

WHEREAS, on the 22nd day of February, 1995, Henry D. Cook executed a Deed of Trust to James E. Woods, Trustee, for the benefit of Bank of Mississippi, under the terms of which the hereinafter described property was conveyed to said Trustee to secure the payment to the said Beneficiary of a certain indebtedness therein mentioned and described, which Deed of Trust is filed for record in Book 749, Page 638 in the office of the Chancery Clerk of DeSoto County at Hernando, Mississippi; and,

WHEREAS, the said Bank of Mississippi, by authority vested in it by said Deed of Trust, appointed William P. Myers to serve as Substitute Trustee in the place and stead of the Trustee named in said Deed of Trust, said Appointment of Substitute Trustee being recorded in Book 764, Page 475 of the aforesaid records; and,

WHEREAS, default having been made in the payment of the indebtedness secured by said Deed of Trust, and the beneficiary having exercised the option in such case provided, and having declared the entire unpaid balance of said indebtedness immediately due and payable, and having directed the undersigned as Substitute Trustee in said Deed of Trust, to execute the same by sale of the property therein described in accordance with the terms and conditions of the said Deed of Trust; and,

WHEREAS, after having advertised the said sale in all respects as required by law and the terms of said Deed of Trust, the undersigned did, between the hours of 11:00 a.m. and 4:00 p.m. on the 7th day of July, 1995, at the front door of the DeSoto County Courthouse at Hernando, Mississippi, offer the hereinafter described land and property for sale to the highest bidder for cash in the manner required by law and the terms and conditions of said Deed of Trust; and,

WHEREAS, at the time and place aforementioned, the undersigned received from the hereinafter named grantee a bid of Eight Thousand Five Hundred and 00/100----- (\$8,500.00), which was the highest bid for cash for said land and property, and said bidder was then and there declared to be the purchaser thereof; and,

NOW, THEREFORE, in consideration of the aforesaid sum, cash in hand paid, the receipt whereof is hereby acknowledged, the undersigned does hereby sell and convey unto Don Estep, the following described real estate, together with all improvements and appurtenances thereunto, belongings, situated in DeSoto County, State of Mississippi, to-wit:

STATE MS. - DESOTO CO.  
FILED  
JUL 19 4 37 PM '95

BK 288 PG 194  
W.E. DAVIS, CH. CLK.  
By: P. Stankovic

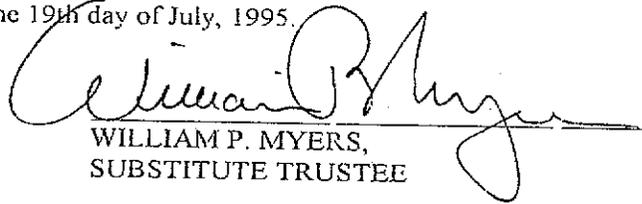
**TRACT NO. I:** Lot 371 in Section B of Lake O' the Hills Subdivision, as shown on plat appearing of record in Plat Book 2, Page 35-36, in the Chancery Court Clerk's Office of DeSoto County, Mississippi to which recorded plat reference is made for a more particular description. Said lot being situated in Section 19, Township 3, Range 9 West.

**TRACT NO. II:** Part of Section 19, Township 3 South, Range 9 West, described as beginning at a point in the center line of Bluff Road at a point which is 40 feet Southwest of the Southwest corner of the J. H. Jordan property; thence Northeast along the center line of Bluff Road 40 feet to a point, which point is the Southwest corner of the said J. H. Jordan property; thence North at an interior angle of 121° 51 minutes 45 seconds along the West line of the said J. H. Jordan property 129.52 feet to a point, which point is the Southeast corner of the above described lot; thence Southwest at an interior angle of 58° 08 minutes 15 seconds along the South line of said lot 60 feet to a point; thence Southeasterly; 113 feet, more or less, to the point of beginning, and being a part of that property conveyed to J. H. Jordan, et ux, by Warranty Deed of date of June 22, 1962, and of record in Book 53, Page 181.

Tract I and Tract II above being the same property conveyed to Guy W. Prysock by J. H. Jordan, et ux, as described in Warranty Deed dated March 15, 1971, and recorded in Deed Book 88, Page 193, in the office of the Chancery Clerk of DeSoto County, Mississippi.

I hereby convey only such title as is vested in me as Substitute Trustee.

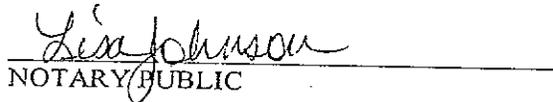
WITNESS MY SIGNATURE, this the 19th day of July, 1995.

  
WILLIAM P. MYERS,  
SUBSTITUTE TRUSTEE

STATE OF MISSISSIPPI  
COUNTY OF DESOTO

Personally appeared before me, the undersigned authority in and for said County and State, within my jurisdiction, the within named William P. Myers, Substitute Trustee, who acknowledged to me that he signed and delivered the above and foregoing instrument for the purposes mentioned on the day and in the year therein mentioned, and in the capacity therein stated.

GIVEN under my hand and official seal on this the 19th day of July, 1995.

  
NOTARY PUBLIC

My Commission Expires:  
3/23/97

**GRANTOR'S ADDRESS:**  
2564 HIGHWAY 51 SOUTH  
HERNANDO, MS 38632  
HOME: NONE  
WORK: 601-429-1994

**GRANTEE'S ADDRESS:**  
6695 SCENIC HOLLOW  
WALLS, MS 38680  
HOME: 601-781-1173  
WORK: 601-393-5810

Prepared By:  
Law Offices of William P. Myers  
2564 Hwy 51 South  
Hernando, MS 38632  
(601) 429-1994