

STATE MS.-DESOTO CO.
FILED

Oct 15 3 42 PM '99

Prepared by:
WILLIAM F. TRAVIS, Attorney at Law
P. O. Box 187
Southaven, MS 38671
(601) 393-9295STATE OF MISSISSIPPI:
COUNTY OF DESOTO:

FC98142

BK 361 PG 268
WF TRAVIS, Attorney at Law
SUBSTITUTED TRUSTEE'S DEED

WHEREAS, on the 14th day of October, 1999, Mike D. Weaver, Sr. and Dorothy E. Weaver executed a Deed of Trust to D. B. Bridgforth, Trustee for and benefit of Bank of Mississippi, which Deed of Trust is filed for record in Book 760, Page 271, in the office of the Chancery Clerk of DeSoto County at Hernando, Mississippi; and

WHEREAS, as authorized by the aforesaid Deed of Trust and in strict accordance therewith, Bank of Mississippi appointed and substituted William F. Travis as Trustee therein in the place and stead of the trustee named in said Deed of Trust or subsequently substituted therein by Substitution of Trustee dated July 2, 1998, and duly filed for record in the office of the aforesaid Chancery Clerk in Book 1012, Page 650, prior to the first publication and posting of the notice of sale; and

WHEREAS, default having been made in the terms and conditions of said Deed of Trust, which default continued for a period of time necessary for the holder thereof to declare the entire indebtedness, together with attorney's fees, expenses and costs, immediately due and payable, as was its option so to do under the terms of said Deed of Trust, and default having been made in payment of said amount and the Substituted Trustee having been requested and directed by Bank of Mississippi to foreclose under the terms of said Deed of Trust, I did on the 14th day of October, 1999, during the legal hours, being between the hours of 11:00 a.m. and 4:00 p.m., at the main east door of the County Courthouse of DeSoto County, Mississippi, in accordance with the terms of the Deed of Trust and the laws of the State of Mississippi, offer for sale at public auction and sell to the highest and best bidder for cash the following described land and property lying and being situated in DeSoto County, Mississippi, being more particularly described as follows, to wit:

Part of the southeast quarter of the east half of Section 28, Township 2 South, Range 7 West, DeSoto County, Mississippi, and more particularly described as follows: BEGINNING at a point on the south right of way line (30 feet south of centerline) of Pleasant Hill Road a distance of 4098.41 feet east of the west line of said Section 28, said point being an angle iron at the northeast corner of cemetery property; thence run south 89 degrees 25 minutes 48 seconds east a distance of 265.74 feet along the south right of way line of said Pleasant Hill Road to an angle iron at the northwest corner of the Hubert L. Williams property; thence run south 00 degrees 28 minutes 34 seconds east a distance of 840.52 feet along the west line of said Williams property to an angle iron on the north line of the Wayne Anderson property; thence run north 89 degrees 22 minutes 05 seconds west a distance of 458.50 feet along the Anderson north line to a cross-tie fence post at the southeast corner of the Stephen G. Coleman property; thence run north 00 degrees 49 minutes 16 seconds west a distance of 627.57 feet along the east line of said Coleman property to the southwest corner of the Cemetery property; thence run north 89 degrees 21 minutes 32 seconds east a distance of 208.16 feet to the southeast corner of said cemetery property; thence run north 03 degrees 50 minutes 05 seconds west a distance of 208.71 feet along the east line of said cemetery property to the Point of Beginning and containing 7.90 acres, more or less. Bearings are based on true north as determined by solar observation.

Said property was sold after strictly complying with all the terms and conditions of said Deed of Trust and the statutes made and provided in such cases. A notice of time, place and terms of sale, together with a description of the property to be sold, was given by publication in the DeSoto Times Today, a newspaper published in DeSoto

County, Mississippi for four consecutive weeks preceding the date of sale. The first notice of the publication appeared on September 22, 1999, and subsequent notices appeared on September 29, 1999, October 6, 1999 and October 13, 1999, (a certified copy of which is attached hereto), and a notice identical to the published notice was posted on the bulletin board at the main east door of the County Courthouse of DeSoto County, Mississippi, for said period of three consecutive weeks. Everything necessary to be done was done to make and effect a good and lawful sale.

At said Sale, EDWARD B. DUNAWAY and wife, CHARLOTTE M. DUNAWAY bid for said property in the amount of ONE HUNDRED SIXTY FOUR THOUSAND FIVE HUNDRED and no/100 Dollars (\$164,500.00), which being the highest and best bid, the same was then and there struck off to EDWARD B. DUNAWAY and wife, CHARLOTTE M. DUNAWAY, and it was declared the purchaser thereof.

NOW THEREFORE, in consideration of the full payment of the purchase price, I, the undersigned Substituted Trustee, do hereby sell and convey unto EDWARD B. DUNAWAY and wife, CHARLOTTE M. DUNAWAY, the land and property herein described. I convey only such title as is vested in me as Substituted Trustee.

WITNESS MY SIGNATURE, this 14th day of October, 1999.



William F. Travis,
Substituted Trustee

STATE OF MISSISSIPPI:
COUNTY OF DESOTO:

Personally appeared before me, the undersigned authority in and for said county and state, on the day and date above mentioned, the within named William F. Travis, Substituted Trustee, duly identified before me, who acknowledged that in said representative capacity he executed the above and foregoing instrument, after having first been duly authorized so to do.



Notary Public

My Commission Expires:
January 26, 2002

Grantor's Address:
William F. Travis, Substitute Trustee
P. O. Box 187
Southaven, MS 38671
601-393-9295
MSB # 8267

Grantee's Address:
Edward B. Dunaway, etux
2220 SHANNON CV
HORN LAKE MS 38637
Phone: -Res: 601-398-5608
Bus: 523-8990 EX 5026

Law Offices
William F. Travis
Attorney at Law
8995 Highway 51 N / P.O. Box 187
Southaven, Mississippi 38671

BK 0361 PG 0270
RECEIVED

SEP 15 1999

72 DIR. INT REV
GULF COAST DIV

Telephone
(601) 393-9295
Fax
(601) 393-9414

Licensed in:
Mississippi
Tennessee

September 13, 1999

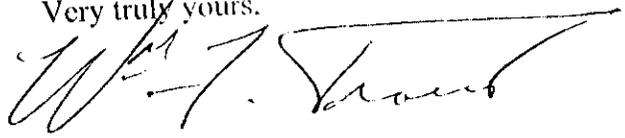
Special Procedures
Internal Revenue Service
600 S. Maestri Place, Stop 31
New Orleans, LA 70130

Re: Federal Tax Lien - Mike D. Weaver, Sr. and Dorothy E. Weaver

Gentlemen:

Enclosed is a copy of our letter to you dated March 18, 1999 in connection with a foreclosure on a loan owed by the captioned persons. We are again attempting to foreclose, and the sale date will be October 14, 1999. Please consider this as our notice to you in accordance with the terms of Section 7525, Internal Revenue Code of 1954, as amended, no less than 25 days prior to sale.

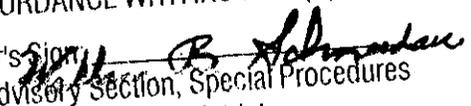
Very truly yours,



William F. Travis

WFT:shp
Encl.

THIS NOTICE IS CONSIDERED ADEQUATE
IN ACCORDANCE WITH IRC 7425(C)

Manager's Sign: 
Chief, Advisory Section, Special Procedures
Gulf Coast District

PROOF OF PUBLICATION

THE STATE OF MISSISSIPPI
COUNTY OF DESOTO

RUTH DOBBS personally appeared before me the undersigned in and for said County and State and states on oath that she is the CLERK of the DeSoto Times Today, a newspaper published in the town of Hernando, State and County aforesaid, and having a general circulation in said county, and that the publication of the notice, a copy of which is hereto attached, has been made in said paper 4 consecutive times, as follows, to-wit:

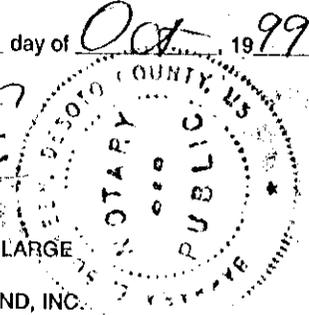
- Volume No. 104 on the 22 day of Sept, 1999
- Volume No. 104 on the 29 day of Sept, 1999
- Volume No. 104 on the 6 day of Oct, 1999
- Volume No. 104 on the 13 day of Oct, 1999
- Volume No. _____ on the _____ day of _____, 19____

SUBSTITUTE TRUSTEE'S NOTICE OF SALE
 WHEREAS, on April 21, 1995, Mike D. Weaver, Sr., and Dorothy E. Weaver executed a Deed of Trust to D. B. Bridgforth as Trustee for the benefit of Bank of Mississippi, which Deed of Trust is recorded in Trust Deed Book 760, Page 271, in the office of the Chancery Clerk of DeSoto County, Mississippi; and
 WHEREAS, Bank of Mississippi appointed and substituted William F. Travis as Trustee in the place of the Trustee named or previously substituted in said Deed of Trust by instrument of record in Book 1012 Page 650, 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 legal holder of said indebtedness, Bank of Mississippi, having requested the undersigned Trustee to execute the trust and sell said land and property 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;
 NOW, THEREFORE, I, William F. Travis, Substitute Trustee in said Deed of Trust, will, on the 14th day of October, 1999, offer for sale and will sell at public outcry, to the highest bidder for cash, 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 in Hernando, DeSoto County, State of Mississippi, the following described property situated in DeSoto County, Mississippi, as follows:
 Part of the southeast quarter of the east half of Section 28, Township 2 South, Range 7 West, DeSoto County, Mississippi, and more particularly described as follows: BEGINNING at a point of the south right of way line (30 feet south of centerline) of Pleasant Hill Road a distance of 4098.41 feet east of the west line of said Section 28, said

point being an angle iron at the northeast corner of cemetery property, thence run south 89 degrees 25 minutes 48 seconds east a distance of 215.74 feet along the south right of way line of said Pleasant Hill Road to an angle iron at the northwest corner of Hubert L. Williams property; thence run south 00 degrees 28 minutes 34 seconds east a distance of 640.52 feet along the west line of said Williams property to an angle iron on the north line of the Wayne Anderson property, thence run north 89 degrees 22 minutes 05 seconds west a distance of 458.50 feet along the Anderson north line to a cross-tie fence post at the southeast corner of the Stephen G. Coleman property; thence run north 00 degrees 49 minutes 16 seconds west a distance of 627.57 feet along the east line of said Coleman property to the southwest corner of the Cemetery property; thence run north 89 degrees 21 minutes 32 seconds east a distance of 208.16 feet to the southeast corner of said cemetery property; thence run north 03 degrees 50 minutes 05 seconds west a distance of 208.71 feet along the east line of said cemetery property to the Point of Beginning and containing 7.90 acres, more or less. Bearings are based on true north as determined by solar observation. I will convey only such title as is vested in me as Trustee.
 WITNESS MY SIGNATURE this the 3rd day of September, 1999.
 William F. Travis, Attorney
 P.O. Box 187
 Southaven, MS 38671
 (601) 393-9295
 September 22, 29, October 6, 13, 1999

Ruth Dobbs
(TITLE)

Sworn to and subscribed before me, this 13 day of Oct, 1999
Baibara K. Burken
BY Notary Public



NOTARY PUBLIC STATE OF MISSISSIPPI AT LARGE
MY COMMISSION EXPIRES: OCT. 31, 2002
BONDED THRU HEIDEN, BROOKS & GARLAND, INC.

A. Single first insertion of 604 words @ .12 \$ 72.48
 B. 1812 subsequent insertions of 1812 words @ .10 \$ 181.20
 C. Making proof of publication and depositing to same \$ 3.00

TOTAL PUBLISHER'S FEE: \$ 256.68