

Prepared By:
BRIDGFORTH & BUNTIN
P. O. Box 241
Southaven, MS 38671
393-4450

STATE MS.-DE SOTO CO.,
FILED

JUL 15 9 38 AM '94

D.B. BRIDGFORTH,
SUBSTITUTE TRUSTEE,
GRANTOR

TO

PINE CREST PARTNERSHIP,
A GENERAL PARTNERSHIP,
GRANTEE

BK 273 PG 352
W.E. DAVIS CH. CLK.
by: Woodward, P.C.
SUBSTITUTE TRUSTEE'S
DEED

WHEREAS, on May 19, 1993, Danny E. Mason, executed a Deed of Trust to David Clay Vanderburg, Trustee for the benefit of Pine Crest Partnership, a General Partnership, Beneficiary, said Deed of Trust appearing of record in Real Estate Trust Deed Book 639, Page 442, in the office of the Chancery Clerk of DeSoto County, Mississippi;

WHEREAS, the said Pine Crest Partnership, pursuant to authority contained in said instrument appointed D.B. Bridgforth as Substitute Trustee, by instrument dated April 18, 1994, appearing of record in Real Estate Trust Deed Book 702, Page 261, 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 due and payable in accordance with the terms of said Deed of Trust, and the legal holder of said indebtedness, having requested the undersigned Substitute 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, Substitute Trustee's fees, and expenses of said sale; and

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 City of Hernando, State of Mississippi, on the following dates: June 16, 1994, June 23, 1994, June 30, 1994 and July 7, 1994; 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 16th day of June, 1994, a copy of said Notice on the bulletin board of the Courthouse of DeSoto County, Mississippi, in Hernando; and

WHEREAS, on the 8th day of July, 1994, 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, D.B. Bridgforth, the undersigned Substitute 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:

Lot 18, Section A, Forest Hill Subdivision, in Section 7, Township 2 South, Range 5 West, as shown by the plat recorded in Plat Book 40, Pages 31-33, in the office of the Chancery Clerk of DeSoto county, Mississippi.

The undersigned Substitute Trustee offered the aforementioned property for sale at public outcry as set forth above, and there appeared at said sale, Pine Crest Partnership, bidding the sum of \$12,213.98, and there appearing to be no other bids, the property was struck off to Pine Crest Partnership.

NOW, THEREFORE, for and in consideration of the sum of Twelve Thousand Two Hundred Thirteen and 98/100 Dollars (\$12,213.98), cash in hand paid, the receipt of which is hereby acknowledged, I, D.B. BRIDGFORTH, Substitute Trustee, do hereby sell and convey unto PINE CREST PARTNERSHIP, a General Partnership, all of the above described property situated in DeSoto County, Mississippi, conveying only such title as is vested in me as Substitute Trustee.

WITNESS my signature, this the 8th day of July, 1994.

D.B. Bridgforth
D.B. BRIDGFORTH, SUBSTITUTE TRUSTEE

STATE OF MISSISSIPPI
COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority in and for the said County and State, on this 8th day of July, 1994, within my jurisdiction, the within named D.B. Bridgforth, Substitute Trustee, who acknowledged that he executed the above and foregoing instrument.

J. C. Nichols
Notary Public

~~My Commission Expires:~~

October 7, 1995

Grantor's Address:
P.O. Box 241
Southaven, MS 38671
Phone: 601-393-4450

Grantee's Address:
965 Ridge Lake Blvd., Suite 203
Memphis, TN 38120
Phone: 901-761-3780

