

This instrument prepared by and return to:
Eric L. Sappenfield, PLLC, Attorney at Law
MS Bar #6468
6858 Swinnea Road
#5 Rutland Place
Southaven, MS 38671
662-349-3436
foreclosures/13076std

GRANTOR'S ADDRESS:
6858 Swinnea Road
5 Rutland Place
Southaven, MS 38671

wk: 662-349-3436
hm: n/a

GRANTEE'S ADDRESS
1661 International Drive
Suite 320
Memphis, TN 38120-1469

wk: 901-746-3552
hm: n/a

INDEXING INSTRUCTIONS: Lot 1, Phase 1, Deerchase Office Park Subdivision, in Section 4, Township 2 South, Range 7 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 82, Pages 13 and 14, in the Office of the Chancery Clerk of DeSoto County, Mississippi.

STATE OF MISSISSIPPI

COUNTY OF DESOTO

SUBSTITUTED TRUSTEE'S DEED

WHEREAS, on December 31, 2004, GROVE PARTNERS, LLC, executed a certain Deed of Trust to THOMAS R. HUDSON, TRUSTEE for the benefit of BANKPLUS, which Deed of Trust is recorded in the Office of the Chancery Clerk of DeSoto County, Mississippi in Book 2144, Page 570;
and

WHEREAS, BANKPLUS having substituted ERIC L. SAPPENFIELD as Trustee in place and lieu of THOMAS R. HUDSON, by instrument dated June 30, 2010, and recorded in the Chancery Clerk of DeSoto County, Mississippi, in Book 3186, Page 145; and

WHEREAS, default having been made in the terms and conditions of said Deed of Trust and the entire debt secured thereby having been declared to be due and payable in accordance with the terms of said Deed of Trust, BANKPLUS, the legal holder of said indebtedness, having requested the undersigned Substituted Trustee to execute the trust and sell said land and property in accordance with the terms of said Deed of Trust and for the purpose of raising the sums due thereunder, together with attorney's fees, trustee's fees and expense of sale.

WHEREAS, the undersigned Substituted Trustee in accordance with the terms of the Deed of Trust and the laws of the State of Mississippi did advertise said sale in THE DESOTO TIMES, a newspaper published and generally circulated in DeSoto County, Mississippi, for four consecutive weeks preceding the date of the sale. The first notice publication appeared July 27, 2010 and subsequent notices appeared on August 3, 2010, August 10, 2010, and August 17, 2010. Proof of publication is attached hereto and incorporated herein by reference as Exhibit "A".

WHEREAS, on August 18, 2010, at the East Door of the County Courthouse of DeSoto County, Hernando, Mississippi, commencing at 11:00 A.M., I the undersigned Substituted Trustee did offer for sale and sell said property for cash to the highest bidder the following described property, lying and being situated in DeSoto County, Mississippi, to wit:

Lot 1, Phase 1, Deerchase Office Park Subdivision, in Section 4, Township 2 South, Range 7 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 82, Pages 13 and 14, in the Office of the Chancery Clerk of DeSoto County, Mississippi.

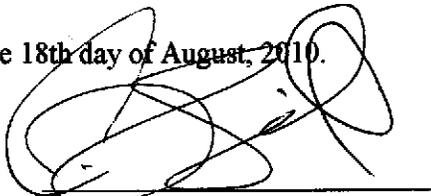
The undersigned Substituted Trustee offered said property for sale at public outcry as set forth above and there appeared DEERCHASE BUILDING A INVESTORS, LLC, who bid the amount of \$789,877.00, and this being the highest and best bid, said DEERCHASE BUILDING A INVESTORS,

LLC, was declared the successful bidder and the same was then and there struck off to said DEERCHASE BUILDING A INVESTORS, LLC.

NOW THEREFORE, in consideration of the premises and in consideration of the price and sum of \$789,877.00, cash in hand paid, receipt of which is hereby acknowledged, I, the undersigned Substituted Trustee, do hereby sell and convey unto DEERCHASE BUILDING A INVESTORS, LLC, 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 Substituted Trustee.

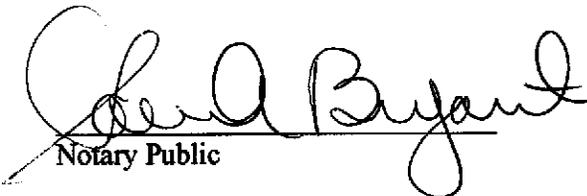
WITNESS MY SIGNATURE this the 18th day of August, 2010.



Eric L. Sappenfield
Substituted Trustee

STATE OF MISSISSIPPI
COUNTY OF DESOTO

PERSONALLY appeared before me the undersigned authority in and for the said county, and state, on this 18th day of August, 2010, within my jurisdiction, the within named ERIC L. SAPPENFIELD, who acknowledged that he is Substituted Trustee of BANKPLUS, and that in said representative capacity he executed the above and foregoing instrument, after first having been duly authorized so to do.


Notary Public

My Commission Expires:
June 21, 2011



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 4 consecutive times, as follows, to-wit:

SUBSTITUTED TRUSTEE'S NOTICE OF SALE

WHEREAS, on December 31, 2004, GROVE PARTNERS, LLC, executed a certain Deed of Trust to THOMAS R. HUDSON, TRUSTEE for the benefit of BANKPLUS, which Deed of Trust is of record in the Office of the Chancery Clerk of DeSoto County, Mississippi, in Book 2144, Page 570.

WHEREAS, BANKPLUS has heretofore substituted ERIC L. SAPPENFIELD as Trustee in place and lieu of THOMAS R. HUDSON by instrument dated June 30, 2010, and recorded in the Office of the Chancery Clerk of DeSoto County, Mississippi in Book 3186, Page 145; and

WHEREAS, default having been made in the terms and conditions of said Deed of Trust and the entire debt secured thereby having been declared to be due and payable in accordance with the terms of said Deed of Trust, BANKPLUS, the legal holder of said indebtedness, having requested the undersigned Substituted Trustee to execute the trust and sell said land and property in accordance with the terms of said Deed of Trust and for the purpose of raising the same due thereunder, together with attorney's fees, trustee's fees and expenses of sale.

NOW, THEREFORE, I, ERIC L. SAPPENFIELD, SUBSTITUTED TRUSTEE, under the provisions of and by virtue of the authority conferred upon me in the same Deed of Trust, will on the 18th day of August, 2010, sell between the legal hours of 11:00 o'clock a.m. and 4:00 o'clock p.m., at the East Door of the County Courthouse of DeSoto County in Hernando, Mississippi, offer for sale and sell said property for cash to the highest bidder, the following described property lying and being situated in DeSoto County, Mississippi:

Lot 1, Phase 1, Deerchase Office Park Subdivision, in Section 4, Township 2 South, Range 7 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 82, Pages 13 and 14, in the Office of the Chancery Clerk of DeSoto County, Mississippi.

- Volume No. 115 on the 27 day of July, 2010
- Volume No. 115 on the 3 day of Aug., 2010
- Volume No. 115 on the 10 day of Aug., 2010
- Volume No. 115 on the 17 day of Aug., 2010
- Volume No. _____ on the _____ day of _____, 2010
- Volume No. _____ on the _____ day of _____, 2010

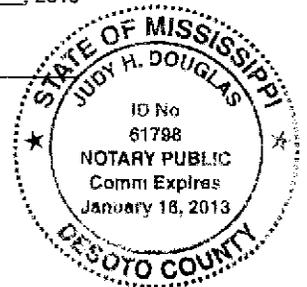
The undersigned Substituted Trustee will convey only such title as is vested in him by virtue of the above described Deed of Trust.
WITNESS MY SIGNATURE this 21st day of July, 2010.
/s/ Eric L. Sappenfield
Eric L. Sappenfield (MS Bar No. 6468)
Substituted Trustee
6858 Swinnea Road
5 Rutland Place
Southaven, MS 38671
662-349-3436
Publication Dates:
July 27, 2010
August 3, 2010
August 10, 2010
August 17, 2010

Diane Smith

Sworn to and subscribed before me, this 17 day of Aug., 2010

BY Judy Douglas

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



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 - B. 3 subsequent insertions of 1161 words @ .10 \$ 116.10
 - C. Making proof of publication and depositing to same \$ 3.00
- TOTAL PUBLISHER'S FEE: \$ 165.54

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