

State of Mississippi)
Hinds County :
City of Jackson)

Personally appeared before me, the undersigned officer in and for the City, county and state aforesaid, the within named P.H.Eager, Jr., special commissioner, who acknowledged to me that he signed and delivered the foregoing instrument of writing on the day and in the year therein mentioned, and in the capacity therein stated.

Given under my hand and official seal on this the 30 day of November 1920.

(\$.75 fee paid)

(SEAL)

W. S. Wells, Chy., Clk., & Ex officio
Notary Public.

R F Thomas,
By, Tip Ray, Trustee,
To/Spc War
Earl Evans

Filed for record the 24th day of Sept
1921 at 5 o'clock P.M.

Recorded the 26th day of Sept., 1921.

WHEREAS, on the 1st day of December, 1919, R. F. Thomas executed to me as Trustee a deed of trust, which deed of trust is of record in the Chancery Clerk's Office of Madison County, Mississippi, in Record Book BH, on page 120 thereof, to secure an indebtedness described therein to Lee R Hart;

AND WHEREAS, on August 29th, 1921, the indebtedness secured thereby was past due and unpaid, and after the maturity of said notes, and demand for payment, which payment was not made, Earl Evans, the owner and holder of said notes did deliver the same to me, together with the deed of trust, securing same, and request me to execute said trust by a sale of the property therein described;

AND WHEREAS, I did advertise said sale by posting a written notice of the sale of said property at the South Door of the Court House in the City of Canton, Madison County, Mississippi, on the 29th day of August, 1921, which said notice remained so posted until taken down by me on the day and hour of said sale;

AND WHEREAS, I did also have published in the Madison County Herald, a newspaper published in said County, for four consecutive weeks next preceeding the date of said sale, the same being published in said paper in the Issues of Sept. 2nd, Sept. 9th, Sept. 16th and Sept. 23rd, 1921, and did advertise said sale as required by law and the terms of said deed of trust, copies of said notice posted at the Court House Door and proof of publication in said paper being herewith attached as Exhibits "A" and "B" to this instrument.

AND WHEREAS, on the 24 day of September, 1921, the day of said sale, in pursuance of said notice of sale and said deed of trust, before the South door of the Court House, in Canton, Mississippi, at the hour of 11:10 o'clock A.M., I did offer the property hereinafter described for sale at public outcry to the highest bidder, for cash, in the manner and form provided by law, and said deed of trust and notices, when Earl Evans appeared and bid therefor the sum of \$25.00 cash, which was the highest and best bid offered, I did, therefore, knock the same off and sell the same to the said Earl Evans;

AND WHEREAS, the said Earl Evans has paid the said sum of \$25.00, amount of said bid, to me, the receipt of which is hereby acknowledged, and whereas I have fully complied with the law, both precedent and subsequent to said sale, and have credited the amount paid, less the expenses incident to said sale, including Attorney's and Trustee's fees, on the notes of the said R. F. Thomas;

NOW THEREFORE, in consideration of the premises, and the payment of said sum of \$25.00, I, Tip Ray, Trustee, do hereby convey and warrant specially unto the said Earl Evans the following described land, lying and being situate in the County of Madison and State of Mississippi, to wit: -

An undivided 1/2 interest in N $\frac{1}{2}$ SE $\frac{1}{2}$ Sec. 8, Twp.
8, R. 3 E., &
N $\frac{1}{2}$ SW $\frac{1}{2}$ Sec. 9, Twp. 8, R. 3 E.

Said conveyance is made subject to the prior deed of trust existing upon said land.

Witness my signature this September 24th, 1921.

Tip Ray, Trustee.

(\$.50 revenue stamp attached & cancelled)

State of Mississippi)
County of Madison, :
City of Canton.)

Personally appeared before me, Janet Lehmann, a Notary Public, in and for said City, County and State, the within named Tip Ray, Trustee, who acknowledged that he signed, sealed and delivered the foregoing instrument of writing on the day and year therein mentioned.

Given under my hand and official seal on this the 24 day of Sept., 1921.

(SEAL)

Janet Lehman, Notary Public.

Exhibit "A"

Trustee's sale.

I, Tip Ray, Trustee, under the provisions of and by virtue of the authority conferred upon me in a deed of trust made by R. F. Thomas, and wife, Fannie W. Thomas, to me as trustee, on the 1st day of December, 1919, to secure a certain indebtedness to Lee R. Hart, which said Deed of Trust is recorded in Book BH, page 120 in the Chancery Clerk's office of Madison County, Mississippi, the terms of said deed of trust having been broken and Earl Evans, - the owner and holder of the notes secured thereby, having requested me to execute said Trust by a sale of the property, will, on Saturday the 24th day of September, 1921, offer for sale and will sell at Public Auction for cash to the highest