

SUBSTITUTE TRUSTEE'S NOTICE OF SALE

WHEREAS, on September 8, 2011, Alfred T Dashiell and Sharon Dashiell executed a deed of trust to Goodman Law Firm PLLC, Trustee for the benefit of Mortgage Electronic Registration Systems, Inc. as nominee for Hamilton Mortgage Corporation, its successors and assigns, which deed of trust is recorded in Book 3436, Page 135 in the office of the Chancery Clerk of De Soto County, Mississippi; and

WHEREAS, said Deed of Trust was assigned to U.S. BANK NATIONAL ASSOCIATION, by instrument dated September 17, 2015, and recorded on September 28, 2015, in Book 4048, Page 755 of the records of the aforesaid Chancery Clerk; and

WHEREAS, U.S. BANK NATIONAL ASSOCIATION, the holder of the deed of trust, substituted either James L. DeLoach or David E. Flautt as Trustee, as authorized by the terms thereof, by instrument dated March 2, 2016 record and spread at large upon the records in the office of the aforesaid Chancery Clerk in Book 4118, Page 592, 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 September 27, 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 steps of the DeSoto County Courthouse in Hernando, Mississippi, the following described land, property and improvements lying and being situate in De Soto County, Mississippi, to-wit:

Lot 45, Second Revision, Short Fork Farms, located in Section 8, Township 3 South, Range 7 West, Desoto County, Mississippi, as recorded in Plat Book 20, Pages 38-44, in the Office of the Chancery Clerk of Desoto County, Mississippi.

9-27-2016

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

WITNESS MY SIGNATURE, this the 12th day of August, 2016

A handwritten signature in black ink, appearing to read 'David E. Flaut', written over a horizontal line.

David E. Flaut
Substitute Trustee
299 South 9th Street
Oxford, MS 38655
(662) 279-8370
Foreclosurehotline.net
File No.: 560316

PUBLISH: September 6, 2016; September 13, 2016; September 20, 2016

SUBSTITUTED TRUSTEE'S NOTICE OF SALE

STATE OF MISSISSIPPI
COUNTY OF DeSoto

WHEREAS, on the 16th day of March, 2004, Larry A. Gateley and Frances M. Gateley, husband and wife, executed and delivered a certain Deed of Trust unto Wells Fargo Escrow Co., LLC, Trustee for Wells Fargo Home Mortgage, 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 Book 1952 at Page 0631; and

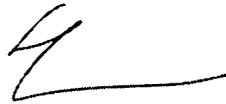
WHEREAS, on the 18th day of November, 2014, the Holder of said Deed of Trust substituted and appointed Emily Kaye Courteau as Substitute Trustee by instrument recorded in the office of the aforesaid Chancery Clerk in DK T Book 3905 at Page 575; and

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 27th day of September, 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:

All that certain parcel of land situate in the County of DeSoto, State of Mississippi, being known and designated as Lot 356, Tipton-Pollard PUD, Section "A", Section 1, Township 2 South, Range 8 West, DeSoto County, Mississippi, as recorded in Plat Book 67, Pages 30-31 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 26th day of August, 2016.



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

rcs/F11-1649

PUBLISH: 9-6-2016 / 9-13-2016 / 9-20-2016

9-27-2016

SUBSTITUTED TRUSTEE'S NOTICE OF SALE

STATE OF MISSISSIPPI
COUNTY OF DeSoto

WHEREAS, on the 24th day of September, 2007, Robert F Decker, executed and delivered a certain Deed of Trust unto Peter F. Makowiecki, Trustee for Mortgage Electronic Registration Systems, Inc. as nominee for First Tennessee Home Loans, a division of First Tennessee Bank, N.A., 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 2795 at Page 485; and

WHEREAS, on the 27th day of July, 2016, Mortgage Electronic Registration Systems, Inc., solely as nominee for First Tennessee Home Loans, a division of First Tennessee Bank, N.A., assigned said Deed of Trust unto Federal National Mortgage Association, by instrument recorded in the office of the aforesaid Chancery Clerk in DK T Book 4200 at Page 348; and

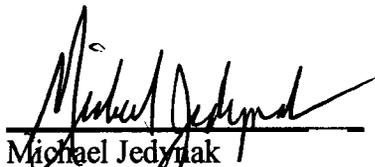
WHEREAS, on the 5th day of August, 2016, the Holder of said Deed of Trust substituted and appointed Michael Jedynak as Substitute Trustee by instrument recorded in the office of the aforesaid Chancery Clerk in DK T Book 4206 at Page 481; and

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 27th day of September, 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 149, Section "D", Country Village West, located in Section 3, Township 2 South, Range 6 West, DeSoto County, Mississippi, as recorded in Plat Book 60, Page 28, 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 26th day of August, 2016.



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

rca/F16-0629

PUBLISH: 9-6-2016 / 9-13-2016 / 9-20-2016

9-27-2016

SUBSTITUTED TRUSTEE'S NOTICE OF SALE

9/31/16 12:41:58
DESOTO COUNTY, MS
MISTY HEFFNER, CH CLK

STATE OF MISSISSIPPI
COUNTY OF DeSoto

WHEREAS, on the 22nd day of November, 2010, John T. Martin and Dawn M. Martin, husband and wife, executed and delivered a certain Deed of Trust unto Charles M. Quick, Trustee for Mortgage Electronic Registration Systems, Inc. as nominee for Iberiabank 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 DK T Book 3246 at Page 768 and re-recorded in DK T Book 3252 at Page 1; and

WHEREAS, on the 15th day of August, 2012, Mortgage Electronic Registration Systems, Inc., assigned said Deed of Trust unto Bank of America, N.A., by instrument recorded in the office of the aforesaid Chancery Clerk in DK T Book 3490 at Page 45; and

WHEREAS, on the 19th day of July, 2016, the Holder of said Deed of Trust substituted and appointed Emily Kaye Courteau as Substitute Trustee by instrument recorded in the office of the aforesaid Chancery Clerk in DK T Book 4196 at Page 213; 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 27th day of September, 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 79, Section B, Clifton Courts, located in Section 7, Township 3 South, Range 7 West, DeSoto County, Mississippi, as recorded in Plat Book 79, Pages 25-26, 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 17th day of August, 2016.



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

rcs/F16-0378

PUBLISH: 9-6-2016 / 9-13-2016 / 9-20-2016

9-27-2016

SUBSTITUTED TRUSTEE'S NOTICE OF SALE

STATE OF MISSISSIPPI
COUNTY OF DeSoto

WHEREAS, on the 13th day of February, 2004, David T. McNinch and Patricia G. McNinch, Husband and Wife, executed and delivered a certain Deed of Trust unto Arnold Weiss, Trustee for Mortgage Electronic Registration Systems, Inc. as nominee for Pulaski 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 1930 at Page 145; and

WHEREAS, on the 24th day of April, 2013, Mortgage Electronic Registration Systems, Inc., as nominee for Pulaski Mortgage Company, assigned said Deed of Trust unto Wells Fargo Bank, N.A. , by instrument recorded in the office of the aforesaid Chancery Clerk in DK T Book 3629 at Page 777; and

WHEREAS, on the 16th day of October, 2015, the Holder of said Deed of Trust substituted and appointed Emily Kaye Courteau as Substitute Trustee by instrument recorded in the office of the aforesaid Chancery Clerk in DK T Book 4060 at Page 583; and

WHEREAS the in the matter styled Wells Fargo Bank, N.A. vs. David T. McNinch, et al; Cause No. 16-cv-00681 of the Chancery Court of Desoto County, Mississippi, rendered on the 27th day of June, 2016, said judgment reformed Assignment in Book 701 at Page 544 and Release of Deed of Trust in Book 1482 at Page 676 to reference both recordings of Deed of Trust in Book 691 at Page 681 and Re-Recorded in Book 696 at Page 571; And said Deed of Trust in Book 691 at Page 681 and Re-Recorded in Book 696 at Page 571 declared cancelled and removed as a cloud on title to subject property. Said judgment appearing in the Desoto County Chancery Clerk's land records in DKT Book 4188 at Page 51 on July 11, 2016; 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 27th day of September, 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 212, Section B, Eastover Subdivision, situated in Section 29, Township 1 South, Range 6 West, City of Olive Branch, DeSoto County, Mississippi, according to a map or plat thereof which is on file and of record in the office of the Chancery Clerk of DeSoto County, State of Mississippi, in Plat Book 12, at Page 36-38, reference to which is hereby made in aid of and as a part of this description.

SUBJECT TO 1ST LIEN

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

WITNESS MY SIGNATURE, this 17th day of August, 2016.



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

rca/F15-1098

PUBLISH: 9-6-2016 / 9-13-2016 / 9-20-2016

9-27-2016

SUBSTITUTED TRUSTEE'S NOTICE OF SALE

WHEREAS, on October 25, 2005, Timothy Guidry, Ashley D. Guidry, husband and wife, executed a certain deed of trust to George McFall, Attorney, Trustee for the benefit of Mortgage Electronic Registration Systems, Inc., as nominee for Wachovia Mortgage Corporation, 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 2,339 at Page 748; and

WHEREAS, said Deed of Trust was subsequently assigned to Wells Fargo Bank, N.A. by instrument dated August 3, 2011 and recorded in Book 3,329 at Page 741 of the aforesaid Chancery Clerk's office; and

WHEREAS, Wells Fargo Bank, N.A. has heretofore substituted Shapiro & Massey, LLC as Trustee by instrument dated August 4, 2016 and recorded in the aforesaid Chancery Clerk's Office in Book 4,207 at Page 474; 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, Wells Fargo 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 27, 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 1728, Section I, Greenbrook Subdivision, situated in Section 30, Township 1 South, Range 7 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 11, Pages 23-24, 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 23rd 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

889 Stowewood
Southaven, MS 38671
16-016958BE

Publication Dates:
September 6, 13 and 20, 2016

9-27-16

STATE OF MISSISSIPPI
COUNTY OF DeSoto

WHEREAS, on the 13th day of November, 2006, Derrick Foulks aka Derrick Fouls and Natosha L. Foulks, husband and wife, executed and delivered a certain Deed of Trust unto Eric L. Sappenfield, PLLC, Trustee for Mortgage Electronic Registration Systems, Inc., as nominee for Lime Financial Services, LTD., 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 2608 at Page 170; and

WHEREAS, on the 7th day of June, 2010, Mortgage Electronic Registration Systems, Inc., assigned said Deed of Trust unto U.S. Bank National Association, as trustee, on behalf of the holders of the Credit Suisse First Boston Mortgage Securities Corp., Home Equity Pass Through Certificates, Series 2007-1, by instrument recorded in the office of the aforesaid Chancery Clerk in DK T Book 3179 at Page 364; and

WHEREAS, on the 28th day of November, 2014, the Holder of said Deed of Trust substituted and appointed Emily Kaye Courteau as Substitute Trustee by instrument recorded in the office of the aforesaid Chancery Clerk in DK T Book 3910 at Page 643; 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 27th day of September, 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 23, Section A, Shelburne Estates Subdivision, in Section 21, Township 1 South, Range 7 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 76, Page 44, 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 31st day of August, 2016.



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

rsc/F14-1642

PUBLISH: 9-6-2016 / 9-13-2016 / 9-20-2016

9-27-2016

SPECIAL COMMISSIONER'S NOTICE OF SALE

STATE OF MISSISSIPPI
COUNTY OF DeSoto

WHEREAS, on the 9th day of November, 2001 and acknowledged on the 9th day of November, 2001, Erica Hines, unmarried and Freddie H. Hankins, married, executed and delivered a certain Deed of Trust unto John W. Byrd, Trustee for Bartlett Mortgage, 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 Book 1410 at Page 0146; and

WHEREAS, by various assignments on record said Deed of Trust was ultimately assigned to Wells Fargo Bank, NA by instrument recorded in the office of the aforesaid Chancery Clerk in Book 2649 at Page 450; and

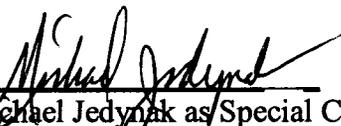
WHEREAS the subject Deed of Trust was declared an equitable lien against each Defendant's interest in the subject property and imposed as of date of execution of the subject Deed of Trust by Defendants by Order rendered in the matter styled Wells Fargo Bank, N.A. vs. Jason Terrell Hankins; Cause No. 15-CV-457 of the Chancery Court of Desoto County, Mississippi, rendered on the 3rd day of June, 2015, said Order declared Deed of Trust recorded in Book 1410 at Page 146, an equitable lien against the Defendants' interest. With Order and the separate Motion to substitute Special commissioner filed August 20, 2015, appointed Michael Jedynek as Special Commissioner for purposes of judicially foreclosing on said equitable lien in Book 1410 at Page 146. Said Order appearing in the Desoto County Chancery Clerk's land records in DK T Book 4136 Page 23 on April 7, 2016; 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 27th day of September, 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 53, Section A, Carriage Hills Subdivision, situated in Section 23, Township 1 South, Range 8 West, DeSoto County, Mississippi, as shown on Plat of record in Plat Book 3, Pages 13-14 in the Office of the Chancery Clerk of DeSoto County, Mississippi.

I will only convey such title as is vested in me as Special Commissioner.

WITNESS MY SIGNATURE, this 1st day of September, 2016.



Michael Jedynek as Special Commissioner
Special Commissioner
855 S Pear Orchard Rd, Ste. 404 Bldg 400
Ridgeland, MS 39157
(318) 330-9020

rcs/F14-1255

PUBLISH: 9-6-2016 / 9-13-2016 / 9-20-2016

9-27-2016

SUBSTITUTED TRUSTEE'S NOTICE OF SALE

STATE OF MISSISSIPPI
COUNTY OF DeSoto

WHEREAS, on the 3rd day of December, 2010, Nancy A. Brown, an unmarried woman, executed and delivered a certain Deed of Trust unto Cecil D. McClellan, III, Trustee for Mortgage Electronic Registration Systems, Inc. as nominee for iFreedom Direct Corporation, 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 3254 at Page 334; and

WHEREAS, on the 2nd day of March, 2015, Mortgage Electronic Registration Systems, Inc. as nominee for iFreedom Direct Corporation, assigned said Deed of Trust unto PennyMac Loan Services, LLC, by instrument recorded in the office of the aforesaid Chancery Clerk in DK T Book 3947 at Page 641; and

WHEREAS, on the 15th day of July, 2016, the Holder of said Deed of Trust substituted and appointed Michael Jedynek as Substitute Trustee by instrument recorded in the office of the aforesaid Chancery Clerk in DK T Book 4193 at Page 553; and

WHEREAS, on the 16 day of August , 2016, a Scrivener's Affidavit was recorded via instrument appearing in the aforesaid land records to correct an error in the legal description in the subject deed of trust; this Affidavit appears in DK T Book 4209 at Page 686; and

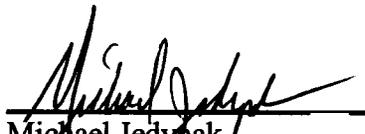
WHEREAS, default having been made in the payments of the indebtedness secured by the said Deed of Trust, and the holder of said Deed of Trust, having requested the undersigned so to do, on the 27th day of September, 2016, I will during the lawful hours of between 11:00 a.m. and 4:00 p.m., at public outcry, 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:

The land referred to herein below is situated in the County of DeSoto, State of Mississippi, and is described as follows:

Lot 111, Section B, Ross Pointe P.U.D. Subdivision, in Section 2, Township 2 South, Range 8 West, DeSoto County, Mississippi, as shown on Plat Recorded in Plat Book 54, Page 8-9, 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 31st day of August, 2016.


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

rcs/F15-0168

PUBLISH: 9-6-2016 / 9-13-2016 / 9-20-2016

9-27-2016

SUBSTITUTED TRUSTEE'S NOTICE OF SALE

WHEREAS, on September 4, 2007, Rekeshia Powell, married and Brian T. Booker, unmarried and Cleothues T. Hudson, Jr. executed a certain deed of trust to Atty. Arnold M. Weiss, Trustee for the benefit of Mortgage Electronic Registration Systems, Inc., as nominee for Homecomings Financial, LLC (FKA Homecomings Financial Network, 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 2,785 at Page 529 and Modified in Book 4,024 at Page 288; and

WHEREAS, said Deed of Trust was subsequently assigned to Nationstar Mortgage LLC by instrument dated June 13, 2013 and recorded in Book 3,664 at Page 62 of the aforesaid Chancery Clerk's office; and

WHEREAS, Nationstar Mortgage LLC has heretofore substituted Shapiro & Massey, LLC as Trustee by instrument dated May 20, 2016 and recorded in the aforesaid Chancery Clerk's Office in Book 4,211 at page 447; and

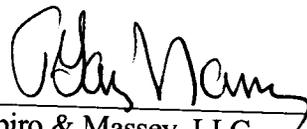
WHEREAS, default having been made in the terms and conditions of said deed of trust and the entire debt secured thereby having been declared to be due and payable in accordance with the terms of said deed of trust, Nationstar Mortgage LLC, the legal holder of said indebtedness, having requested the undersigned 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 27, 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 175, Section "C", Ansley Park Subdivision, located in Section 21, Township 1 South, Range 7 West, DeSoto County, Mississippi, as recorded in Plat Book 92, Page 27, 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 26th 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

2409 Torrington
Southaven, MS 38671
16-016262BD

Publication Dates:
September 1, 8, 15 and 22, 2016

9-27-2016

SUBSTITUTED TRUSTEE'S NOTICE OF SALE

9/06/16 10:02:53
DESOTO COUNTY, MS
MISTY HEFFNER, CH CLK

STATE OF MISSISSIPPI
COUNTY OF DeSoto

WHEREAS, on the 27th day of April, 2005, Kenneth W. Rucker and Euwintha L. Rucker, husband and wife, executed and delivered a certain Deed of Trust unto William H. Glover, Jr., Trustee for Wells Fargo Bank, N.A., 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 2206 at Page 233; and

WHEREAS, on the 18th day of April, 2012, Wells Fargo Bank, N.A., assigned said Deed of Trust unto U.S. Bank National Association, as Trustee for MASTR Asset Backed Securities Trust 2005-WF1, by instrument recorded in the office of the aforesaid Chancery Clerk in Dk T Book 3431 at Page 724; and

WHEREAS, on the 25th day of February, 2016, the Holder of said Deed of Trust substituted and appointed Emily Kaye Courteau as Substitute Trustee by instrument recorded in the office of the aforesaid Chancery Clerk in DK T Book 4117 at Page 231; 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 27th day of September, 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 16, Section "A", Edgewater Subdivision, in Section 20, Township 3 South, Range 7 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 64, Pages 29-30, 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 1st day of September, 2016.



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

rcs/F16-0164

PUBLISH: 9-6-2016 / 9-13-2016 / 9-20-2016

9-27-16

SUBSTITUTE TRUSTEE'S NOTICE OF SALE

WHEREAS, on the October 17, 2012, Carmen Joyner, executed a Deed of Trust to Adams & Edens, PA, Trustee for the use and benefit of Mortgage Electronic Registration Systems, Inc., solely as nominee for Nationstar Mortgage LLC, its successors and assigns, which Deed of Trust is on file and of record in the office of the DeSoto County, Mississippi, in Deed of Trust Book No. 3544, at Page 49 thereof;

WHEREAS, said Deed of Trust was ultimately assigned to Nationstar Mortgage, LLC by assignment on file and of record in the office of DeSoto County, Mississippi, in Book 4198 at Page 639 thereof; and

WHEREAS, the legal holder of the said Deed of Trust and the note secured thereby, substituted Wilson & Associates, P.A., as Trustee therein, as authorized by the terms thereof, by instrument recorded in the office of the aforesaid Chancery Clerk in Book 4203, Page 719 thereof; and

WHEREAS, default having been made in the performance of the conditions and stipulations as set forth by said Deed of Trust, and having been requested by the legal holder of the indebtedness secured and described by said Deed of Trust so to do, notice is hereby given that Wilson & Associates, P.A. f/k/a Adams & Edens, P.A., Substitute Trustee, by virtue of the authority conferred upon me in said Deed of Trust, will offer for sale and will sell at public sale and outcry to the highest and best bidder for **certified funds** paid at the conclusion of the sale, or credit bid from a bank or other lending entity pre-approved by the successor trustee, during the legal hours (between the hours of 11 o'clock a.m. and 4 o'clock p.m.) at the East Front Door Steps of the Courthouse, on September 27, 2016, the following described land and property being the same land and property described in said Deed of Trust, situated in DeSoto County, State of Mississippi, to-wit:

LAND REFEREED TO IN THIS COMMITMENT IS DESCRIBED AS ALL THAT CERTAIN PROPERTY SITUATED IN THE COUNTY OF DESOTO, AND STATE OF MS AND BEING DESCRIBED IN A DEED DATED 07/03/2007 AND RECORDED 07/20/2007 IN BOOK / PAGE:564 / 65 AMONG THE LAND RECORDS OF THE COUNTY AND STATE SET FORTH ABOVE, AND REFERENCED AS FOLLOWS: THE LAND LYING AND BEING SITUATED IN DESOTO COUNTY, MISSISSIPPI, MORE PARTICULARLY DESCRIBED AS FOLLOWS, TO-WIT: LOT 646, SECTION K, PARCELS 6 AND 8, CENTRAL PARK NEIGHBORHOOD PUD, SITUATED IN SECTION 20, TOWNSHIP 1 SOUTH, RANGE 7 WEST, DESOTO COUNTY, MISSISSIPPI, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 100, PAGE 1, IN THE OFFICE OF THE CHANCERY CLERK OF DESOTO COUNTY, MISSISSIPPI. SUBJECT TO RIGHTS OF WAY AND EASEMENTS FOR PUBLIC ROADS AND PUBLIC UTILITIES, SUBDIVISION AND ZONING REGULATIONS IN EFFECT; AND FURTHER SUBJECT TO ALL APPLICABLE BUILDING RESTRICTIONS AND RESTRICTIVE COVENANTS OF RECORD.

Parcel ID(s): 1-07-4-20-14-0-00646-00

9-27-2016

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

WITNESS MY SIGNATURE, this the 31 day of August, 2016.

Sincerely,

/s/ Jillian Wilson,
WILSON & ASSOCIATES, P.A.,
Substitute Trustee

PREPARED BY:
Wilson & Associates, P.A.
1521 Merrill Drive
Suite D-220
Little Rock, AR 72211
(501)219-9388
File # 1017

PUBLISH: 9/6/2016; 9/13/2016; 9/20/2016