FOR IBERIABANK MORTGAGE COMPANY AN ARKANSAS CORPORATION, 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 November 23, 2009, in Deed Book 3106, Page 47 (see also "Loan Modification Agreement" at Book 4021, Page 173); 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 **September 22, 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 98, AREA 5, SECTION A, SNOWDEN GROVE P.U.D., LOCATED IN SECTION 3, TOWNSHIP 2 SOUTH, RANGE 7 WEST, DESOTO COUNTY, MISSISSIPPI, AS RECORDED IN PLAT BOOK 95, PAGES 1-3, IN THE OFFICE OF THE CHANCERY CLERK OF DESOTO COUNTY, MISSISSIPPI, TO WHICH PLAT REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAID PROPERTY.

PROPERTY ADDRESS: The street address of the property is believed to be **5487 SAVANNAH PARKWAY, SOUTHAVEN, MS 38672**. 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 10 day of August, 2016.



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

PUBLISH: 08/25/2016, 09/01/2016, 09/08/2016, 09/15/2016

9-22-2016