

STATE MS. - DESOTO CO.

FILED

NATIONS BANC/LONG/0001158138

OCT 5 9 01 AM '98

## DESCRIPTION FOR INDEXING PURPOSES:

Lot 65, Section B, Kentwood S/D,  
Section 3, T2S, R8W, DeSoto Co., MS

SUBSTITUTE TRUSTEE'S DEEDBK 340 PG 666  
W.E. DAVIS CH. CLK.

WHEREAS, on December 20, 1993, Roger L. Long and wife, Beverly J. Long, executed a Deed of Trust to L. Patrick Sandlin, Trustee for the use and benefit of Community Mortgage Corp. which Deed of Trust is on file and of record in the office of the Chancery Clerk of DeSoto County, Mississippi, in Deed of Trust Book 680 at Page 343 thereof; and

WHEREAS, by various assignments on record, said Deed of Trust was ultimately assigned to NationsBanc Mortgage Corporation by instrument recorded in the office of the aforesaid Chancery Clerk in Book 737 at Page 572 and re-recorded in Book 742 at Page 353 thereof; and

WHEREAS, the legal holder and beneficiary of said deed of trust, in accordance with the terms of said Deed of Trust, substituted LEM ADAMS, III, TRUSTEE, in place and stead of the original Trustee named in said Deed of Trust by Substitution of Trustee which is on file and of record in the office of the aforesaid Chancery Clerk in Book 1020 at Page 786 thereof, the said Lem Adams, III, being granted all the rights, powers and privileges of the said original Trustee named in said Deed of Trust; and

WHEREAS, default having been made in the terms and conditions of said Deed of Trust and the entire indebtedness secured thereby having been declared to be due and payable in accordance with the terms of said Deed of Trust, Nationsbanc Mortgage Corporation, the legal holder of said indebtedness, having requested the undersigned

Substitute Trustee to execute the trust and sell said land and property described in said Deed of Trust in accordance with the terms of said Deed of Trust for the purpose of raising the sums due thereunder, together with attorney's fees, trustee's fees and expenses of sale; and

WHEREAS, the undersigned Substitute Trustee in accordance with terms of said Deed of Trust and the laws of the State of Mississippi did advertise said sale in the DeSoto County Tribune, a newspaper published in the City of Olive Branch, DeSoto County, State of Mississippi, on the following dates, to-wit: September 9, 16, 23, 30, 1998, which is more fully shown by the original Proof of Publication which is attached hereto as Exhibit "A" and made a part hereof as though fully copied herein in words and figures; and by posting on the 8th day of September, 1998, a copy of the Substitute Trustee's Notice of Sale on the bulletin board of the County Courthouse of DeSoto County, Mississippi; and

WHEREAS, on the 1ST day of October, 1998, at the east front door of the DeSoto County Courthouse, at Hernando, Mississippi, between the hours of 11:00 o'clock a.m. and 4:00 o'clock p.m., the undersigned Substitute Trustee did offer for sale at public outcry and did sell to the highest bidder for cash the following described land and property situated in DeSoto County, Mississippi, to-wit:

Lot 65, Section "B", Kentwood Subdivision located in Section 3, Township 2 South, Range 8 West, DeSoto County, Mississippi as recorded in Plat Book 39, Pages 6-7 in the office of the Chancery Clerk of DeSoto County, Mississippi.

WHEREAS, the undersigned Substitute Trustee offered the above described property for sale at public outcry as set forth above,

and there appeared at said sale an agent for Nationsbanc Mortgage Corporation, bidding the sum of Fifty-Five Thousand Four Hundred Eighty-Nine and NO/100 Dollars (\$55,489.00) for all of the above-described property and said property was struck off to Nationsbanc Mortgage Corporation, for said amount, and said bidder was declared the purchaser thereof.

WHEREAS, in the Appointment of Substitute Trustee hereinbefore referred to, Nationsbanc Mortgage Corporation, authorized Lem Adams, III, Substitute Trustee, to transfer and assign this bid to the SECRETARY OF VETERANS AFFAIRS, an Officer of the United States of America, in the event Nationsbanc Mortgage Corporation was the last and highest bidder at the sale, which event has taken place; and whereas, by the execution of this instrument, the said Lem Adams, III, Substitute Trustee, does hereby transfer and assign all of the rights, title and interest of Nationsbanc Mortgage Corporation as last and highest bidder, to the SECRETARY OF VETERANS AFFAIRS, an Officer of the United States of America.

NOW THEREFORE, in consideration of the premises and the sum of Fifty-Five Thousand Four Hundred Eighty-Nine and NO/100 Dollars (\$55,489.00), cash in hand paid, the receipt of which is hereby acknowledged, LEM ADAMS, III, SUBSTITUTE TRUSTEE, does hereby sell and convey to the Secretary of Veterans Affairs, an Officer of the United States of America, all of the above-described property, conveying only such title as is vested in him as Substitute Trustee.

WITNESS MY SIGNATURE on this the 1st day of October, 1998.

  
\_\_\_\_\_  
LEM ADAMS, III  
SUBSTITUTE TRUSTEE

STATE OF MISSISSIPPI

COUNTY OF RANKIN

PERSONALLY came and appeared before me, the undersigned authority in and for the jurisdiction aforesaid, the within named LEM ADAMS, III, SUBSTITUTE TRUSTEE in the above and foregoing instrument of writing, who acknowledged to me that he, as said Substitute Trustee, signed and delivered the above and foregoing instrument of writing on the day and year and for the purposes therein mentioned.

GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE on this the 1st day of October, 1998.

*Sanja A. Repas*  
 NOTARY PUBLIC

My Commission Expires:

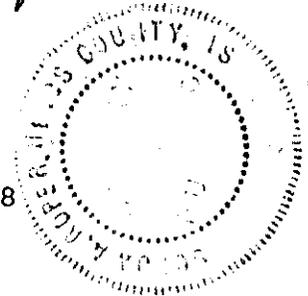
2-9-2000

Grantor: P. O. Box 400, Brandon, MS 39043 (601) 825-9508

*Same*

Grantee: 1600 E. Woodrow Wilson, Jackson, MS 39216-5102  
 (601) 364-7112

*Same*



PREPARED BY: ADAMS & EDENS  
 A Professional Association  
 POST OFFICE BOX 400  
 BRANDON, MISSISSIPPI 39043  
 (601) 825-9508

**THE DESOTO COUNTY**  
**TRIBUNE**

BK 034 0 PG 0670

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:

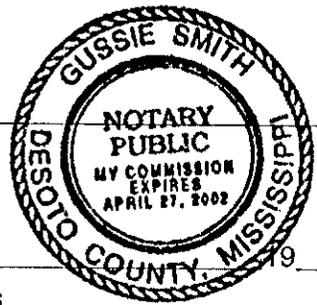
In Vol. <u>XXVI</u>	No. <u>45</u>	, dated the <u>30th</u>	day of <u>September</u>	, 19 <u>98</u>
In Vol. <u>XXVI</u>	No. <u>44</u>	, dated the <u>23rd</u>	day of <u>September</u>	, 19 <u>98</u>
In Vol. <u>XXVI</u>	No. <u>43</u>	, dated the <u>16th</u>	day of <u>September</u>	, 19 <u>98</u>
In Vol. <u>XXVI</u>	No. <u>42</u>	, dated the <u>9th</u>	day of <u>September</u>	, 19 <u>98</u>
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 30<sup>th</sup> day of September, 1998  
(SEAL)

Gussie Smith  
NOTARY PUBLIC



My commission expires \_\_\_\_\_  
To Adams & Edens  
for taking the annexed publication of 396 words or the equivalent thereof for a total of four (4) times \$ 166.32, plus \$3.00 for making a proof of publication and depositing to same for a total cost of \$ 169.32.

**SUBSTITUTE TRUSTEE'S NOTICE OF SALE**  
WHEREAS, on December 20, 1993, Roger L. Long and wife, Beverly J. Long, executed a Deed of Trust to L. Patrick Sandlin, Trustee for the use and benefit of Community Mortgage Corp., which Deed of Trust is on file and of record in the office of the Chancery Clerk of DeSoto County, Mississippi, in Deed of Trust Book 680 at Page 343 thereof; and WHEREAS, by various assignments on record, said Deed of Trust was ultimately assigned to NationsBanc Mortgage Corporation by instrument recorded in the office of the aforesaid Chancery Clerk in Book 737 at Page 572 and re-recorded in Book 742 at Page 353 thereof; and WHEREAS, the legal holder of the said Deed of Trust and the note secured thereby, substituted Lem Adams, III, as Trustee therein, as authorized by the terms thereof, by instrument recorded in the office of the aforesaid Chancery Clerk in Book 1020 at Page 786 thereof; and WHEREAS, default having been made in the performance of the conditions and stipulations as set forth by said Deed of Trust, and having been requested by the legal holder of the indebtedness secured and described by said Deed of Trust to do so, notice is hereby given that I, Lem Adams, III, Substitute Trustee, by virtue of the authority conferred upon me in said Deed of Trust, will offer for sale and will sell at public sale and outcry to the highest and best bidder for cash, during the legal hours (between the hours of 11 o'clock a.m. and 4 o'clock p.m.) at the east front door of the County Courthouse of DeSoto County, Mississippi, on the 1st day of October, 1998, the following described land and property being the same land and property described in said Deed of Trust, situated in DeSoto County, State of Mississippi, to-wit:  
Lot 65, Section 'B', Kentwood Subdivision located in Section 3, Township 2 South, Range 8 West, DeSoto County, Mississippi as recorded in Plat Book 39, Pages 6-7 in the office of the Chancery Clerk of DeSoto County, Mississippi.  
Title to the above described property is believed to be good, but I will convey only such title as is vested in me as Substitute Trustee.  
WITNESS my signature, on this the 3rd day of September, 1998.  
/s/ Lem Adams, III  
Substitute Trustee  
Prepared by:  
Adams & Edens  
A Professional Association  
Post Office Box 400  
Brandon, Mississippi 39043  
(601) 825-9508  
Sept. 9, 1998, 30-occ.