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Prepared by & Return to:
Nationwide Trustee Services, Inc.
1587 Northeast Expressway
Atlanta, GA 30329
MSP # 0809160MS
770-234-9181

INDEXING INSTRUCTIONS: Lot 2, Section A, Oak Manor Subdivision, Second Revision,
located in Section 23, Township 3 South, Range 8 West, Desoto County, Mississippi

STATE OF MISSISSIPPI

COUNTY OF DE SOTO

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, Joshua N. Riley and Ashley E. Kelley executed a Deed of Trust in favor of Recon Trust Company, N.A., Trustee, securing an indebtedness to Mortgage Electronic Registration Systems, Inc. acting solely as a nominee for Countrywide Bank, FSB its successors and assigns, dated November 8, 2007, and recorded in Book 2,818, Page 778 of the Land Records of De Soto County, Mississippi; and

WHEREAS, said Deed of Trust was assigned to Countrywide Home Loans, Inc., by instrument dated October 13, 2008, and recorded in the Office of the aforesaid Chancery Clerk in Book 2968, Page 187; and

WHEREAS, Countrywide Home Loans, Inc., the legal holder of the said Deed of Trust and the Note secured thereby, substituted Nationwide Trustee Services, Inc. as Substitute Trustee therein, as authorized by the terms thereof, by instrument dated October 14, 2008, and recorded in Book 2968, Page 190 of the records in the offices of the aforesaid Chancery Clerk; and

WHEREAS, default having been made in the payment of the indebtedness secured by said Deed of Trust, which default continued for a period of time necessary for the holder thereof to declare the entire unpaid balance immediately due and payable as was its option so to do under the terms thereof, Nationwide Trustee Services, Inc., did on June 11, 2009, between the hours of 11:00 o'clock a.m. and 4:00 o'clock p.m. at the East Front Steps door of the De Soto County Courthouse, Hernando, Mississippi, offer for sale at public auction and sell to the highest bidder, according to law, the following described land and property, with improvements thereon

'situated, lying and being situated in De Soto County, Mississippi, and more particularly described as follows:

Lot 2, Section A, Oak Manor Subdivision, Second Revision, located in Section 23, Township 3 South, Range 8 West, Desoto County, Mississippi as per plat thereof recorded in Plat Book 26, Pages 10-12, in the Chancery Clerk Office of Desoto County, Mississippi

Said property was sold after strictly complying with all the terms and conditions of said Deed of Trust and the statutes made and provided in such cases. A notice of the time, place and terms of said sale, together with a description of said property to be sold, was given by publication in the DeSoto Times Today, a newspaper published and generally circulated in De Soto County, Mississippi, for three consecutive weeks preceding the date of sale. The first notice of publication appeared on May 21, 2009, and subsequent notices appeared on 05/28/2009, 06/04/2009. Proof of publication is attached hereto and incorporated herein by reference. A notice identical to said published notice was posted on the bulletin board at the De Soto County Courthouse, Mississippi, on May 21, 2009, and everything necessary to be done was done to make and effect a good and lawful sale.

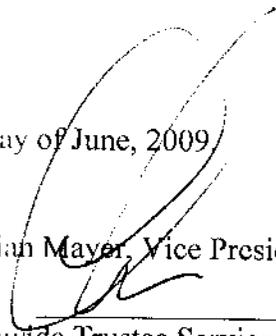
At said sale Countrywide Home Loan Servicing LP bid for said property in the amount of \$228,472.31 and this being the highest and best bid the said Countrywide Home Loan Servicing LP was declared the successful bidder and the same was then and there struck off to Countrywide Home Loan Servicing LP.

WHEREAS, Countrywide Home Loan Servicing LP, has requested transfer and assignment of its bid to Federal National Mortgage Association and has instructed the undersigned to convey the property described above to Federal National Mortgage Association and the undersigned by execution of this instrument does hereby transfer and assign all rights, title and interest of Countrywide Home Loan Servicing LP as the highest and best bidder to Federal National Mortgage Association, pursuant to the authority granted to the undersigned in the aforementioned Substitution of Trustee.

NOW, THEREFORE, in consideration of the premises and in consideration of the price and sum of \$228,472.31, cash in hand paid, receipt of which is hereby acknowledged, I, the undersigned Substitute Trustee, do hereby sell and convey unto the said **Federal National Mortgage Association**, its successors and assigns, the land and property above described, together with all improvements thereon.

Title to this property is believed to be good, but I will convey only such title as is vested in me as Substitute Trustee.

WITNESS MY SIGNATURE, this the 11 day of June, 2009

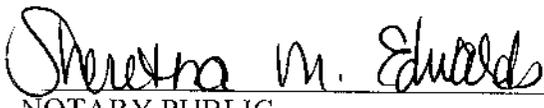

Christian Mayer, Vice President

Nationwide Trustee Services, Inc.
Substitute Trustee

STATE OF GEORGIA
COUNTY OF FULTON

PERSONALLY APPEARED BEFORE ME, the undersigned authority in and for the said county and state, on this 11 Day of June, 2009, within my jurisdiction, the within named CHRISTIAN MAYER, who acknowledged to me that he is VICE PRESIDENT OF NATIONWIDE TRUSTEE SERVICES, INC, a corporation, and that for and on behalf of said corporation as Vice President, and as the act and deed of said corporation, he executed the above and foregoing instrument, after first having been duly authorized by said corporation so to do.

GIVEN UNDER MY HAND AND OFFICIAL SEAL, this the 11 day of June, 2009.

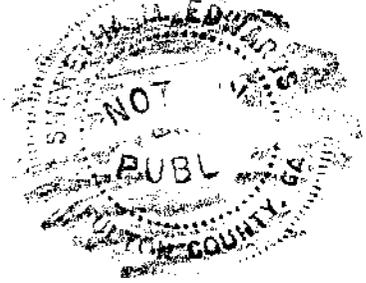


NOTARY PUBLIC
My Commission Expires _____

Grantor:
Christian Mayer, Vice President
Nationwide Trustee Services, Inc.
1587 Northeast Expressway
Atlanta, GA 30329
770-234-9181

Notary Public, Fulton County, Georgia
My Commission Expires Jan. 22, 2013

Grantee:
Federal National Mortgage Association
PO Box 650043,
Dallas, TX 75265-0043
404-398-6000



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:

SUBSTITUTE TRUSTEE'S NOTICE OF SALE
STATE OF MISSISSIPPI
COUNTY OF DE SOTO
 WHEREAS, on November 8, 2007, Joshua M. Kelly and Ashley E. Kelley executed and delivered a certain Deed of Trust unto Recon Trust Company, N.A., Trustee for the benefit of Mortgage Electronic Registration Systems, Inc. acting solely as a nominee for Countrywide Bank, PMS in accordance with the terms to secure the obligations herein described, which Deed of Trust is recorded in the office of the Chancery Clerk of De Soto County, Mississippi in Book 2,818, Page 776; and

WHEREAS, said Deed of Trust was subsequently assigned unto Countrywide Home Loans, Inc. as assignee recorded in the Office of the aforesaid Chancery Clerk in Book 2826, Page 147; and

WHEREAS, the holder of said Deed of Trust submitted and executed a certain Trust Agreement, in accordance with the terms of said Deed of Trust, by instrument recorded in the Office of the aforesaid Chancery Clerk Book 2968, Page 190; and

WHEREAS, default having been made in the payments of indebtedness secured by said Deed of Trust, and the holder of said Deed of Trust, having requested the undersigned to do, on June 17, 2009, I will, during legal hours (between the hours of 11 o'clock a.m. and 4 o'clock p.m.), at public outcry, offer for sale and will sell, at the East Front Steps of the De Soto County Courthouse at Hernando, Mississippi, the following described land and property situated in the State County, Mississippi, to-wit:

- Volume No. 114 on the 21 day of May, 2009
- Volume No. 114 on the 28 day of May, 2009
- Volume No. 114 on the 4 day of June, 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 4 day of June, 2009

BY Judy H. 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 354 words @ .12 \$ 42.48

B. 2 subsequent insertions of 708 words @ .10 \$ 70.80

tion and depositing to same \$ 3.00

S FEE: \$ 116.28

