

52
Township Eight, Range Four, East, in Madison County, Mississippi; being the same land as was acquired by said America Dixon in division deed among the heirs of Murray and A. M. Travis recorded in Book U.U.U. page 286 of the land records of said county.

Witness my signature this the 16th day of September, 1925.

The State of Mississippi)

D. C. McCool,
Substituted Trustee

Madison County

) in Chancery Court

Personally appeared before me, the undersigned Notary Public of said County, C. N. Harris, the Publisher of The Madison County Herald, a newspaper published in the City of Canton, in said County and State, who, on oath, says the publication of which the instrument herewith annexed is a true copy, was published in said newspaper as follows:

In Volume 33 number 38 dated Sep. 18, 1925
In Volume 33 number 39 dated Sep. 25, 1925
In Volume 33 number 40 dated Oct. 2, 1925
In Volume 33 number 41 dated Oct. 9, 1925

Signed, C. N. Harris, Publisher

Sworn to and subscribed before me, this the 9th day of Oct., A.D. 1925.

(SEAL) May Belle Harris, Notary Public
My commission expires Feb. 5, 1928.

Posted at South door of the Court House in Canton, Mississippi, on the 16th day of September, 1925.

D. C. McCool, Substituted Trustee.

Sold at 11:30 A.M. October 10, 1925, to J. W. Mead for \$325.00, cash.

D. C. McCool, Substituted Trustee.

Whereas, on the 7th day of January, 1922, Caroline Dixon, and America Dixon executed to J. H. Brown Trustee, a certain deed of trust which is recorded in Book A.X., on page 543, in the Chancery Clerk's office of Madison County, Mississippi; and the said J.H.Brown, Trustee, having refused to act, see Book B.V. pa. 485, the beneficiary in said deed of trust appointed me, D. C. McCool as substituted trustee in the place and stead of the said J.H.Brown, trustee see book B.V. page 485; and whereas, the indebtedness secured thereby was on the 1st day of November, 1923, past due and unpaid; and whereas, I have been requested by the proper authority to execute and enforce said trust by a sale of the property hereinafter described; and whereas, I did write or have printed two notices that I, to execute and enforce said trust, would on the 10th day of October, 1925, between the hours of 11:30 A.M. and 4:30 P.M. o'clock before the South Door of the Court House in Canton, Mississippi, sell at public auction to the highest bidder for cash the property hereinafter described; and whereas, I did post one of said notices on the 16th day of September, 1925, before the South door of the Court House in Canton, Mississippi, which is a convenient public place in said County; and did publish the other in the Madison County Herald, a newspaper published in said County, on September 18th, September 25th, October 2nd, and October 9th, in the year 1925; and whereas, on this the 10th day of October 1925, before said Court House door, at the hour of 11:30 A.M. did offer the said 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 notice, when J.W.Mead appeared and bid therefor the sum of \$325.00 cash, which was the highest bid for cash, and said property was struck off to the said J.W.Mead, and he declared to be the purchaser thereof; and whereas, the said J. W. Mead has paid to me in cash the sum of \$325.00, the amount of said bid, the receipt of which is hereby acknowledged; and whereas, I have fully complied with the law, said deed of trust and notice, both precedent and subsequent to said sale, and I have credited said sum on said debt and expenses of sale; Now, therefore, in consideration of the premises and the payment to me of said purchase money by the purchaser thereof, I, D. C. McCool, Substituted Trustee as aforesaid, do by these presents convey and warrant specially to the said J. W. MEAD all the right, title, interest, claim and demand of the said Caroline Dixon and America Dixon of, in and to the following described land, being, lying and situated in the County of Madison and State of Mississippi, towit:-

25 $\frac{1}{2}$ acres of land off the West side of the SW $\frac{1}{4}$ of NW $\frac{1}{4}$ of Sec. 7, Twp. 8, Rg. 4 East; being the same land as was acquired by America Dixon in division deed among the heirs of Murray & A.M. Travis, recorded in Book U.U.U. page 286, of the land records of said county.

Witness my signature this the 10th day of October, 1925.

D. C. McCool, Substituted Trustee.

(\$50 revenue stamp attached & cancelled)

State of Mississippi)

Madison County)

Personally appeared before me, J. Paul White, Notary Public, within and for Dist. No. One of said County, D. C. McCool, Substituted Trustee, who acknowledged that he signed and delivered the above and foregoing instrument of writing on the day and year therein mentioned, as and for his act and deed and for the purposes and considerations therein expressed.

Given under my hand and official seal this the 10th day of October A.D. 1925.

(SEAL) J. Paul White, Notary Public.
My Com. expires Nov. 26, 1927