

11/05/12 10:40:10 ²⁶
DK W BK 693 PG 498 ^{BC}
DESOTO COUNTY, MS
W.E. DAVIS, CH CLERK

SPACE ABOVE THIS LINE IS FOR RECORDING PURPOSES ONLY

PREPARED BY AND RETURN TO:
BARRY W. BRIDGFORTH, JR., #9797
BRIDGFORTH & BUNTIN, PLLC
5293 GETWELL ROAD
SOUTHAVEN, MS 38672
(662)393-4450

Indexing Instructions:

Lot 38, Section "B" Holly Hills Subdivision, situated in Section 30, Township 1
South, Range 8 West, DeSoto County, Mississippi. PB 12 PG 16-17

SUBSTITUTE TRUSTEE'S DEED

(Cover Page)

Barry W. Bridgforth, Jr.,
Substitute Trustee, Grantor
5293 Getwell Road
Southaven, MS 38672
Work: 662-393-4450
Home: N/A

to

Kairos Enterprises, Grantee
1761 Dancy Blvd.
Horn Lake, MS 38637
Work: 662-510-5692
Home: N/A

SUBSTITUTE TRUSTEE'S DEED

WHEREAS, on the 15th day of June 2007, a Deed of Trust ("Deed of Trust") was executed by Virginia F. Quinley and Lisa Q. Morris, Individually, to L. Scott Pickle as Trustee for Merchants & Farmers Bank, which Deed of Trust is recorded in the Office of the Chancery Clerk of DeSoto County, at Hernando, Mississippi, in Book 2,738, Page 465.

WHEREAS, the legal holder of the said Deed of Trust and the note secured thereby, substituted Barry W. Bridgforth, Jr. as Trustee therein, as authorized by the terms thereof, by instrument recorded in the office of the aforesaid Chancery Clerk in Book 3,459 at Page 371 thereof; 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 holder of said indebtedness having requested the undersigned Substitute Trustee to execute the trust and sell said land in accordance with the terms of the Deed of Trust.

WHEREAS, the undersigned Substitute Trustee did, in compliance with the provisions of said Deed of Trust, advertise for sale by Substitute Trustee's Notice of Sale having been published in the DeSoto Times-Tribune, a newspaper published in DeSoto County, Mississippi in the October 9, October 16, October 23 and October 30, 2012, issues of said newspaper advertising the sale of the property for Wednesday, October 31, 2012, as is shown on the proof of publication attached hereto, and by posting a copy of said notice on the bulletin board in the courthouse for DeSoto County, Mississippi, situated in the City of Hernando, Mississippi; and

WHEREAS, said Substitute Trustee did, within legal hours, offer said property for sale to the highest and best bidder for cash at the east front door of the Courthouse of DeSoto County, Mississippi, situated in Hernando, Mississippi; and

WHEREAS, there appeared at the sale Kairos Enterprises, who bid the sum of \$43,653.50, and said bid was declared by the undersigned Substitute Trustee to be the highest and best bid and the property was struck off and sold to Kairos Enterprises for said amount and said bidder was declared the purchaser thereof.

NOW, THEREFORE, the undersigned Substitute Trustee, in consideration of the premises and the payment of said bid, which amount has been applied toward the payment of said indebtedness, hereby bargains, sells, conveys, and confirms unto said Kairos Enterprises the following real estate situated and located in DeSoto County, Mississippi, to-wit:

Lot 38, Section "B" Holly Hills Subdivision, situated in Section 30, Township 1 South, Range 8 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 12 at Pages 16-17, in the Office of the Chancery Clerk of DeSoto County, Mississippi.

The undersigned Substitute Trustee believes the title hereby conveyed to be good but conveys only such title as is vested in him as Substitute Trustee.

WITNESS the signature of Barry W. Bridgforth, Jr., Substitute Trustee, this the 2nd day of November, 2012.



BARRY W. BRIDGFORTH, JR.,
Substitute Trustee

STATE OF MISSISSIPPI
COUNTY OF DESOTO

PERSONALLY appeared before me, the undersigned authority in and for the said county and state, on this the 2nd day of November, 2012, within my jurisdiction, the within named **Barry W. Bridgforth, Jr.**, who acknowledged that he is the Substitute Trustee for Merchants & Farmers Bank, and that in said representative capacity he executed the above and foregoing instrument, after first having been duly authorized to do so.

(Seal)



Mary B. Kirkpatrick

Notary Public

Grantor's Address:
5293 Getwell Road
Southaven, MS 38672
Ph. (W) 662-393-4450
Ph. (H) N/A

Grantee's Address:
1761 Dancy Blvd.
Horn Lake, MS 38637
Ph. (W) 662-510-5692
Ph. (H) N/A

AFFP

NOS: Quinley

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:

October 09, 2012, October 16, 2012, October 23, 2012, October 30, 2012

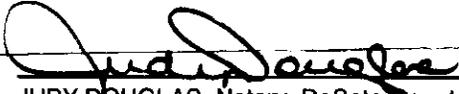
That said newspaper was regularly issued and circulated on those dates.

SIGNED:



Clerk

Subscribed to and sworn to me this 30th day of October 2012.



JUDY DOUGLAS, Notary, DeSoto County, Mississippi

My commission expires: January 16, 2013

00003028 00015346

Bridgforth & Buntin, PLLC
5293 Getwell Rd.
P.O. Box 241
Southaven, MS 38672

SUBSTITUTE TRUSTEE'S NOTICE OF SALE

WHEREAS, on the 15th day of June, 2007, a Deed of Trust was executed by Virginia F. Quinley and Lisa Q. Morris, Individually, to L. Scott Pickle as Trustee for Merchants & Farmers Bank, which Deed of Trust is recorded in the Office of the Chancery Clerk of DeSoto County, in Hernando, Mississippi, in Book 2,738, Page 465; and

WHEREAS, under the terms of said Deed of Trust, Merchants & Farmers Bank is authorized to appoint a trustee in the place and stead of the original trustee named in said Deed of Trust or in place of any succeeding trustee.

WHEREAS, the legal holder of the said Deed of Trust and the note secured thereby, substituted Barry W. Bridgforth, Jr. as Trustee therein, as authorized by the terms thereof, by instrument recorded in the office of the aforesaid Chancery Clerk in Book 3,459 at Page 371 thereof; and

WHEREAS, default having been made in the performance of the conditions and stipulations as set forth by said Deed of Trust, and having been requested by the legal holder of the indebtedness secured and described by said Deed of Trust so to do, notice is hereby given that I, Barry W. Bridgforth, Jr., Substituted Trustee, by virtue of the authority conferred upon me in said Deed of Trust, will offer for sale and will sell at public sale and outcry to the highest and best bidder for cash, during the legal hours (between the hours of 11:00 o'clock a.m. and 4:00 o'clock p.m.), at the east front door of the County Courthouse of DeSoto County, Mississippi, on Wednesday, October 31, 2012, the following described land and property being the same land and property described in said Deed of Trust, situated in DeSoto County, State of Mississippi, to-wit:

Lot 38, Section "B" Holly Hills Subdivision, situated in Section 30, Township 1 South, Range 8 West, DeSoto County, Mississippi, as per plat thereof recorded in Plat Book 12 at Pages 16-17, in the Office of the Chancery Clerk of DeSoto County, Mississippi.

Title to the above described property is believed to be good, but I will convey only such title as is vested in me as Substituted Trustee.

WITNESS my signature, on this 5th day of October, 2012.

/s/ Barry W. Bridgforth, Jr.

Substitute Trustee

PREPARED BY:

Barry W. Bridgforth, Jr., MSB #9797

5293 Getwell Road

Southaven, MS 38672

PUBLISH: October 9, October 16, October 23 and October 30, 2012.

