

SUBSTITUTE TRUSTEE'S DEED

GRANTOR:

Name Mary Lee Walker Brown,
Substitute Trustee
Address PO Box 276
Hernando, MS 38632
Phone: (662) 429-5277

GRANTEES:

Name Charles Walter and wife,
Esther E. Flynn
Address 2595 Williamsburg Ln
Hernando, MS 38632
Phone: (662) 429-9411 *N/A*

* Prepared by: Mary Lee Walker Brown, MSB# 4662
Return to: Walker, Brown & Brown, P. A.
P. O. Box 276, 2540 Highway 51 South
Hernando, MS 38632, 662-429-5277

Indexing Instructions: Northwest Corner of the Southwest Quarter of
Section 30, Township 3 South, Range 7 West,
DeSoto County, Mississippi

WHEREAS, on the 9th day of December, 2002, Whitley Perryman and Flora Perryman executed a Deed of Trust to J. Patrick Caldwell, as Trustee, for the benefit of BancorpSouth Bank, a corporation organized and existing under the laws of the State of Mississippi, which Deed of Trust is recorded in Trust Deed Book 1639, Page 717, in the Office of the Chancery Clerk of DeSoto County, Mississippi, and

WHEREAS, the aforesaid BancorpSouth Bank subsequently appointed Mary Lee Walker Brown of Walker, Brown & Brown, P.A. as Substituted Trustee on the 7th day of August 2012, by instrument recorded in Real Estate Deed of Trust Book 3,481, Page 525, in the Office of the Chancery Clerk of DeSoto County, Mississippi, and

WHEREAS, default was 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 and conditions of said Deed of Trust and the holder of said indebtedness having requested the undersigned Substitute Trustee to execute the Trust and sell said land in accordance with the terms and conditions of said Deed of Trust.

THEREFORE, in consideration of the premises, I did, pursuant to said request, on the 21st day of September, 2012, within legal hours at the East Front Door of the County Courthouse in the City of Hernando, DeSoto County, Mississippi, offer for sale and sell at public outcry to Charles Walter Flynn and wife, Esther E. Flynn, being the highest and best bidder for cash, at and for the sum of Twenty Three Thousand One Hundred and 00/100 Dollars (\$23,100.00) the land mentioned in said Deed of Trust lying and being situated in DeSoto County, Mississippi, described more particularly as follows:

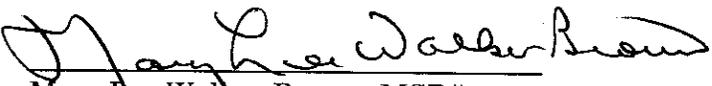
COMMENCING at the Northwest Corner of the Southwest Quarter of Section 30, Township 3 South, Range 7 West, DeSoto County, Mississippi; thence Southwardly 30 feet; thence North 82°21' East 1069.5 feet along the South right-of-way of Belmont Road to a point; thence along the West right-of-way line of said road with the following calls:

South 2°27' East 420.0 feet; South 3°45' East 398.1 feet; South 5°45' East 200.1 feet; South 5°58' East 420.0 feet; South 4°19' East 179.25 feet to an iron pin being the Northeast Corner of described lot and the point of beginning; thence South 5°13' East 210.0 feet to an iron pin; thence South 84°47' West 210.0 feet to an iron pin; thence North 5°13' West 210.00 feet to an iron pin; thence North 84°47' East 210.00 feet to the point of beginning containing 1.0 acres, more or less. All bearings are referenced to magnetic North.

The time, terms and conditions and place of sale were duly advertised for four (4) consecutive weeks immediately preceding the sale by publication in the *DeSoto Times-Tribune*, a newspaper published and having a general circulation in DeSoto County, with Proof of said Publication being attached hereto and made a part hereof and by posting a Notice of said sale on the bulletin board of the Courthouse in said County on the 23rd day of August, 2012, said Notice remaining on said bulletin board until the date of the sale, to-wit: September, 21st, 2012.

THEREFORE, in consideration of the premises and the payment to the Substitute Trustee of the sum of Twenty Three Thousand One Hundred and 00/100 Dollars (\$23,100.00) by Charles Walter Flynn and wife, Esther E. Flynn, I, Mary Lee Walker Brown, Substitute Trustee, do hereby sell and convey to said Charles Walter Flynn and wife, Esther E. Flynn, as tenants by the entirety with full rights of survivorship and not as tenants in common, the land hereinabove mentioned, conveying only such title as is vested in me as Substitute Trustee.

WITNESS my signature this 21st day of September, 2012.


 Mary Lee Walker Brown, MSB# 4662,
 Substitute Trustee

STATE OF MISSISSIPPI
 COUNTY OF DESOTO

This day personally appeared before me, the undersigned authority in and for said County and State, the within named Mary Lee Walker Brown, Substitute Trustee, who acknowledged signing and delivering the above and foregoing Substitute Trustee's Deed on the day and date therein mentioned as a free and voluntary act and deed and for the purpose therein expressed.

GIVEN under my hand and official seal of office this the 21st day of September, 2012.


 Notary Public



STATE OF MISSISSIPPI
COUNTY OF DESOTO

Personally appeared before me, the undersigned Notary Public in and for the state and county aforesaid, the undersigned Trustee who after being first duly sworn stated upon oath the following:

I do not have a financial or beneficial interest, either direct or indirect, in the outcome of the sale or the beneficiary of the Deed of Trust described above.

Mary Lee Walker Brown

Mary Lee Walker Brown, Substituted Trustee

Sworn to and subscribed before me this the 21st day of September, 2012.

Gina M. Arends

Notary Public



My Commission Expires:

ID # 88313

AFFP

NOS: Perryman

Affidavit of Publication

DESOTO TIMES-TRIBUNE

STATE OF MISSISSIPPI } SS
COUNTY OF DESOTO }

DIANE SMITH, being duly sworn, says:

That she is a Clerk of the DESOTO TIMES-TRIBUNE, a newspaper of general circulation in said county, published in Hernando, DeSoto County, Mississippi; that the publication, a copy of which is printed hereon, was published in the said newspaper on the following dates:

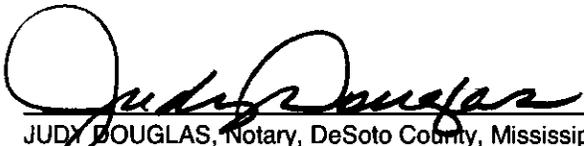
August 28, 2012, September 04, 2012, September 11, 2012, September 18, 2012

That said newspaper was regularly issued and circulated on those dates.

SIGNED:


Clerk

Subscribed to and sworn to me this 18th day of September 2012.


JUDY DOUGLAS, Notary, DeSoto County, Mississippi

My commission expires: January 16, 2013

00002914 00014026 662-429-5280

Walker, Brown & Brown, P.A.
P O Box 276
Hernando, MS 38632

NOTICE OF SUBSTITUTED TRUSTEE'S SALE

WHEREAS, on the 9th day of December, 2002, Whitley Perryman and Flora Perryman executed a Deed of Trust to J. Patrick Caldwell, as Trustee, for the benefit of BancorpSouth Bank, a corporation organized and existing under the laws of the State of Mississippi, which Deed of Trust is recorded in Trust Deed Book 1639, Page 717, in the Office of the Chancery Clerk of DeSoto County, Mississippi, and WHEREAS, BancorpSouth Bank subsequently appointed Mary Lee Walker Brown of Walker, Brown & Brown, P.A. as Substituted Trustee on the 7th day of August 2012, by instrument recorded in Real Estate Deed of Trust Book 3,481, Page 525, in the Office of the Chancery Clerk of DeSoto County, Mississippi, and WHEREAS, default has 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 holder of said indebtedness having requested the undersigned Substituted Trustee to execute the trust and sell said land in accordance with the terms and conditions of said Deed of Trust,

NOW, THEREFORE, I, Mary Lee Walker Brown, Substituted Trustee, under the terms and provisions of and by virtue of the authority conferred upon me in said Deed of Trust, will on Friday, the 21st day of September, 2012, offer for sale at public outcry and sell within legal hours at the East Front door of the County Courthouse in Hernando, DeSoto County, Mississippi, to the highest and best bidder for cash, the lands lying and being situated in DeSoto County, Mississippi, described more particularly as follows, to-wit:

COMMENCING at the Northwest Corner of the Southwest Quarter of Section 30, Township 3 South, Range 7 West, DeSoto County, Mississippi; thence Southwardly 30 feet; thence North 82°21' East 1069.5 feet along the South right-of-way of Belmont Road to a point; thence along the West right-of-way line of said road with the following calls:

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I will sell and convey only such interest as is vested in me as Substituted Trustee. WITNESS my signature this 23rd day of August, 2012.

/s/ Mary Lee Walker Brown
Mary Lee Walker Brown, Esq. MSB#4662
SUBSTITUTED TRUSTEE

Publish 4 Times: August 28, September 4, September 11, September 18, 2012

