

Grantor's address: P. O. Box 456,
Olive Branch, Ms. 38654
Grantee's address: 2277 West Street
Germantown, Tenn. 38138

JAMES E. WOODS, SUBSTITUTE
TRUSTEE,
GRANTOR

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TO

SUBSTITUTE TRUSTEE'S DEED

ALMACAR COMPANY, a Partnership,
GRANTEE

WHEREAS, on January 7, 1975, Martha Baber, Dr. T. Kyle Creson, Jr., James A. Curlin, N. L. or Vivian Faulkner, W. E. Fisher, Edgar R. Franklin - M.D., Hubert Garrecht, Don Hughes, Thomas D. Irvin, Mrs. C. C. Kennon, William P. Miller, Charles Sandifer, Clyde H. Springer, W. A. Woodmansee, Leonard D. Wright, Jr. - M.D., and Almacar Company, a partnership, executed a Deed of Trust to H. Lee Shaw, Trustee for Almacar Company, a partnership, which Deed of Trust is of record in the office of the Chancery Clerk of DeSoto County, Mississippi, in Deed of Trust Book 184, Page 147; and,

WHEREAS, the said Almacar Company, a partnership, has heretofore substituted James E. Woods as Trustee in place and in lieu of H. Lee Shaw by instrument dated February 4, 1982, appearing of record in Real Estate Trust Deed Book 280, Page 646, in the office of the Chancery Clerk of DeSoto County, Mississippi; 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, and the holder of said indebtedness having requested the undersigned substituted Trustee to execute the trust and sell said land and property for the purpose of raising the sums due thereunder together with attorney's fees, substituted Trustee's fees and expenses of said sale; said property was sold subject to the terms and conditions of that certain Deed of Trust executed by Greater Memphis, Inc. to Joel P. Walker, Trustee for Lacey Mosby, Rowelett Sneed and V. O. Sneed, as recorded in Trust Deed Book 181, Page 351; and assigned to Jerred Blanchard, Trustee by instrument dated April 4, 1979, recorded in Book 241, Page 207, all in the office of the Chancery Clerk of DeSoto County, Mississippi, being a first and prior lien on said property; and,

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WHEREAS, the undersigned Substitute Trustee, in accordance with the terms of said Deed of Trust and the laws of the State of Mississippi, did advertise said sale in the DeSoto Times, a newspaper published in the Town of Hernando, State of Mississippi, and having a general circulation in DeSoto County, Mississippi, on the following dates: February 18, February 25, March 4, and March 11, 1982; which is more fully shown by the original proof of publication which is attached hereto as Exhibit "A", and made a part hereof as if fully copied herein; and by posting on the 18th day of February, 1982, a copy of said notice on the bulletin board of the Courthouse of DeSoto County, Mississippi, in Hernando; and,

WHEREAS, on the 12th day of March, 1982, at the East door of the County Courthouse of DeSoto County, Mississippi, at Hernando, between the hours of 11:00 o'clock A.M. and 4:00 o'clock P.M., I, James E. Woods, the undersigned substituted Trustee, did offer for sale at public outcry and did sell to the highest and best bidder for cash, the following described land and property situated in the County of DeSoto, State of Mississippi, to-wit:

Property lying north of New Highway No. 78 in the Northwest Quarter of Section 33, Township 1 South, Range 6 West, DeSoto County, Mississippi, more particularly described as follows: Beginning at an iron pin at the point of intersection of the west line of Section 33 with the south line of Goodman Road (60 feet wide), said point being a distance of 30.00 feet southwardly, as measured along said section line, from the common corner of Sections 33, 32, 29 and 28, lying in the center line of Goodman Road; thence north $89^{\circ} 39' 32''$ east along the south line of Goodman Road a distance of 1,001.40 feet to an iron pin corner; thence due south along a line parallel with the west line of Section 33, a distance of 2,533.52 feet to an iron pin corner in the northeasterly right of way line of New Highway No. 78 (370 feet wide); thence north $53^{\circ} 24' 28''$ west along the northeasterly right of way line of New Highway No. 78 a distance of 51.37 feet to a right of way monument at the point of curvature therein; thence northwestwardly and continuing along the northeasterly right of way line of New Highway No. 78, same being along a curve to the right having a radius of 5,529.52 feet a distance of 939.71 feet to a right of way monument therein; thence north $38^{\circ} 27' 37''$ west continuing along the northeasterly right of way line of New Highway No. 78 a distance of 412.81 feet to an iron pin corner in the west line of Section 33; thence due north along the west line of Section 33 a distance of 1,552.25 feet to the point of beginning, containing 48.138 acres.

The undersigned substituted Trustee offered the aforesaid property for sale

at public outcry as set forth above, and there appeared at said sale, the Almacar Company, a partnership, bidding the sum of Five Thousand and no/100 Dollars (\$5,000.00), cash in hand paid, the receipt of which is hereby acknowledged, I, James E. Woods, substituted Trustee, do hereby sell, and convey unto the Almacar Company, a partnership, all of the above described property, conveying only such title as is vested in me as Substitute Trustee.

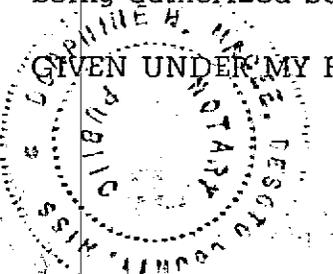
WITNESS my signature, this the 18 day of March, 1982.

James E. Woods
James E. Woods
Substitute Trustee

STATE OF MISSISSIPPI
COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority of law in and for the jurisdiction aforesaid, the within named James E. Woods, who acknowledged that he signed and delivered the above and foregoing Deed on the day and year therein mentioned as Substitute Trustee for the purposes therein expressed after being authorized so to do.

GIVEN UNDER MY HAND and seal of office, this the 18th day of March, 1982.



Raylene H. Magee
Notary Public

My Commission expires:

7/17/85

PROOF OF PUBLICATION

THE STATE OF MISSISSIPPI
COUNTY OF DESOTO

Personally appeared before me the undersigned authority in and for said County and State, Anita Farris who states on oath that 5 he is the Clerk of the DeSoto Times, a newspaper published and printed in the Town of Hernando, State and County aforesaid, and having a general circulation in said county, and that the publication of the notice, a copy of which is hereto attached, has been made in said paper 4 consecutive times, as follows, to-wit:

SUBSTITUTE TRUSTEE'S NOTICE OF SALE

WHEREAS, on January 7, 1975, Martha Baber, Dr. T. Kyle Greson, Jr., James A. Curtin, N.L. or Vivian Faulkner, W.E. Fisher, Edgar R. Franklin, M.D., Hubert Garrecht, Don Hughes, Thomas D. Irvin, Mrs. C.C. Kennon, William P. Miller, Charles Sandifer, Clyde H. Springer, W.A. Woodmansee, Leonard D. Wright, Jr., M.D., and Almacar Company, executed a Deed of Trust to H. Lee Shaw, Trustee for Almacar Company, a partnership, said Deed of Trust appearing of record in Real Estate Trust Deed Book 184, Page 147, in the office of the Chancery Clerk of DeSoto County, Mississippi; and,

WHEREAS, the said Almacar Company, a partnership, pursuant to authority contained in said instrument has appointed James E. Woods as Substitute Trustee by instrument dated February 4, 1982, appearing of record in Real Estate Trust Deed Book 280, Page 646, in the office of the Chancery Clerk of DeSoto County, Mississippi; 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, and the holder of said indebtedness having requested the undersigned Substitute Trustee to execute the trust and sell said land in accordance with the terms of the Deed of Trust.

NOW, THEREFORE, I, JAMES E. WOODS, Substitute Trustee under the provisions of and by virtue of the authority conferred upon me in said Deed of Trust will on the 12th day of March, 1982, offer for sale at public outcry and sell, within legal hours at the East door of the County Courthouse in Hernando, Mississippi, to the highest and best bidder for cash, the land lying and being situated in DeSoto County, Mississippi, described as follows, to-wit:
Property lying north of New Highway No. 78 in the Northwest Quarter of Section 33, Township 1 South, Range 6 West, DeSoto County, Mississippi.

- Volume No. 87 on the 18 day of Feb, 1982
- Volume No. 87 on the 25 day of Feb, 1982
- Volume No. 87 on the 4 day of March, 1982
- Volume No. 87 on the 11 day of March, 1982
- Volume No. on the day of , 19

Anita Farris, Clerk

(Title)

Sworn to and subscribed before me, this the 11th day of March, 1982

Jessica Wilson
Notary Public
commission expires 10-9-82

Fees of DeSoto Times, Publisher

A. Publishing <u>1</u> first insertion <u>774</u> words @ .06	\$ <u>46</u> <u>44</u>
B. <u>3</u> subsequent insertions <u>774</u> words @ .03	\$ <u>69</u> <u>66</u>
C. Making proof of publication and depositing to same	<u>1</u> <u>00</u>
TOTAL PUBLISHER'S FEE	\$ <u>117</u> <u>10</u>

more particularly described as follows:
 Beginning at an iron pin at the point of intersection of the west line of Section 33 with the south line of Goodman Road (60 feet wide), said point being a distance of 30.00 feet southwardly, as measured along said section line, from the common corner of Sections 33, 32, 29, and 28, lying in the center line of Goodman Road; thence north 89 degrees 39' 32" east along the south line of Goodman Road a distance of 1,001.40 feet to an iron pin corner; thence due south along a line parallel with the west line of Section 33, a distance of 2,533.52 feet to an iron pin corner in the northeasterly right of way line of New Highway No. 78 (370 feet wide); thence north 53 degrees 24' 28" west along the northeasterly right of way line of New Highway No. 78 a distance of 51.37 feet to a right of way monument; at the point of curvature therein; thence northwestwardly and continuing along the northeasterly right of way line of New Highway No. 78, same being along a curve to the right having a radius of 5,529.52 feet a distance of 939.71 feet to a right of way monument therein; thence north 38 degrees 27' 37" west continuing along the northeasterly right of way line of New Highway No. 78 a distance of 412.81 feet to an iron pin corner in the west line of Section 33; thence due north along the west line of section 33 a distance of 1,552.25 feet to the point of beginning, containing 48.138 acres.

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

WITNESS my signature, this the 12th day of February, 1982.

James E. Woods
 Substitute Trustee

Feb. 18, 25, March 4, 11, 1982

STATE OF MISSISSIPPI, DESOTO COUNTY

I certify that the within instrument was filed for record at 10 o'clock 00 minutes A.M. 19 day of March 1982, and that the same has been recorded in Book 158 Page 109 records of WARRANTY DEEDS of said County.

Witness my hand and seal this the 25 day of March 1982.

Fee 6.50 pd. H. H. [Signature] Clerk