

8/21/06 8:16:51
BK 2,545 PG 60
DESOTO COUNTY, MS
W.E. DAVIS, CH CLERK

Document Prepared By : **KELLEY MOSELEY**, 22048 081 8/1/2006
Regions Bank, PO Box 4897, Montgomery, AL 36103
Recording requested by Regions Financial Corporation
When recorded return to Douglas Kittrell/Regions Bank/P O Box 4897/ Montgomery, Al 36103

DEED OF RELEASE

**STATE OF MISSISSIPPI
COUNTY OF DESOTO**

KNOWN ALL MEN BY THESE PRESENTS, that REGIONS BANK, hereinafter referred to as the Beneficiary/Mortgagee, HAS CERTIFIED, that a certain Deed of Trust/Mortgage, whose parties, dates and recording information are below, is PAID AND SATISFIED.

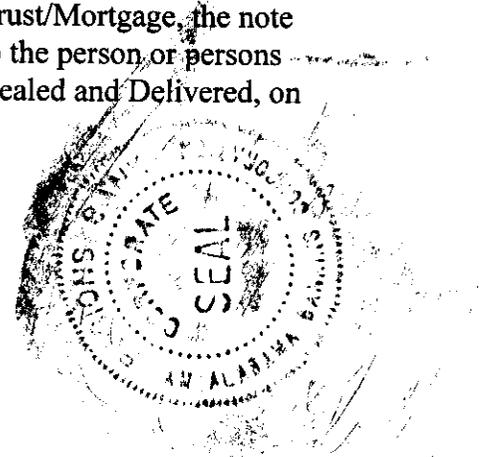
Loan # 12300001230000137
Mortgage Date: 01/19/2006
Original Borrower: SILAS W EDWARDS & MARGORIE OATES AKA MARGORIE OATES EDWARDS
AN UNMARRIED MAN
Original Principal Amount: 34,000.00
Original Beneficiary: REGIONS BANK
Date Recorded: 02/21/2006
Book:2413 Page: 744 INSTRUMENT NO.

LEGAL: SEE ATTACHMENT FOR LEGAL DESCRIPTION

In all references in this instrument to any party, the use of a particular gender or number is intended to include the appropriate gender or number as the case may be.

In Witness Whereof, , in accordance with provisions of said Deed of Trust/Mortgage, the note having been fully satisfied, does hereby reconvey, without warranty, to the person or persons legally entitled thereto, the estate now held by it thereunder. Signed, Sealed and Delivered, on August 10, 2006.

By: *Bo Johns*
BO JOHNS, MANAGER
Regions Bank

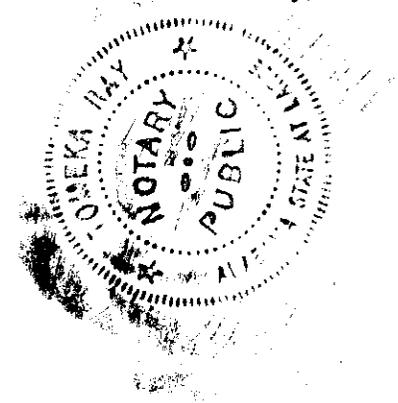


**STATE OF ALABAMA
COUNTY OF MONTGOMERY**

I, *Tomeka Ray*, a Notary Public, in and for said County and State, do hereby certify that BO JOHNS, MANAGER Regions Bank, who is signed to the foregoing document and who is known to me, sworn to (or affirmed) and subscribed before me on this day, that being informed of the contents of said instrument, she as such officer and with full authority, executed the same voluntarily for and as the act of said corporation.

WITNESS my hand and official seal on August 10, 2006 ,
(SEAL)

Tomeka Ray
(NOTARY) **Tomeka Ray**
My Commission Expires 01-07-2007



THE FOLLOWING DESCRIBED LAND LYING AND BEING SITUATED IN SECTION 32, TOWNSHIP 3 SOUTH, RANGE 7 WEST, DESOTO COUNTY, MISSISSIPPI: BEGINNING AT THE SOUTHWEST CORNER OF THE NORTHWEST QUARTER OF SECTION 32; TOWNSHIP 3 SOUTH; RANGE 7 WEST; THENCE NORTH 259.0 FEET ALONG THE WEST LINE OF SECTION 32 AS CALL BE A SURVEY OF THE BROWNLEE ESTATE TO THE NORTHWEST COMER OF A 2.03 ACRE LOT OUT OF SAID BROWNLEE TRACT; THENCE NORTH 84 DEGREES 21' EAST 12.89 FEET ALONG THE NORTH LINE OF SAID 2.03 ACRE LOT TO THE POINT OF BEGINNING OF THE FOLLOWING LOT: THENCE NORTH 2 DEGREES 10' WEST 86.90 FEET ALONG THE EAST LINE OF LOT 1 OF GREEN ACRES SUBDIVISION AS PER SUBDIVISION SURVEY TO A POINT IN THE SOUTH LINE OF AN EXISTING 3.0 ACRE LOT; THENCE NORTH 46 DEGREES 08' EAST 398.30 FEET ALONG THE SOUTH LINE OF SAID LOT TO A POINT IN THE CENTERLINE OF MCCRACKEN ROAD; THENCE SOUTH 33 DEGREES 00' EAST 50.0 FEET ALONG SAID ROAD TO A POINT; THENCE SOUTH 33 DEGREES 22' EAST 326.18 FEET ALONG SAID ROAD TO A POINT; THENCE SOUTH 84 DEGREES 21' WEST 492.91 FEET ALONG THE NORTH LINE OF SAID EXISTING 2.03 ACRE LOT TO THE POINT OF BEGINNING AND CONTAINING 2.20 ACRES MORE OR LESS AND INCLUDING THE RIGHT OF WAY FOR MCCRACKEN ROAD. SAID PROPERTY BEING LOCATED IN THE NORTHWEST QUARTER OF THE ABOVE NOTED SECTION, TOWNSHIP, AND RANGE. 1. COUNTY OF DESOTO TAXES FOR THE YEAR 2000, AND ALL SUBSEQUENT YEARS, THE AMOUNT OF WHICH ARE NOT YET ASCERTAINABLE, DUE OR PAYABLE. 2. A SUBJECT TO RIGHTS OF WAY AND EASEMENTS FOR PUBLIC ROAD AND PUBLIC UTILITIES; TO BUILDING, ZONING, SUBDIVISION AND HEALTH DEPARTMENT REGULATIONS IN EFFECT IN DESOTO COUNTY, MISSISSIPPI; AND TO ANY PRIOR RESERVATION OF MINERALS OF EVERY KIND AND CHARACTER INCLUDING BUT NOT LIMITED TO OIL, GAS, SAND AND GRAVEL, IN, OVER, AND UNDER THE AFOREDESCRIBED REAL PROPERTY. BEING THE SAME PROPERTY CONVEYED TO SILAS W. EDWARDS MARJORIE A. OATES TENANTS IN COMMON WITH THE RIGHTS OF SURVIVORSHIP BY DEED FROM FRANK SKAGGS BRENDA SKAGGS HUSBAND AND WIFE TENANTS BY THE ENTIRETY RECORDED 06/22/2000 IN DEED BOOK 375 PAGE 46-48, IN THE OFFICE OF THE CHANCERY CLERK OF DESOTO COUNTY, MISSISSIPPI. TAX ID# 3079320000004903