

Prepared by and Return to:	Grantors Address:	Grantees Address:
Austin Law Firm, P.A. 6928 Cobblestone Drive, Suite 100 Southaven, MS 38672 662-890-7575 MS Bar No. 3412	6928 Cobblestone Dr., Ste. 100 Southaven, MS 38672 Work: 662-890-7575 Home: N/A	Post Office Box 270 Amory, MS 38821 Work: (662) 349-4200 Home: N/A
File No.:110083		

INDEXING INSTRUCTIONS: Lot 8, Phase I, Misty Oaks Subdivision, Located in Sections 8 & 17, Township 2 South, Range 8 West, DeSoto County, Mississippi, as recorded in Plat Book 80, Pages 14-16, in the Office of the Chancery Clerk of DeSoto County, Mississippi.

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on February 16, 2006, Alfred Hampton, executed a deed of trust to Simon F. Weir, II, Trustee for the benefit of Community Bank, North Mississippi, which deed of trust is recorded in Deed of Trust Book 2420 at Page 338, in the office the Chancery Clerk of the County of DeSoto, State of Mississippi; and

WHEREAS, the aforesaid, Community Bank, North Mississippi, the holder of said deed of trust and the note secured thereby, substituted Mary Austin Monteith, as Trustee therein, as authorized by the terms thereof, by instrument dated April 4, 2011 and recorded in the office of the aforesaid Chancery Clerk in Book 3290 at Page 76; 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, and the legal holder of said indebtedness, Community Bank North Mississippi, 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 for the purpose of raising the sums due thereunder, together with attorney's fees, Substituted Trustee's fees and expense of sale;

WHEREAS, the undersigned Substitute Trustee in accordance with terms of said Deed of Trust and the laws of the State of Mississippi did advertise said sale in the DeSoto Times Tribune, a newspaper published in the County of DeSoto, State of Mississippi, on the following dates, to-wit: April 19th, 26th, May 3rd, and May 10th, 2011 which is more fully shown by the original Proof of Publication which is attached hereto as Exhibit "A" and made a part hereof as though fully copied herein in words and figures; and by posting on the 14th day of April, 2011, a copy of the Substitute Trustee's Notice of Sale on the bulletin board of the DeSoto County Courthouse as evidenced by the Affidavit of Posting attached hereto as Exhibit "B"; and

WHEREAS, on the 11th day of May, 2011, at the East front door of the DeSoto County Courthouse, at Hernando, Mississippi, between the hours of 11:00 o'clock a.m. and 4:00 o'clock p.m., the undersigned Substitute Trustee did offer for sale at public outcry and did sell to the highest bidder for cash the following described land and property situated in DeSoto County, Mississippi, to-wit:

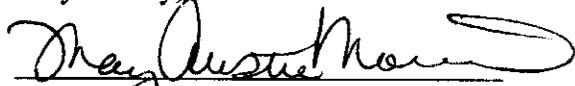
Lot 8, Phase I, Misty Oaks Subdivision, Located in Sections 8 & 17, Township 2 South, Range 8 West, DeSoto County, Mississippi, as recorded in Plat Book 80, Pages 14-16, in the Office of the Chancery Clerk of DeSoto County, Mississippi.

WHEREAS, the undersigned Substitute Trustee offered the above described property for sale at public outcry as set forth above, and there appeared at said sale an agent for

Community Bank, North Mississippi bidding the sum of \$ 24,985.20 for all of the above-described property and said property was struck off to Community Bank, North Mississippi, for said amount, and said bidder was declared the purchaser thereof.

NOW THEREFORE, in consideration of the premises and the sum of \$ 24,985.20, cash in hand paid, the receipt of which is hereby acknowledged, Mary Austin Monteith, Substitute Trustee, does hereby sell and convey to Community Bank, North Mississippi, all of the above-described property, conveying only such title as is vested in her as Substitute Trustee.

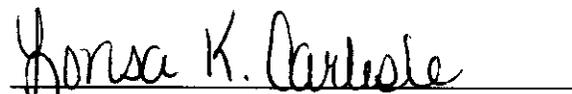
WITNESS MY SIGNATURE on this the 11th day of May, 2011.


Mary Austin Monteith
SUBSTITUTE TRUSTEE

STATE OF MISSISSIPPI
COUNTY OF DESOTO

PERSONALLY came and appeared before me, the undersigned authority in and for the jurisdiction aforesaid, the within named Mary Austin Monteith, Substitute Trustee in the above and foregoing instrument of writing, who acknowledged to me that she, as said Substitute Trustee, signed and delivered the above and foregoing instrument of writing on the day and year and for the purposes therein mentioned.

GIVEN UNDER MY HAND AND OFFICIAL SEAL OF OFFICE on this the 11th day of May, 2011.


NOTARY PUBLIC

My Commission Expires: _____



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 February 16, 2006, Alfred Frampton, executed a deed of trust to Simon F. Weir, II, Trustee for the benefit of Community Bank, North Mississippi, which deed of trust is recorded in Deed of Trust Book 2420 at Page 338, in the office the Chancery Clerk of the County of DeSoto, State of Mississippi; and

WHEREAS, the aforesaid, Community Bank, North Mississippi, the holder of said deed of trust and the note secured thereby, substituted Mary Austin Monteith, as Trustee therein, as authorized by the terms thereof, by instrument dated April 4, 2011 and recorded in the office of the aforesaid Chancery Clerk in Book 3290 at Page 76; 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, and the legal holder of said indebtedness, Community Bank, North Mississippi, 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 for the purpose of raising the sums due thereunder, together with attorney's fees, Substituted Trustee's fees and expense of sale;

NOW, THEREFORE, I, Mary Austin Monteith, Substituted Trustee in said deed of trust, will on the 11th day of May, 2011, offer for sale at public outcry for cash to the highest bidder, and sell within legal hours (being between the hours of 11:00 A.M. and 4:00 P.M.) at the East Front door of the County Courthouse in Hernando, County of DeSoto, State of Mississippi, the following described property situated in the County of DeSoto, State of Mississippi, to-wit:

Lot 6, Phase I, Misty Oaks Subdivision, Located in Sections 8 & 17, Township 2 South, Range 8 West, DeSoto County, Mississippi, as recorded in Plat Book 80, Pages 14-16, in the Office of the Chancery Clerk of DeSoto County, Mississippi.

Volume No. 116 on the 19 day of April, 2011

Volume No. 116 on the 26 day of April, 2011

Volume No. 116 on the 3 day of May, 2011

Volume No. 116 on the 10 day of May, 2011

Volume No. _____ on the _____ day of _____, 2011

Volume No. _____ on the _____ day of _____, 2011

Diane Smith

I WILL CONVEY only such title as is vested in me as Substituted Trustee,
WITNESS MY SIGNATURE, this the 12th day of April, 2011.
/s/ Mary Austin Monteith
SUBSTITUTED TRUSTEE
Mary Austin Monteith
Austin Law Firm, P.A.
6928 Cobblestone Drive, Suite 100
Southaven, MS 38672
Phone: 662-890-7575
Fax: 662-890-7576
E-mail: mary@austintlaw-firm.ms
PUBLISH: April 19th, 26th, May 3rd and 10th, 2011

Sworn to and subscribed before me, this 10 day of May, 2011

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 1179 words @ .10 \$ 117.90

C. Making proof of publication and depositing to same \$ 3.00

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