

OCT 2 3 46 PM '98

SUBSTITUTE TRUSTEE'S DEED

STATE OF MISSISSIPPI:

COUNTY OF DESOTO:

BK 340 PG 639  
W.E. DAVIS CH. CLK.

WHEREAS, on the 16<sup>th</sup> day of February, 1995, Nita Lynn Richards, executed a Deed of Trust to Lynda M. Davis, Trustee for the benefit of Sidney Lanier Hurdle, Jr., which Deed of Trust is recorded in Trust Deed Book 780 Page 301 in the Office of the Chancery Clerk of DeSoto County, Mississippi, and

WHEREAS, the said Bobby Neil Summerford assumed the Deed of Trust of Nita Lynn Richards by Assumption Warranty Deed dated November 13, 1996 and recorded in Book 308, Page 660, in the Office of the Chancery Clerk of DeSoto County, Mississippi.

WHEREAS, the owner and holder of the aforesaid Deed of Trust has duly substituted and appointed James E. Woods as Substitute Trustee in the place and stead of the aforesaid original Trustee by instrument recorded in Book 1005, Page 704 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 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 the said indebtedness having requested the undersigned Substitute Trustee to execute the trust and to sell said land in accordance with the terms of said Deed of Trust.

NOW THEREFORE, in consideration of the premises, I, James E. Woods, Substitute Trustee, did pursuant to said request, on the 25<sup>th</sup> day of September, 1998, within legal hours, at the East door of the Courthouse in the City of Hernando, DeSoto County, Mississippi, offer for sale and sell at public auction to Sidney Lanier Hurdle, Jr., he being the highest bidder for cash at and for the sum of Twenty Three Thousand Four Hundred Thirty Eight & 61/100 Dollars (\$23,438.61), the land described in said Deed of Trust lying and being situated in DeSoto County, Mississippi described as follows, to-wit:

Lot 31, Ingrams Mill Acres, Phase II, containing 6.15 acres, located in Section 28, Township 2 South, Range 5 West, DeSoto County, Mississippi. A plat of said subdivision is recorded in the office of the Chancery Clerk of said County in Plat Book 37, Page 27.

The time, terms and place of sale were duly advertised for four (4) consecutive weeks immediately preceding said sale by publication in the DeSoto County Tribune, a newspaper

published and having a general circulation in DeSoto County, Mississippi, with proof of said publication being attached hereto and made a part hereof, and by posting the notice of said sale upon the bulletin board of the Courthouse in said county, on the 27<sup>th</sup> day of August, 1998 and said notice remaining upon said bulletin board until the date for the sale of the land, to-wit: September 25, 1998.

The proceeds of said sale were distributed by me as follows: DeSoto County Tribune \$143.70, DeSoto County Chancery Clerk for 1997 Taxes \$406.90, James E. Woods Substitute Trustee fee \$350.00, balance remaining in my hands paid to Sidney Lanier Hurdle, Jr. to apply on the indebtedness due it by Bobby Neil Summerford.

THEREFORE, in consideration of the premises and the payment to me of the said sum of Twenty Three Thousand Four Hundred Thirty Eight & 61/100 Dollars (\$23,438.61), by the said Sidney Lanier Hurdle, Jr., the receipt of which is hereby acknowledged, I, James E. Woods Substitute Trustee do hereby convey and sell to Sidney Lanier Hurdle, Jr., the land herein before described.

WITNESS MY SIGNATURE, this the 28<sup>th</sup> day of September, 1998.

James E. Woods  
JAMES E. WOODS  
SUBSTITUTE TRUSTEE

STATE OF MISSISSIPPI:

COUNTY OF DESOTO:

This day personally appeared me, the undersigned authority in and for said county and state, the within named James E. Woods, Substitute Trustee, who acknowledged that he signed and delivered the above and foregoing Trustee's Deed on the day and year therein mentioned as his free and voluntary act and deed and for the purposes therein expressed.

Given of my hand the Official Seal of office this the 28<sup>th</sup> day of September, 1998.

Victoria B. Griffith  
NOTARY PUBLIC

My Commission Expires:

12-17-98



GRANTOR'S ADDRESS

P.O. Box 456  
Olive Branch, MS 38654  
Phone: 601-895-2996

GRANTEE'S ADDRESS

P.O. Box 190  
Holly Springs, MS 38635  
Hm. Phone: 601-895-8947  
Wk. Phone: 601-252-6544

THE DESOTO COUNTY  
**TRIBUNE**

BK 034 0PG 064 1

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, D.W. Jones,  
Publisher 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:

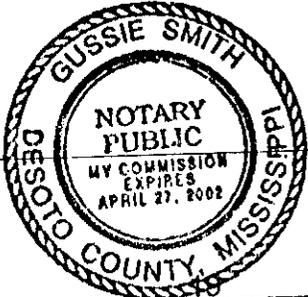
- In Vol. XXVI No. 44, dated the 23rd day of September, 19 98
- In Vol. XXVI No. 43, dated the 16th day of September, 19 98
- In Vol. XXVI No. 42, dated the 9th day of September, 19 98
- In Vol. XXVI No. 41, dated the 2nd day of September, 19 98
- In Vol. \_\_\_\_\_ No. \_\_\_\_\_, dated the \_\_\_\_\_ day of \_\_\_\_\_, 19 \_\_\_\_\_

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

D.W. Jones  
PUBLISHER

Sworn to and subscribed before me, this 23<sup>rd</sup>  
day of September, 19 98  
(SEAL)

Gussie Smith  
NOTARY PUBLIC



My commission expires \_\_\_\_\_  
To Woods & Snyder  
for taking the annexed publication of 335  
words or the equivalent thereof for a total of four (4)  
times \$ 140.70, plus \$3.00 for making a proof  
of publication and deposing to same for a total cost  
of \$ 143.70.

**SUBSTITUTE TRUSTEE'S  
NOTICE OF SALE**

WHEREAS, on February 16, 1995, Nita Lynn Richards, executed a Deed of Trust to Lynda M. Davis, Trustee for the benefit of Sidney Lanier Hurdle, Jr., which Deed of Trust is recorded in Trust Deed Book 780, Page 301, in the Office of the Chancery Clerk of DeSoto County, Mississippi, and

WHEREAS, the said Bobby Nell Summerford assumed the Deed of Trust of Nita Lynn Richards by Assumption Warranty Deed dated November 13, 1996 and recorded in Book 308, Page 660, in the Office of the Chancery Clerk of DeSoto County, Mississippi.

WHEREAS, the said Sidney Lanier Hurdle, Jr., has appointed JAMES E. WOODS as Substituted Trustee in the place and stead of the aforesaid Trustee by Instrument recorded in Book 1005, Page 704 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, Sidney Lanier Hurdle, Jr., having requested the undersigned Trustee to execute the trust and sell the said land in accordance with the Deed of Trust.

NOW, THEREFORE, I, James E. Woods, Trustee, under the provisions of and by virtue of the authority conferred upon me in said Deed of Trust, will, on the 25th day of September, 1998, offer for sale at public outcry and sell, within legal hours, between the hours of 11:00 a.m. and 4:00 p.m. at the East door of the County Courthouse of DeSoto County, at Hernando, Mississippi, for cash, to the highest and best bidder, the following described land situated in DeSoto County, Mississippi, to-wit:

Lot number 31, Ingrams Mill Acres, Phase II, containing 6.15 acres, located in Section 26, Township 2 South, Range 5 West, DeSoto County, Mississippi. A plat of said subdivision is recorded in the office of the Chancery Clerk of said County in Plat Book 37, Page 27.

I will convey only such title as is vested in me as Substituted Trustee.

WITNESS MY SIGNATURE, this the 27th day of August, 1998.

/s/ James E. Woods  
Substituted Trustee

Sept. 2, 8, 16, 23-occ.

WTS