

Prepared by:  
Morris & Associates  
2309 Oliver Road  
Monroe, LA, 71201  
Telephone: 318-330-9020  
John C Morris IV Bar# 103716

*John C Morris IV*

Return To:  
Morris & Associates  
2309 Oliver Road  
Monroe, LA, 71201  
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**Substitute Trustee's Deed  
Indexing Instructions**

Lot 6, Green River Estates SD, in Sec. 4, T3S, R9W, plat book 16, page 16, DeSoto Co., MS

STATE OF MISSISSIPPI  
COUNTY OF DeSoto

GRANTOR:  
John C Morris IV  
2309 Oliver Road  
Monroe, LA 71201  
318-330-9020

GRANTEE:  
Wells Fargo Bank, N.A. successor by merger to Wachovia Bank, N.A.  
3475 Stateview Blvd  
Fort Mill, SC 29715  
803-396-600

WHEREAS, on the 26<sup>th</sup> day of February, 2007 and acknowledged on the 26<sup>th</sup> day of February, 2007, Robert E. Sampico, aka, Robert Sampico, Tami Sampico, aka, Tami L. Sampico, executed and delivered a certain Deed of Trust unto Trste, Inc., Trustee for Wachovia Bank, National Association, Beneficiary, to secure an indebtedness therein described, which Deed of Trust is recorded in the office of the Chancery Clerk of DeSoto County, Mississippi in Book 2681 at Page 547; and

WHEREAS, on the 24<sup>th</sup> day of August, 2012 the Holder of said Deed of Trust substituted and appointed John C Morris IV as Trustee in said Deed of Trust, by instrument recorded in the office of the aforesaid Chancery Clerk in DK T Book 3494 at Page 240; and

WHEREAS, default having been made in the payments of the indebtedness secured by the said Deed of Trust, and the holder of said Deed of Trust, having requested the sale for the purpose of paying said indebtedness or as much thereof as said brings; and

WHEREAS, I, John C Morris IV, Substitute Trustee advertised the sale of the following described real property by Substitute Trustee's Notice of Sale, dated the 3<sup>rd</sup> day of October, 2012 by posting same at the bulletin board on the first floor in the middle of the building between the front and back door of the courthouse in DeSoto County and by publishing said Notice in DeSoto Times-Tribune for three (3) consecutive weeks, proof of publication being attached hereto as Exhibit "A" and incorporated herein by reference, which notice stated that the sale would be held on the 20<sup>th</sup> day of November, 2012, between the legal hours of 11 o'clock A.M. and 4 o'clock P.M., at public outcry, to the highest bidder for cash at the East front door at Courthouse located at 2535 Hwy. 51 South of the DeSoto County Courthouse at Hernando, Mississippi; and

WHEREAS, I, John C Morris IV, Substitute Trustee, did on the 20<sup>th</sup> day of November, 2012, within legal hours, offer for sale and did sell, to the highest bidder for cash at the East front door at Courthouse located at 2535 Hwy. 51 South of the DeSoto County Courthouse at Hernando, Mississippi the following described real property, to-wit:

The following real property situate in County of DeSoto and State of Mississippi, described as follows:

Lot 6, Green River Estates Subdivision, situated in Section 4, T3S, R9W, as shown on Plat Record in Plat Book 16, Page 16 in the Chancery Clerk's Office of DeSoto County, Mississippi.

WHEREAS, at said sale Wells Fargo Bank, N.A. successor by merger to Wachovia Bank, N.A. was the highest bidder and best bidder, therefore, for the sum of \$138,195.91 and the same was then and there struck off to Wells Fargo Bank, N.A. successor by merger to Wachovia Bank, N.A. and it was declared the purchaser thereof; and

WHEREAS, everything necessary to be done to have a good and lawful sale was done in accordance with law and the terms of the Deed of Trust; and

NOW THEREFORE, I, John C Morris IV, Substitute Trustee, for the consideration of \$138,195.91 do hereby convey the above-described property to Wells Fargo Bank, N.A. successor by merger to Wachovia Bank, N.A.

I convey only such title as is vested in me as Substitute Trustee.

/F12-1183

WITNESS MY SIGNATURE, this the 26 day of November, 2012.

*[Handwritten Signature]*

John C Morris IV, Substitute Trustee

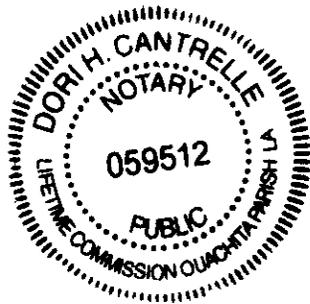
STATE OF LOUISIANA

PARISH OF OUACHITA

PERSONALLY CAME AND APPEARED BEFORE ME, the undersigned authority in and for the aforesaid jurisdiction, on this, the 26 day of November, 2012, the within named John C Morris IV, Substitute Trustee, who acknowledged that (s)he executed the above and foregoing instrument of writing, after first having been duly authorized so to do as Substitute Trustee.

*[Handwritten Signature]*  
NOTARY

AT DEATH  
MY COMMISSION EXPIRES



F12-1183

**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 30, 2012, November 06, 2012, November 13, 2012

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

SIGNED:



Clerk

Subscribed to and sworn to me this 13th day of November 2012.

Substitute Trustee's Notice of Sale  
STATE OF MISSISSIPPI  
COUNTY OF DeSoto

WHEREAS, on the 26th day of February, 2007 and acknowledged on the 26th day of February, 2007, Robert E. Sampico, aka, Robert Sampico, Tami Sampico, aka, Tami L. Sampico, executed and delivered a certain Deed of Trust unto Trste, Inc., Trustee for Wachovia Bank, National Association, Beneficiary, to secure an indebtedness therein described, which Deed of Trust is recorded in the office of the Chancery Clerk of DeSoto County, Mississippi in Book 2681 at Page 547; and WHEREAS, on the 24th day of August, 2012, the Holder of said Deed of Trust substituted and appointed John C Morris IV as Trustee in said Deed of Trust, by instrument recorded in the office of the aforesaid Chancery Clerk in DK T Book 3494 at Page 240; and

WHEREAS, default having been made in the payments of the indebtedness secured by the said Deed of Trust, and the holder of said Deed of Trust, having requested the undersigned so to do, on the 20th day of November, 2012, I will during the lawful hours of between 11:00 a.m. and 4:00 p.m., at public outcry, offer for sale and will sell, at the East front door at Courthouse located at 2535 Hwy. 51 South of the DeSoto County Courthouse at Hernando, Mississippi, for cash to the highest bidder, the following described land and property situated in DeSoto County, Mississippi, to-wit:

The following real property situate in County of DeSoto and State of Mississippi, described as follows:

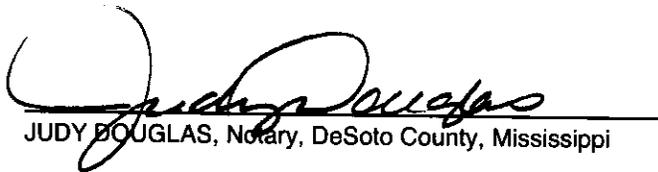
Lot 6, Green River Estates Subdivision, situated in Section 4, T3S, R9W, as shown on Plat Record in Plat Book 16, Page 16 in the Chancery Clerk's Office of DeSoto County, Mississippi.

I will only convey such title as is vested in me as Substitute Trustee.

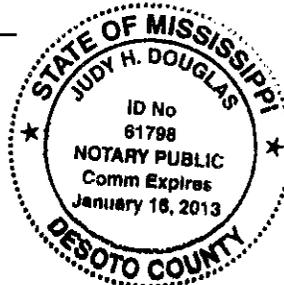
WITNESS MY SIGNATURE, this 3rd day of October, 2012.

John C Morris IV  
Substitute Trustee  
2309 Oliver Road  
Monroe, LA 71201  
(318) 330-9020  
FM/F12-1183

PUBLISH: 10-30-12 / 11-6-12 / 11-13-12

  
JUDY DOUGLAS, Notary, DeSoto County, Mississippi

My commission expires: January 16, 2013



00002954 00016010 318-323-9741

Morris & Associates  
2309 Oliver Road  
Monroe, LA 71201