

**Substitute Trustee's Deed  
Indexing Instructions**

Lot 282, Phase 6, Forest Hill Community, in Sections 8 and 17, T 2 S, R 5 W, DeSoto Co., MS

STATE OF MISSISSIPPI  
COUNTY OF DeSoto

WHEREAS, on the 4th day of April, 2007, and acknowledged on the 4th day of April, 2007, Jeffrey L. Bronze, A Married Man, Jeff H. Sweeney, A Married Man, executed and delivered a certain Deed of Trust unto Kathryn L. Harris, 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 2697 at Page 600; and

WHEREAS, on the 17th day of February, 2009, Mortgage Electronic Registration Systems, Inc., assigned said Deed of Trust unto Bank of America National Association as Successor by Merger to Lasalle Bank National Association, as Trustee for MSM 2007-10XS, by instrument recorded in the office of the aforesaid Chancery Clerk in Book 2997 at Page 393; and

WHEREAS, on the 18th day of February, 2009, 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 2997 at Page 394; 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 February 27, 2009 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 DeSoto Times-Tribune 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 31st day of March, 2009, 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 31st day of March, 2009, 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 282, Phase 6, Forest Hill Community, in Sections 8 and 17, Township 2 South, Range 5 West, DeSoto County, Mississippi, as shown on plat of record in Plat Book 90, Page 19, in the Chancery Clerk's Office of DeSoto County, Mississippi, to which plat reference is hereby made for a more particular description of said property.

Being the same property conveyed to the Grantors by deed being recorded simultaneously herewith.

WHEREAS, at said sale Bank of America National Association as Successor by Merger to Lasalle Bank National Association, as Trustee for MSM 2007-10XS was the highest bidder and best bidder, therefore, for the sum of \$267,000.00 and the same was then and there struck off to Bank of America National Association as Successor by Merger to Lasalle Bank National Association, as Trustee for MSM 2007-10XS 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, Bank of America National Association as Successor by Merger to Lasalle Bank National Association, as Trustee for MSM 2007-10XS, has requested transfer and assignment of its bid to Wilmington Trust Company as Successor Trustee to Bank of America, National

Association (successor by merger to LaSalle Bank National Association) as Trustee for Morgan Stanley Mortgage Loan Trust 2007-10XS and has authorized the undersigned to convey the property described above to Wilmington Trust Company as Successor Trustee to Bank of America, National Association (successor by merger to LaSalle Bank National Association) as Trustee for Morgan Stanley Mortgage Loan Trust 2007-10XS and the undersigned, by execution of this instrument, does hereby transfer and assign all right, title, and interest of Bank of America National Association as Successor by Merger to LaSalle Bank National Association, as Trustee for MSM 2007-10XS, as the highest and best bidder to Wilmington Trust Company as Successor Trustee to Bank of America, National Association (successor by merger to LaSalle Bank National Association) as Trustee for Morgan Stanley Mortgage Loan Trust 2007-10XS, 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 Wilmington Trust Company as Successor Trustee to Bank of America, National Association (successor by merger to LaSalle Bank National Association) as Trustee for Morgan Stanley Mortgage Loan Trust 2007-10XS the land and property herein described.

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

cls/F09-0475

WITNESS MY SIGNATURE, this the 7<sup>th</sup> day of April, 2009.

  
\_\_\_\_\_  
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 7<sup>th</sup> day of April, 2009, 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.

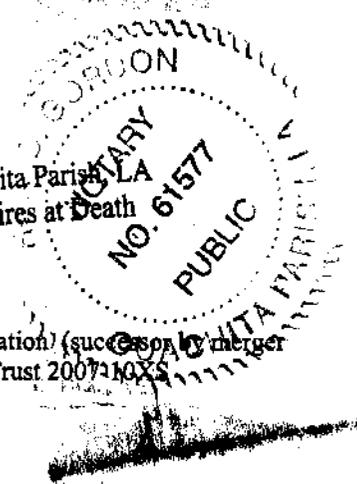
  
\_\_\_\_\_  
NOTARY

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



GRANTEE:  
Wilmington Trust Company as Successor Trustee to Bank of America, National Association (successor by merger to LaSalle Bank National Association) as Trustee for Morgan Stanley Mortgage Loan Trust 2007-10XS  
7495 New Horizon Way  
Frederick, MD 21703-8388  
1-800-842-7654

THIS DOCUMENT WAS PREPARED BY:

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

# DESOTO TIMES-TRIBUNE

## 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-Tribune, 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:

*[Faded vertical text on the left side of the page, likely bleed-through from the reverse side.]*

- Volume No. 114 on the 10 day of Mar., 2009
- Volume No. 114 on the 17 day of Mar., 2009
- Volume No. 114 on the 24 day of Mar., 2009
- Volume No. \_\_\_\_\_ on the \_\_\_\_\_ day of \_\_\_\_\_, 2009
- Volume No. \_\_\_\_\_ on the \_\_\_\_\_ day of \_\_\_\_\_, 2009
- Volume No. \_\_\_\_\_ on the \_\_\_\_\_ day of \_\_\_\_\_, 2009

Diane Smith

Sworn to and subscribed before me, this 24 day of Mar., 2009

By Judith A. Douglas

NOTARY PUBLIC STATE OF MISSISSIPPI AT LARGE  
MY COMMISSION EXPIRES: JANUARY 16, 2013  
BONDED THRU DIXIE NOTARY SERVICE, INCORPORATED



A. Single first insertion of 399 words @ .12 \$ 47.88  
 Being of 798 words @ .10 \$ 79.80  
 and depositing to same \$ 3.00  
 EE: \$ 130.68