

10/08/15 2:25:49
DESOTO COUNTY, MS
W.E. DAVIS, CH CLERK

TRUSTEE'S NOTICE OF SALE

WHEREAS, on December 30, 2009, Rachel La'Shae Thurman executed a Deed of Trust to T. Harris Collier, III as Trustee for Trustmark National Bank as Lender, with Mortgage Electronic Registration Systems, Inc. ("MERS"), as Beneficiary, which is recorded in the office of the Chancery Clerk of DeSoto County, MS, in Book 3121 at Page 183;

WHEREAS, on September 15, 2015, said Deed of Trust was assigned to Trustmark National Bank in Book 4046 at Page 162;

WHEREAS, on September 15, 2015, Trustmark National Bank substituted James Eldred Renfroe as Trustee in the aforementioned deed of trust with this recorded in Book 4046 at Page 164 as re-recorded in Book 4050 Page 257;

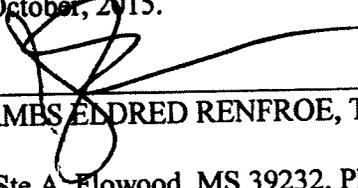
WHEREAS, there being a default in the terms and conditions of the Deed of Trust and entire debt secured having been declared to be due and payable in accordance with its terms, Trustmark National Bank, the holder of the debt has requested the Trustee to execute the trust and sell said land and property pursuant to its terms in order to raise the sums due, with attorney's and trustee's fees, and expenses of sale;

NOW, THEREFORE, I, James Eldred Renfroe, Trustee for said Deed of Trust, will on November 13, 2015, 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 main door of the DeSoto County Courthouse in Hernando, MS, to the highest and best bidder for cash, the following described property situated in DeSoto County, MS, to-wit:

Lot 11, Blocker Pass Subdivision, in Section 34, Township 1 South, Range 6 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 67, Page 11, in the office of the Chancery Clerk of DeSoto County, Mississippi.

I will convey only such title as is vested in me as Trustee, with no warranties.

WITNESS my signature this 7th day of October, 2015.



JAMES ELDRED RENFROE, Trustee

James Eldred Renfroe, 648 Lakeland East Dr., Ste A, Flowood, MS 39232, Phone 601-932-1011

Publish: 10/22, 10/29, 11/5, 11/12

11-13-15

SUBSTITUTED TRUSTEE'S NOTICE OF CONTINUATION OF SALE

On January 31, 2011, **MAGNOLIA SQUARE PARTNERS, LLC**, as Grantor, executed a Deed of Trust, Assignment of Rents, Security Agreement and Fixture Filing (the 'Deed of Trust') to J. William Pierce, Jr., as Trustee, for the use and benefit of **TRIUMPH BANK**, a Tennessee banking corporation, as Beneficiary and Lender, which Deed of Trust is recorded in **Book 3277, at Page 64**, in the office of the Chancery Clerk of DeSoto County, at Hernando, Mississippi. Said Deed of Trust authorized the appointment and substitution of another trustee in the place of the Trustee named in said Deed of Trust and Triumph Bank, pursuant to said Deed of Trust, substituted Harry E. Neblett, Jr. as Trustee in the place of said J. William Pierce, Jr. by written instrument dated July 20, 2015, filed for record on July 22, 2015, and duly recorded in Book 4014, at Page 239, in the records of substitution of trustees in the office of the Chancery Clerk of DeSoto County, at Hernando, Mississippi.

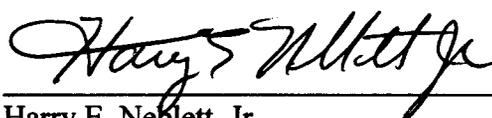
Default having been made in the performance of the terms, conditions and stipulations as set out in the Deed of Trust, and the entire indebtedness secured thereby having been declared to be due and payable in accordance with the terms of said Deed of Trust, the Substituted Trustee has heretofore been requested and directed by said Triumph Bank, as the legal holder of said indebtedness, to execute the trust and sell the property described in and covered by said Deed of Trust in accordance with the terms of said Deed of Trust and the laws of the State of Mississippi, for the purpose of raising the sums due thereunder together with attorney's fees, trustee's fees, and expenses of sale. Pursuant to said request and direction, the Substituted Trustee's Notice of Sale has heretofore been posted on the bulletin board at the main east door of the County Courthouse of DeSoto County, at Hernando, Mississippi, on the **7th day of August, 2015**, and has heretofore been published in the *DeSoto Times-Tribune*, a newspaper published in the City of Hernando in DeSoto County, Mississippi, on the following dates, to-wit: the **11th day of August, 2015**; the **18th day of August, 2015**; the **25th day of August, 2015**; and the **1st day of September, 2015**. The date, time, and place of sale was therein set and established as the **3rd day of September, 2015**, during legal hours (being between the hours of 11:00 a.m. and 4:00 p.m.), before the main east door of the County Courthouse of DeSoto County, in Hernando, Mississippi.

On the 3rd day of September, 2015, the Substituted Trustee appeared at the main east door of the DeSoto County Courthouse in Hernando, Mississippi, during legal hours, and announced the adjournment and continuance of the sale to October 9, 2015, to be held during legal hours at the main east door of the DeSoto County Courthouse in Hernando, Mississippi, and posted a notice of same at the Couthouse.

The undersigned Substituted Trustee does hereby certify and give notice that on the 9th day of October, 2015, during legal hours (being between the hours of 11:00 a.m. and 4:00 p.m.) before the main east door of the County Courthouse of DeSoto County, in Hernando, Mississippi, the Substituted Trustee did appear and announce, proclaim, and give public notice to all persons and company present that, the time being insufficient to complete the sale on such date, the sale scheduled for said date, time, and place, in accordance with said Notice of Sale so posted and published, is and has been adjourned, postponed, and continued until the following date, time and place, to-wit: the **13th day of November, 2015**, during legal hours (being between the hours of 11:00 a.m. and 4:00 p.m.) before the main east door of the County Courthouse of DeSoto County, in Hernando, Mississippi. On said new scheduled date, time and place, the Substituted Trustee shall offer for sale, at public auction and sell to the highest and best bidder for cash, the real property situated in the County of DeSoto, State of Mississippi, as more particularly described in said Notice of Sale and said Deed of Trust. The Substituted Trustee reserves the right to sell said property in its entirety as a whole or in separate parcels in accordance with the terms of the said Deed of Trust. The Substituted Trustee will convey only such title as is vested in him as Substituted Trustee. The Substituted Trustee reserves the right to adjourn, postpone, and continue the sale to another date without further advertisement or notice in accordance with the terms of the Deed of Tust and the laws of the State of Mississippi.

Witness my signature effective this the 9th day of October, 2015, at 11:20
o'clock p.m. on said date.

11-13-15



Harry E. Neblett, Jr.
Substituted Trustee

Wyatt, Tarrant & Combs, LLP
1715 Aaron Brenner Drive, Suite 800
Memphis, TN 38120
901-537-1000

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