

TRUSTEE'S DEED

DEC 19 12 14 PM '02

P 3
P 3

STATE OF MISSISSIPPI:

COUNTY OF DESOTO:

BK 434 PG 412
W.E. DAVIS CH. CLK.

WHEREAS, on the 31st day of July, 1998, Billy F. McCarrell and wife, Janie A. McCarrell, executed a Deed of Trust to James E. Woods, Trustee for the benefit of Looxahoma Properties, Inc., which Deed of Trust is recorded in Trust Deed Book 1022, Page 115 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 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, Trustee, did pursuant to said request, on the 13th day of December, 2002, 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 Looxahoma Properties, Inc., it being the highest bidder for cash at and for the sum of One Hundred Seventy Eight Thousand Eight Hundred Fifty Three & 81/100 Dollars (\$178,853.81), the land described in said Deed of Trust lying and being situated in DeSoto County, Mississippi, described as follows, to-wit:

Lot 3, Section B, Grand Oaks situated in Section 22, Township 3 South, Range 9 West, DeSoto County, Mississippi as per plat recorded in Plat Book 60, Page 3-4, Chancery Clerk's Office, DeSoto County, Mississippi.

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 15th day of November, 2002, and said notice remaining upon said bulletin board until the date for the sale of the land, to-wit: December 13, 2002.

The proceeds of said sale were distributed by me as follows: DeSoto County Tribune \$297.90, James E. Woods Trustee fee \$450.00, balance remaining in my hands paid to Looxahoma Properties, Inc. to apply on the indebtedness due it by Billy F. McCarrell and wife, Janie A.

McCarrell.

THEREFORE, in consideration of the premises and the payment to me of the said sum of One Hundred Seventy Eight Thousand Eight Hundred Fifty Three & 81/100 Dollars (\$178,853.81), by the said Looxahoma Properties, Inc. the receipt of which is hereby acknowledged, I, James E. Woods Trustee do hereby convey and sell to Looxahoma Properties, Inc., the land herein before described.

WITNESS MY SIGNATURE, this the 16th day of December, 2002.

[Handwritten Signature]
JAMES E. WOODS, 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, 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 16th day of December, 2002.

[Handwritten Signature]
NOTARY PUBLIC

My Commission Expires

12-17-2002



GRANTOR'S ADDRESS

P.O. Box 1456
Olive Branch, MS 38654
Phone: 601-895-2996

GRANTEE'S ADDRESS

P.O. Box 867
New Albany, MS 38652
Phone: 601-534-4774

This instrument was prepared by:

JAMES E. WOODS
WATKINS LUDLAM WINTER & STENNIS, P.A.
P.O. Box 1456
6397 Crumpler Blvd., Suite 100
Olive Branch, MS 38654
(662) 895-2996

P.O. Box 486
Olive Branch, MS 38654

601-895-6220

DAVID GRISHAM
GENERAL MANAGER

Proof of Publication

STATE OF MISSISSIPPI
COUNTY OF DESOTO

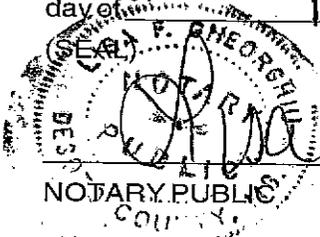
Personally appeared before me, a Notary Public in and for said County and State, DAVID GRISHAM, general manager of the DeSoto County Tribune, a newspaper published in the City of Olive Branch and having a general circulation in said County, who being duly sworn, deposed and said that the publication 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. <u>XXVIII</u>	No. <u>50</u>	, dated the <u>11TH</u>	day of <u>DEC</u>	, <u>2002</u>
In Vol. <u>XXVIII</u>	No. <u>49</u>	, dated the <u>4TH</u>	day of <u>DEC</u>	, <u>2002</u>
In Vol. <u>XXVIII</u>	No. <u>48</u>	, dated the <u>27TH</u>	day of <u>NOV</u>	, <u>2002</u>
In Vol. <u>XXVIII</u>	No. <u>47</u>	, dated the <u>20th</u>	day of <u>NOV</u>	, <u>2002</u>
In Vol. <u>XXVIII</u>	No. _____	, dated the _____	day of _____	, _____

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

David Grisham
GENERAL MANAGER

Sworn to and subscribed before me, this 12th
day of Dec, 2002



J. P. Theodorin

MY COMMISSION EXPIRES
MARCH 29, 2005

My commission expires _____
To WATKINS, LUDLAM, WITNER, STENNIS

for taking the annexed publication of 298
words or the equivalent thereof for a total of FOUR(4)
times \$ 167.16, plus \$3.00 for making a proof
of publication and depositing to same for a total cost
of \$ 170.16

TRUSTEE'S NOTICE OF SALE

WHEREAS, on July 31, 1998, Billy F. McCarrell and wife, Janie A. McCarrell executed a Deed of Trust to James E. Woods, Trustee for the benefit of Looxahoma Properties, Inc., which Deed of Trust is recorded in Trust Deed Book 1022, Page 115 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, Looxahoma Properties, Inc., 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 13th day of December, 2002, 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 front 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 3, Section B, Grand Oaks situated in Section 22, Township 3 South, Range 9 West, DeSoto County, Mississippi as per plat recorded in Plat Book 60, Pages 3-4, Chancery Clerk's Office, DeSoto County, Mississippi.

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

WITNESS MY SIGNATURE, this the 15th day of November, 2002.

/s/ JAMES E. WOODS
TRUSTEE

WATKINS LUDLUM WINTER &
STENNIS, P.A.
8897 Crumpler Blvd., Suite 100
Olive Branch, MS 38654

(662) 895-2396
Nov. 21, 28, Dec. 5, 12-000.

WS