

Substitute Trustee's Deed
Indexing Instructions

Lot 24, Holly Grove S/D, Sec 30, T 1 S, R 8 W, DeSoto Co., MS

STATE OF MISSISSIPPI
COUNTY OF DeSoto

WHEREAS, on the 12th day of March, 2004, Dorothy Weaver Gwin, a single woman, executed and delivered a certain Deed of Trust unto William W. Ballard, Trustee for Ampro Mortgage Corporation dba Westworks Mortgage, 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 1947 at Page 400; and

WHEREAS, by various assignments on record said Deed of Trust was ultimately assigned to The Bank of New York Trust Company, N.A. as successor to JPMorgan Chase Bank, N.A. as Trustee by instrument recorded in the office of the aforesaid Chancery Clerk in Book 2643 at Page 40; and

WHEREAS, on the 23rd day of June, 2008, 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 2917 at Page 259; 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 July 1, 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 29th 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 29th 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 24, Holly Grove Subdivision, in Section 30, Township 1 South, Range 8 West, Desoto County, Mississippi, as per plat thereof recorded in Plat Book 75, Pages 14-15, in the Office of the Chancery Clerk of Desoto County, Mississippi.

WHEREAS, at said sale The Bank of New York Trust Company, N.A. as successor to JPMorgan Chase Bank N.A. as Trustee was the highest bidder and best bidder, therefore, for the sum of \$164,900.00 and the same was then and there struck off to The Bank of New York Trust Company, N.A. as successor to JPMorgan Chase Bank N.A. as Trustee 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 \$164,900.00 do hereby convey the above-described property to The Bank of New York Trust Company, N.A. as successor to JPMorgan Chase Bank N.A. as Trustee.

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

Davey
MVA
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cls/F08-1730

WITNESS MY SIGNATURE, this the 30th day of July, 2008.

[Signature]
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 30th 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.

[Signature]
NOTARY

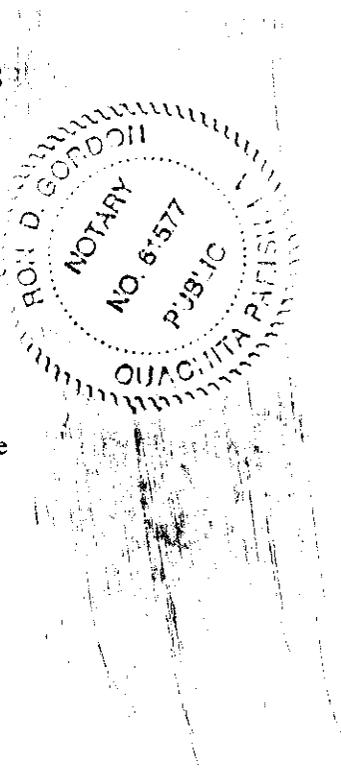
AT DEATH
MY COMMISSION EXPIRES

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

GRANTEE:
The Bank of New York Trust Company, N.A. as successor to JPMorgan Chase Bank N.A. as Trustee
500 Enterprise Rd Suite 150
Horsham, PA 19044
800-766-4622



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:

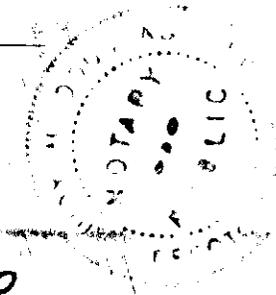
- Volume No. 113 on the 8 day of July, 2008
- Volume No. 113 on the 15 day of July, 2008
- Volume No. 113 on the 22 day of July, 2008
- Volume No. _____ on the _____ day of _____, 2008
- Volume No. _____ on the _____ day of _____, 2008
- Volume No. _____ on the _____ day of _____, 2008

Diane Smith

Sworn to and subscribed before me, this 22 day of July, 2008

BY Judy H. Douglas

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



- A. Single first insertion of 333 words @ .12 \$ 39.96
 - B. 2 subsequent insertions of 666 words @ .10 \$ 66.60
 - C. Making proof of publication and depositing to same \$ 3.00
- TOTAL PUBLISHER'S FEE: \$ 109.56

STATE OF MISSISSIPPI
COUNTY OF DESOTO

WHEREAS, on the 12th day of March, 1944, George Walker, Clerk, a single man, executed and delivered a certain Deed of Trust into certain Deed of Trust into William W. Ballard, Trustee for Ampro Mortgage Corporation dba Westworks Mortgage, 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 1947 at Page 400; and

WHEREAS, by various assignments on record said Deed of Trust was ultimately assigned to The Bank of New York Trust Company, N.A. as successor to JPMorgan Chase Bank, N.A. as Trustee by instrument recorded in the office of the aforesaid Chancery Clerk in Book 1943 at Page 40; and

WHEREAS, on the 29th day of June, 2008, the aforesaid Deed of Trust was assigned to the undersigned, Judy H. Douglas, Notary Public for the State of Mississippi, in and for the County of DeSoto, Mississippi, and the undersigned, being duly sworn, having requested the undersigned to do so, on the 22nd 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 24, Holly Grove Subdivision, in Section 30, Township 5 South, Range 2 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 75, Page 24-25, in the Office of the Chancery Clerk of DeSoto County, Mississippi.

I will only receive upon the sale as is shown in the said Schedule Trustee

WITNESS MY HAND AND SEAL this 22nd day of July, 2008

Judy H. Douglas
Notary Public for the State of Mississippi