7/08/08 9:39:10
BK 588 PG 534
DESOTO COUNTY, MS
W.E. DAVIS, CH CLERK

Substitute Trustee's Deed
Indexing Instructions
Lot 32, Sec A, The Lakes of Nicholas S/D, Desoto Co., MS

STATE OF MISSISSIPPI
COUNTY OF DeSoto

WHEREAS, on the 23rd day of October, 2003, Paula George and Thomas George, a married couple, 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 1857 at Page 570; and

WHEREAS, on the 6th day of April, 2004, 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 1961 at Page 504; 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 May 27, 2008 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 1st day of July, 2008, 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 1st day of July, 2008, 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 32, Section A, The Lakes of Nicholas Subdivision, in Section 17, Township 2 South, Range 7 West, Desoto County, Mississippi, as per Plat thereof recorded in Plat Book 81, Pages 39-40, in the Office of the Chancery Clerk of Desoto County, Mississippi.

WHEREAS, at said sale Mortgage Electronic Registration Systems, Inc. was the highest bidder and best bidder, therefore, for the sum of $161,500.00 and the same was then and there struck off to Mortgage Electronic Registration Systems, Inc. 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

WHEREAS, Mortgage Electronic Registration Systems, Inc., has requested transfer and assignment of its bid to The Bank of New York as trustee for the Certificate Holders of CWAB 2004-01 and has authorized the undersigned to convey the property described above to The Bank of New York as trustee for the Certificate Holders of CWAB 2004-01 and the undersigned, by execution of this instrument, does hereby transfer and assign all right, title, and interest of Mortgage Electronic Registration Systems, Inc., as the highest and best bidder to The Bank of New York as trustee for the Certificate Holders of CWAB 2004-01, pursuant to authority granted to the undersigned in the aforementioned Substitution of Trustee.

NOW THEREFORE, in consideration of the full payment of the purchase price, I, the undersigned Substitute Trustee, do hereby sell and convey unto The Bank of New York as trustee for the Certificate Holders of CWAB 2004-01 the land and property herein described.

Mt A
7 ed E

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

cls/F04-0648

WITNESS MY SIGNATURE, this the 3rd day of July, 2008.

Emily Kaye Courteau, Substitute Trustee

STATE OF LOUISIANA
PARISH OF OUACHITA

PERSONALLY CAME AND APPEARED BEFORE ME, the undersigned authority in and for the aforesaid jurisdiction, on this, the 3rd day of July, 2008, 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.

NOTARY

AT DEATH
MY COMMISSION EXPIRES

ADDRESSES:

GRANTOR:
Emily Kaye Courteau
2309 Oliver Road
Monroe LA 71201
318-330-9020

Ron D. Gordon
Notary No. 61577
Notary Public, Ouachita Parish, LA
My Commission Expires at Death

RON D. GORDON NOTARY NO. 61577 PUBLIC OUACHITA PARISH, LA

GRANTEE:
The Bank of New York as trustee for the Certificate Holders of CWAB 2004-01
7105 Corporate Drive
Plano, TX 75029
800-669-0102

THIS DOCUMENT WAS PREPARED BY:

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

DeSoto TIMES
It's All About Your Life.

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:

Substitute Trustee's Notice of Sale
STATE OF MISSISSIPPI
COUNTY OF DeSoto
WHEREAS, on the 23rd day of October, 2003, Paula George and Thomas George, a married couple, 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 1857 at Page 570; and
WHEREAS, on the 6th day of April, 2004, 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 1961 at Page 504; 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 undersigned so to do, on the 1st day of July, 2008, I will during legal hours, at public outcry, offer for sale and will sell, at the East front door at 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 32, Section A, The Lakes of Nicholas Subdivision, in Section 17, Township 2 South, Range 7 West, Desoto County, Mississippi, as per Plat thereof recorded in Plat Book 81, Pages 39-40, in the Office of the Chancery Clerk of Desoto County, Mississippi.
I will only convey such title as is vested in me as Substitute Trustee
WITNESS MY SIGNATURE, this day May 27, 2008
Emily Kaye Courteau
Substitute Trustee
2309 Oliver Road
Monroe, LA 71201
(318) 330-9020
cls/F04-0648
PUBLISH: 6-10-08 / 6-17-08 / 6-24-08

Volume No. 113 on the 10 day of June, 2008

Volume No. 113 on the 17 day of June, 2008

Volume No. 113 on the 24 day of June, 2008

Volume No. _____ on the _____ day of _____, 2008

Volume No. _____ on the _____ day of _____, 2008

Volume No. _____ on the _____ day of _____, 2008

Diane Smith

Sworn to and subscribed before me, this 24 day of June, 2008

BY Judy A. Douglas

NOTARY PUBLIC STATE OF MISSISSIPPI AT LARGE
MY COMMISSION EXPIRES: JANUARY 16, 2009
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