

BK 0346 PG 0270

STATE MS. - DE SOTO CO.
FILED

SUBSTITUTE TRUSTEE'S DEED

JAN 20 9 49 AM '99
W.E. DAVIS CH. CLK.
BK 346 PG 270

STATE OF MISSISSIPPI

COUNTY OF DE SOTO

WHEREAS, Carl C. Schmidt and Carolyn Oneta Schmidt executed a Deed of Trust to Tri-State Title & Escrow, Inc. for the use and benefit of Ford Consumer Finance Company, Inc., said Deed of Trust being recorded in the office of the Chancery Clerk of De Soto County, Mississippi, in Book 897 at Page 63 on March 28, 1997; and

WHEREAS, Deed of Trust was rerecorded in Book 910 at Page 566 in the office of the Chancery Clerk of De Soto County, Mississippi; and

WHEREAS, Ford Consumer Finance Company, Inc. appointed Tommy E. Furby as Substitute Trustee of said Deed of Trust by a certain instrument recorded on October 2, 1998, in Book 1040 at Page 157 in the office of the Chancery Clerk of De Soto County, Mississippi; and

WHEREAS, Ford Consumer Finance Company, Inc. filed a corrected appointment of Substitute Trustee recorded November 23, 1998, in Book 1057 at Page 104 in the office of the Chancery Clerk of De Soto, Mississippi, and

WHEREAS, said Deed of Trust covers the following land in De Soto County, Mississippi:

Lot 1566, in Section E, Southaven Subdivision in Section 22, Township 1 South, Range 8 West, as shown on the revised plat of said subdivision which is recorded in Plat Book 3, Pages 27 and 28, in the office of the Chancery Clerk of De Soto County, Mississippi. Being the same property conveyed to Carl C. Schmidt and wife, Carolyn Oneta Schmidt by Deed from Sharon G. Sheppard of record in Book 233, Page 79, in the Chancery Clerk's office of De Soto County, Mississippi.

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WHEREAS, default having been made on said Deed of Trust, I, Tommy E. Furby was requested by Associates Home Equity Services, Inc., f/k/a Ford Consumer Finance Company, Inc., to sell the above described property and apply the proceeds of said sale to the indebtedness secured by the Deed of Trust, together with attorney's fees and any and all related expenses arising from said sale; and

WHEREAS, I, Tommy E. Furby, Substitute Trustee, advertised the sale of the above described property as required by law by posting a copy of the Substitute Trustee's Notice of Sale on the bulletin board of the County Courthouse of De Soto County, Mississippi; and

WHEREAS, I, Tommy E. Furby, Substitute Trustee, advertised the sale of the above described property by publication in *De Soto Times*, a newspaper published in De Soto County, Mississippi and having a general circulation in said county, said Notice of Sale having been published in said newspaper on December 15, 1998, December 22, 1998, December 29, 1998, and January 5, 1999; and

WHEREAS, Notice of Sale of said property conveyed in said Deed of Trust having been made for the time and in the manner required by law, I, Tommy E. Furby, Substitute Trustee, proceeded to sell at public outcry the above described property on the 6th day of January, 1999, within legal hours being between the hours of 11:00 a.m. and 4:00 p.m. at the East front door of the County Courthouse of De Soto County, Mississippi, the above described property.

WHEREAS, at said sale Glenn Stroupe and Steve Anderson became the highest and best bidders for cash by bidding the sum of \$44,401.00 for said property.

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NOW, THEREFORE, in consideration of the premises and consideration of the sum of \$44,401.00 cash in hand, the receipt and sufficiency of all of which are hereby acknowledged, I, Tommy E. Furby, Substitute Trustee, do hereby sell and convey unto Glenn Stroupe and Steve Anderson the above described property together with all improvements thereon situated in De Soto County, Mississippi.

The undersigned Substitute Trustee conveys only such title as is vested in him as Substitute Trustee.

WITNESS MY SIGNATURE this the 7th day of January, 1999.

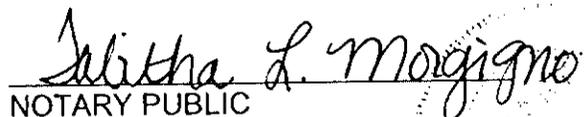

TOMMY E. FURBY, SUBSTITUTE TRUSTEE

STATE OF MISSISSIPPI

COUNTY OF HINDS

PERSONALLY CAME AND APPEARED BEFORE ME, the undersigned authority in and for the jurisdiction aforesaid, that the within named, Tommy E. Furby, Substitute Trustee, who acknowledged that he executed the above and foregoing instrument of writing on the day and year therein written.

SWORN TO AND SUBSCRIBED before me this the 7th day of January, 1999.


NOTARY PUBLIC

MY COMMISSION EXPIRES: Notary Public State of Mississippi At Large
My Commission Expires: December 29, 2002
Bonded Thru Heiden, Brooks & Garland, Inc.

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GRANTOR:

TOMMY E. FURBY, MBN 4316
Davis, Furby & Rogers, PLLC
120 North Congress Street, Suite 1200
Post Office Box 2810
Jackson, Mississippi 39207-2810
(601) 969-7777
TRUSTEE

GRANTEE:

ASSOCIATES HOME EQUITY SERVICES, INC.
f/k/a FORD CONSUMER FINANCE COMPANY, INC.
8333 Ridgepoint Drive
Irving, Texas 75063

INDEXING INSTRUCTIONS:

Lot 1566, Section E, Southaven Subdivision, T1S, R8W,
De Soto County, Mississippi

Prepared By:

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