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10/16/07 9:42:41
BK 570 PG 643
DESOTO COUNTY, MS
W.E. DAVIS, CH CLERK

**Substitute Trustee's Deed
Indexing Instructions**

Lot 75, Sec C, Wellington Square Subdivision, Sec 28, T1S, R8W, DeSoto County, MS.

STATE OF MISSISSIPPI
COUNTY OF DeSoto

WHEREAS, on the 27th day of August, 2004, William Pugh Jr, an Unmarried Man, executed and delivered a certain Deed of Trust unto CTC Real Estate Services, Trustee for Mortgage Electronic Registration Systems, Inc., Beneficiary, to secure an indebtedness therein described, which Deed of Trust is recorded in the office of the Chancery Clerk of DeSoto County, Mississippi in Book 2067 at Page 0551; and

WHEREAS, on the 4th day of September, 2007 the Holder of said Deed of Trust substituted and appointed Emily Kaye Courteau, as Trustee in said Deed of Trust, by instrument recorded in the office of the aforesaid Chancery Clerk in Book 2784 at Page 352; and

WHEREAS, default having been made in the payments of the indebtedness secured by the said Deed of Trust, and the holder of said Deed of Trust, having requested the sale for the purpose of paying said indebtedness or as much thereof as said brings; and

WHEREAS, I, Emily Kaye Courteau, Substitute Trustee, advertised the sale of the following described real property by Substitute Trustee's Notice of Sale, dated September 10, 2007 by posting same at the bulletin board on the first floor in the middle of the building between the front and back door of the courthouse in DeSoto County and by publishing said Notice in The DeSoto Times Today for three (3) consecutive weeks, proof of publication being attached hereto as Exhibit "A" and incorporated herein by reference, which notice stated that the sale would be held on the 9th day of October, 2007, between the legal hours of 11 o'clock a.m. and 4 o'clock p.m., at public outcry, to the highest bidder for cash at the East front door at Courthouse located at 2535 Hwy. 51 South at Hernando, Mississippi; and

WHEREAS, I, Emily Kaye Courteau, Substitute Trustee, did on the 9th day of October, 2007, within legal hours, offer for sale and did sell, to the highest bidder for cash at the East front door at Courthouse located at 2535 Hwy. 51 South at Hernando, Mississippi the following described real property, to-wit:

Lot 75, Section "C", Wellington Square Subdivision, situated in Section 28, Township 1 South, Range 8 West, as shown on plat of record in Plat Book 45, Page 47 in the Chancery Clerk's Office of DeSoto County, Mississippi.

WHEREAS, at said sale Peter Keith Hayman was the highest bidder and best bidder, therefore, for the sum of \$67,807.64 and the same was then and there struck off to Peter Keith Hayman and it was declared the purchaser thereof; and

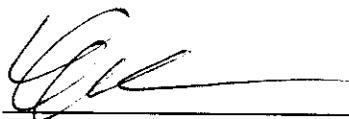
WHEREAS, everything necessary to be done to have a good and lawful sale was done in accordance with law and the terms of the Deed of Trust; and

NOW THEREFORE, I, Emily Kaye Courteau, Substitute Trustee, for the consideration of \$67,807.64 do hereby convey the above-described property to Peter Keith Hayman.

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

jph/F07-1827

WITNESS MY SIGNATURE, this the 15th day of Octob, 2007.



Emily Kaye Courteau, Substitute Trustee

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MDA

STATE OF LOUISIANA
PARISH OF OUACHITA

PERSONALLY CAME AND APPEARED BEFORE ME, the undersigned authority in and for the aforesaid jurisdiction, on this, the 5th day of October, 2007, the within named Emily Kaye Courteau, Substitute Trustee, who acknowledged that (s)he executed the above and foregoing instrument of writing, after first having been duly authorized so to do as Substitute Trustee.

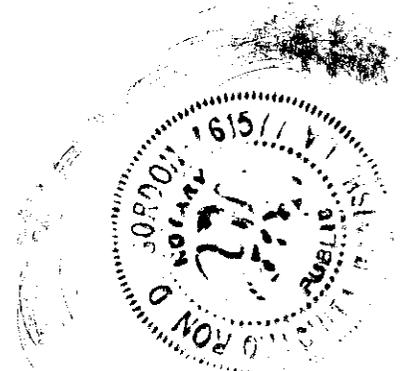
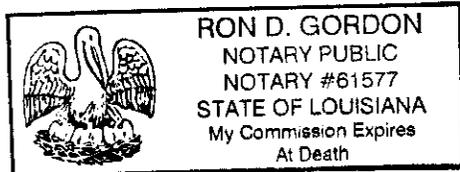
R D G-L
NOTARY

AT DEATH
MY COMMISSION EXPIRES

ADDRESSES:

GRANTOR:
Emily Kaye Courteau
2309 OLIVER RD.
MONROE, LA 71201
318-330-9020

GRANTEE:
Peter Keith Hayman
1133 Greers Landing
Hernando, MS 38632
662-449-7520 *n/A*



THIS DOCUMENT WAS PREPARED BY:

MORRIS & ASSOCIATES
2309 OLIVER RD.
MONROE, LA 71201
318-330-9020

PROOF OF PUBLICATION

THE STATE OF MISSISSIPPI
 COUNTY OF DESOTO

Diane Smith 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 3 consecutive times, as follows, to-wit:

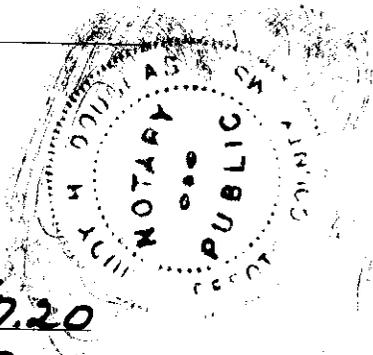
- Volume No. 112 on the 18 day of Sept., 2007
- Volume No. 112 on the 25 day of Sept., 2007
- Volume No. 112 on the 2 day of Oct., 2007
- Volume No. _____ on the _____ day of _____, 2007
- Volume No. _____ on the _____ day of _____, 2007
- Volume No. _____ on the _____ day of _____, 2007

Diane Smith

Sworn to and subscribed before me, this 2 day of Oct., 2007

BY *Judy H. Doregas*

NOTARY PUBLIC STATE OF MISSISSIPPI AT LARGE
 MY COMMISSION EXPIRES: JANUARY 16, 2009
 BONDED THRU DIXIE NOTARY SERVICE, INCORPORATED



A. Single first insertion of 286 words @ .12 \$ 34.32
 B. 2 subsequent insertions of 572 words @ .10 \$ 57.20
 C. Making proof of publication and deposing to same \$ 3.00
TOTAL PUBLISHER'S FEE: \$ 94.52

Substitute Trustee's Notice of Sale
STATE OF MISSISSIPPI
COUNTY OF DESOTO
 Wellington, on the 27th day of August, 2007, William Pugh Jr. an Unmarried Man, executed and delivered a certain Deed of Trust unto CTC Real Estate Services, Trustee for Mortgage Electronic Registration Systems, Inc., Beneficiary, to secure an indebtedness therein described, which Deed of Trust is recorded in the office of the Chancery Clerk of DeSoto County, Mississippi in Book 2067 at Page 0561; and WHEREAS, on the 4th day of September, 2007, the Holder of said Deed of Trust substituted and appointed Emily Kaye Costello, as Trustee in said Deed of Trust, by instrument recorded in the office of the aforesaid Chancery Clerk in Book 2734 at Page 365; and WHEREAS, a default having been made in the payment of the indebtedness secured by the said Deed of Trust and the holder of said Deed of Trust, having requested the undersigned to do so, on the 5th day of October, 2007, I will during legal hours, at public outcry, offer for sale and will sell, at the East front door of Courthouse located at 2535 Hwy. 51 South at Hernando, Mississippi, for cash to the highest bidder, the following described land and property situated in DeSoto County, Mississippi, to-wit: Lot 78, Section "C", Wellington Square Subdivision, situated in Section 28, Township 1 South, Range 8 West, as shown on plat of record in Plat Book 45, Page 47 in the Chancery Clerk's Office of DeSoto County, Mississippi. I will only convey such title as is vested in me. Substitute Trustee
 WITNESS MY SIGNATURE, this day September 10, 2007
 Emily Kaye Costello
 Substitute Trustee
 2007 OLYMPIC ROAD
 HERNANDO, MISSISSIPPI 38632
 Phone: 662-429-6397
 Fax: 662-429-5229