

WHEREAS, the United States of America, acting by and through the United States Department of Agriculture, is the owner and holder of the following real estate deed(s) of trust, securing an indebtedness therein mentioned, and covering certain real estate hereinafter described located in Desoto County, Mississippi, said deed(s) of trust being duly recorded in the Office of the Chancery Clerk in and for said County and State:

<u>GRANTOR(S)</u>	<u>DATE EXECUTED</u>	<u>TRUST DEED BOOK</u>	<u>PAGE</u>
Darren C. Woods and Lisa E. Woods	September 19, 1985	348	165

And default having been made in the payment of said indebtedness;

And the United States of America, as Beneficiary, having authorized and instructed the Substitute Trustee to foreclose said deed(s) of trust by advertisement and sale at public auction as required by law;

The said Substitute Trustee caused a due notice to be published in the Desoto Tribune, a newspaper published in the City of Olive Branch, said County and State, and on April 2, 1997, posted alike notice on the bulletin board of the County Courthouse in Hernando, Mississippi, that certain lands herein after described would on April 29, 1997, be sold at public auction at the East front door of said Courthouse to the highest bidder for cash by virtue of the authority vested in the said Substitute Trustee by said deed(s) of trust, which said notice was published in said newspaper in the issues of April 2, April 9, April 16 and April 23, 1997.

And said lands having been sold by said Substitute Trustee on April 29, 1997, within legal hours (being between the hours of 11:00 AM and 4:00 PM), in the manner prescribed in and by said deed(s) of trust and in accordance with the laws of the State of Mississippi, and at the place aforesaid in pursuance of said notice, offered for sale at public auction to the highest bidder for cash, and
JAMES C. THREATT
 having been the highest bidder therefore and having bid the sum of
THIRTY THREE THOUSAND DOLLARS AND NO/100----- Dollars
 (\$ 33,000.00), the said JAMES C. THREATT
 was duly declared the purchaser thereof.

NOW, THEREFORE, in consideration of the sum so bid, I, Richard J. Hill, as Substitute Trustee, do hereby convey and sell to the said
JAMES C. THREATT, 796 PLEASANT HILL ROAD, NESBIT MS. 38651
601-429-7791

the following described land situated in Desoto County, Mississippi, to-wit:

(SEE ATTACHED LEGAL DESCRIPTION)

STATE MS.-DESOTO CO. *W*
 FILED *W*

MAY 6 3 03 PM '97

BK 316 PG 55
 W.E. DAVIS CH. CLK.

Lot 209, Chateau Ridge Subdivision, located in Section 11,
Township 2, Range 6, DeSoto County, Mississippi, as
per plat thereof recorded in Plat Book 14, Pages 47-50,
in the office of the Chancery Clerk of DeSoto County,
Mississippi.



P.O. Box 486
Olive Branch, MS 38654

601-895-6220

D.W. JONES
PUBLISHER

Proof of Publication

STATE OF MISSISSIPPI
COUNTY OF DESOTO

Personally appeared before me, a Notary Public in and for said County and State, Gail F. Mills, general manager of the DeSoto County Tribune, a newspaper published in the City of Olive Branch and having a general circulation in said County, who being duly sworn, deposed and said that the publication of a notice of which a true copy is hereto affixed, has been made in said newspaper for a period of 4 weeks consecutively, as follows, to wit:

In Vol. XXV No. 19, dated the 2 day of April, 19 97
In Vol. XXV No. 20, dated the 9 day of April, 19 97
In Vol. XXV No. 21, dated the 16 day of April, 19 97
In Vol. XXV No. 22, dated the 23 day of April, 19 97
In Vol. No. , dated the day of , 19

and that the DeSoto County Tribune has been published continuously for a period of more than one year.

Gail F. Mills (Handwritten signature)

GENERAL MANAGER

Sworn to and subscribed before me, this 24th day of April, 19 (SEAL)

Charlotte Hopper (Handwritten signature)

NOTARY PUBLIC

My commission expires My Commission Expires Feb. 5, 2001 To Richard J. Hill

for taking the annexed publication of 2x5 @ \$55 each & 358 words or the equivalent thereof for a total of 4 times \$ 302.34, plus \$1.00 for making a proof of publication and depositing the same for a total cost of \$ 303.34.

NOTICE OF SALE

WHEREAS, the United States of America, acting by and through the United States Department of Agriculture, is the owner and holder of the following real estate deed(s) of trust, securing an indebtedness therein mentioned and covering certain real estate hereinafter described located in DeSoto County, Mississippi, said deed(s) of trust being duly recorded in the Office of the Chancery Clerk in and for said County and State:

Table with columns: GRANTOR (S), DATE EXECUTED, TRUST DEED BOOK, PAGE. Includes entries for Darren C. Woods and Lisa E. Woods.

WHEREAS, default has occurred in the payment of the indebtedness secured by said deed(s) of trust, and the United States of America, as Beneficiary, has authorized and instructed me as Substitute Trustee to foreclose said deed(s) of trust by advertisement and sale at public auction in accordance with the statutes made and provided therefor.

THEREFORE, notice is hereby given that pursuant to the power of sale contained in said deed(s) of trust and in accordance with the statutes made and provided therefor, the said deed(s) of trust will be foreclosed and the property covered thereby and hereinafter described will be sold at public auction to the highest bidder for cash at the East front door of the County Courthouse in the city of Hernando, Mississippi, in the aforesaid County and will sell within legal hours (being between the hours of 11:00 a.m. and 4:00 p.m.) on April 29, 1997, to satisfy the indebtedness now due under and secured by said deed(s) of trust.

I will convey only such title as is vested in me as Substitute Trustee. The premises to be sold are described as: Lot 209, Chateau Ridge Subdivision, located in Section 11, Township 2, Range 6, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 14, pages 47-50, in the office of the Chancery Clerk of DeSoto County, Mississippi.

April 2, 1997 Date

/s/ Richard J. Hill Substitute Trustee
Duly authorized to act in the premises by instrument dated March 7, 1994, and recorded in Book 1, Page 23, of the records of the aforesaid County and State.

AFFIDAVIT OF FORECLOSURE PROCEEDINGS

STATE OF MISSISSIPPI)
) SS:
COUNTY OF DESOTO)

Richard J. Hill, being first duly sworn on oath, deposes and says that on April 2, 1997, as Substitute Trustee, he posted a copy of the Notice annexed to the foregoing Publisher's Affidavit on the bulletin board of the County Courthouse in Hernando, Mississippi; that further, he was authorized and instructed by the Beneficiary to foreclose certain deed(s) of trust by advertisement and sale; that he acted as auctioneer for the sale of the premises described in the notice annexed to the foregoing Publisher's Affidavit and that pursuant to such Notice of Sale, he sold said premises at public auction at the place and at the time of sale mentioned therein, to wit: At the hour of 11:15 A.M. on April 29, 1997, at the East front door of the County Courthouse in the aforesaid County where said premises are situated; and that said premises were then and there purchased by

JAMES C. THREATT, 796 Pleasant Hill Road, Nesbit MS 38651

for the sum of \$ 33,000.00, said purchaser being the highest bidder, and said sum being the highest sum bid; and deponent further says that said sale was conducted fairly, honestly, and according to the terms of said deed(s) of trust and the laws of the State of Mississippi, and that to the best of his knowledge and belief, the Grantor(s) are not members of the Armed Services of the United States of America.

[Handwritten Signature]

Richard J. Hill

Subscribed and sworn to before me this 29 day of April 1997.

(S E A L)

[Notary Seal]
W. B. Davis, Chancery clerk
NOTARY PUBLIC
By: Wisty Taylor, Jefferson D.C.

My Commission Expires:

MY COMMISSION EXPIRES
JAN. 3, 2000