

Tax Payer's Address:

Mr. Freddie Smith
2700 Lester Road
Nesbitt, Mississippi

TRUSTEE'S DEED

WHEREAS on the 26th day of October, 1983, JOHN CARTER and MINNIE JEAN CARTER, husband and wife, did execute and deliver their Deed of Trust to Lucius Edwards, Trustee for Freddie Smith, said Deed of Trust being recorded in the office of the Chancery Clerk of Desoto County, Mississippi, in Deed of Trust Book 306, page 113, and;

WHEREAS, I, Lucius Edwards, Trustee, did within legal hours on Friday November 8, 1985, at the main front door of the Desoto County Courthouse in the City of Hernando, Mississippi, offer for sale at public auction and did sell at public auction to the highest bidder for cash, according to law, the following described property situated in Desoto County, Mississippi, to wit:

Part of the Northwest Quarter of Section 16, Township 3, South Range 7 West, Desoto County, Mississippi, and more particularly described as follows, to wit:
Commencing at an old axle commonly accepted as the West Quarter Corner of the said Section 16; thence run due North a distance of 42.23 feet to a half inch steel bar on the east right-of-way line of Tchulahoma Road, said point being the point of beginning; run thence North 02 degrees 04' 43" West a distance of 116.42 feet along said right-of-way line to a half inch bar; thence run due East a distance of 378.40 feet to a half inch steel bar; thence run South 116.34 feet to a half inch steel bar; thence run due West a distance of 378.18 feet to the point of beginning and containing 1.01 acres. Bearings are based on true North as determined by solar observation.

WHEREAS the said property was sold only after having strictly complied with all the terms and conditions of said Deed of Trust and the statutes of the State of Mississippi in such cases provided: Notice of terms, time and place of sale was given by publication in the Desoto Times, a newspaper published in Hernando, Mississippi and having a general circulation in Desoto County, Mississippi, for four consecutive weeks preceding the date of sale, the first publication of said notice having appeared on October 17, 1985, and such publication being evidenced by Proof of Publication attached

hereto as "Exhibit A" and made a part hereof. Notice identical with the said Notice published in the Desoto Times was posted on the Desoto County Courthouse bulletin board set aside for the publication of legal notices on the first floor of said Courthouse in the City of Hernando, Mississippi, for four consecutive weeks preceding the date of sale as provided by Mississippi statute; and

WHEREAS, at the sale there were present various parties and bidders and Freddie Smith bid the highest and best bid for said property and the above descrtibed property was then and there struck off and sold to Freddie Smith and he was declared the purchaser thereof.

NOW, THEREFORE, in consideration of the premises and in consideration of the payment of the purchase price by the said Freddie Smith, the receipt of which is hereby acknowledged, I, Lucius Edwards, the undersigned Trustee, do hereby sell and convey to the said Freddie Smith the property described herein above.

In testimomy whereof, witness my signature the the 8th day of November, 1985.

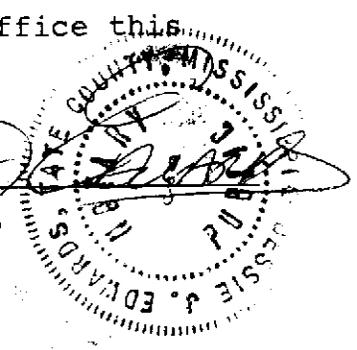
Lucius Edwards
LUCIUS EDWARDS, Trustee

STATE OF MISSISSIPPI
COUNTY OF DESOTO

PERSONALLY appeared before me this day, the undersigned authority within the jurisdiction aforesaid, the within named Lucius Edwards, who acknowledged that he signed and delivered the above and foregoing deed on the day and year therein mentioned as and for his voluntary act and deed for the purpose of conveying the within described property, being duly authorized to do so.

Given under my hand and official seal of office this the 14th day of November, 1985.

[Signature]
NOTARY PUBLIC



MY COMMISSION EXPIRES:

My Commission Expires July 22, 1988

PROOF OF PUBLICATION

THE STATE OF MISSISSIPPI
COUNTY OF DESOTO

Personally appeared before me the undersigned authority in and for said County and State, Catherine Lewis who states on oath that she is the owner 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 1 consecutive times, as follows, to-wit:

NOTICE OF TRUSTEE'S SALE

WHEREAS on the 26th day of October, 1983, JOHN CARTER and Missie Ann Carter, husband and wife, executed a Deed of Trust to Lucius Edwards, Trustee, for the benefit of Mr. Freddie Smith, Nesbitt, Mississippi, which Deed of Trust is recorded in Trust Deed Book 306, page 113 in the Office of the Chancery Clerk of DeSoto County, Mississippi, and

WHEREAS default has been made in the terms and conditions of said Deed of Trust and the debt secured thereby having been declared due and payable in accordance with the terms and conditions of said Deed of Trust and the holder of said indebtedness having requested the undersigned Trustee to execute the trust and to sell said lands in accordance with the terms and conditions of said Deed of Trust,

NOW, THEREFORE, I, LUCIUS EDWARDS, Trustee under the terms and provision of and by virtue of the authority conferred upon me in said Deed of Trust, will on the 8th day of November, 1985, Friday, offer for sale at public outcry and sale within legal hours at the East door of the County Courthouse in Hernando, DeSoto County, Mississippi, to the highest and best bidder for cash, the lands lying and situated in DeSoto County, Mississippi described more particularly as follows:

Part of the Northwest Quarter of Section 36, Township 3, South, Range 7 West, DeSoto County, Mississippi, and more particularly described as follows, to-wit:

Beginning at an old iron monument situated at the West Quarter corner of said Section 36; thence run due North a distance of 42.25 feet to a half inch steel bar on the east right-of-way line of Tchulahoma Road, said point being the point of beginning; thence North 42 degrees 04' 43" West a distance of 116.42 feet along said right-of-way line to a half inch bar; thence run due East a distance of 57.40 feet to a half inch steel bar; thence run due South 175.21 feet to a half inch steel bar; thence run due West a distance of 216.18 feet to the point of beginning and containing 1.01 acres. Bearings are based on true North as determined by solar observation.

I will sell and convey only such much interest as is vested in said Trustee.

WITNESSED my signature this 11th day of October, 1985.

LUCIUS EDWARDS,
TRUSTEE

Oct. 17, 24, 31 and Nov. 7, 1985

- Volume No. 90 on the 17th day of Oct, 1985
- Volume No. 90 on the 24th day of Oct, 1985
- Volume No. 90 on the 31st day of Oct, 1985
- Volume No. 90 on the 7th day of Nov., 1985
- Volume No. on the day of , 19

Catherine Lewis, Clerk
(Title)

Sworn to and subscribed before me, this the 8th day of November, 1985

Janis M. Clark
Notary Public



By _____
My Commission Expires October 3, 1988

Eves of DeSoto Times, Publisher

- A. Publishing 406 first insertion 406 words @ .06
- B. subsequent insertions 406 words @ .03
- C. Making proof of publication and depositing to same

\$24	36
\$36	54
\$1	00
\$61	90

TOTAL PUBLISHER'S FEE

Filed @ 4:05 PM, 14 7700, 1985
Recorded in Book 183 Page 18
H. G. Ferguson, Clerk