

STATE OF MISSISSIPPI
COUNTY OF MADISON.

Personally appeared before me, a Notary Public in and for said County and State, the within named,

CHARLES TROLIO,

who acknowledged that he signed and delivered the foregoing instrument on the day and year therein mentioned.

GIVEN UNDER MY HAND AND OFFICIAL SEAL, this 15th day of June, 1931.
(SEAL) Meta Dinkins, Notary Public.

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John Trolio
By H. B. Benthal, Trustee
To/Trustees Deed
W. B. Wiener

Filed for record the 17th day of June, 1931 at 4:15 o'clock P.M. and
Recorded the 18 day of June, 1931.
Aurie Sutherland, Clerk.
Cammie Parker, D.C.

WHEREAS, on the 1st day of July, 1930, John J. Trolio executed to me, as Trustee, a deed of trust covering the property hereinafter described, to secure the Canton Exchange Bank in an indebtedness therein mentioned, which deed of trust is duly of record in the Chancery Clerk's office of Madison County, Mississippi, in Record Book C.U., at page 402; And,

WHEREAS, on the 19th day of May, 1931, the indebtedness secured by said deed of trust was past due and unpaid, and I was requested by the Canton Exchange Bank, the owner and holder of the notes secured by said deed of trust, to execute said trust by a sale of the property therein described; And,

WHEREAS, on said 19th day of May, 1931, I did advertise the property described in said deed of trust for sale, by posting a written notice of said sale on the bulletin board at the South door of the Court House in Canton, Mississippi, and did also have a copy of said notice published in the Madison County Herald, a newspaper of general circulation in said County, in the issues of May 22nd., May 29th., June 5th., and June 12th., 1931, copy of said notice so posted and proof of publication in said newspaper being attached hereto as Exhibits "A" and "B" to this deed; And,

WHEREAS, in pursuance of said notices, and by virtue of the authority vested in me as Trustee in said deed of trust, I, H. B. BENTHAL, Trustee, did, on this the 15th day of June, 1931, being the day on which said sale was advertised, and at the hour of 11:45 o'clock A.M., at the South door of the Court House in Canton, Mississippi, offer the hereinafter described property for sale, at public outcry, to the highest and best bidder for cash, offering the property for sale separately and then offering all of said property for sale as a whole, when W. B. Wiener appeared and bid therefor the sum of \$3817.74, which bid being the highest and best bid offered, and being more than the aggregate of the bids for the separate properties I did knock said property off and sell the same to said W. B. Wiener for said sum of \$3817.74; And,

WHEREAS, the said purchase price of \$3817.74 has been paid to me by the said W. B. Wiener, and the same has been credited on the notes of said John J. Trolio, after first paying the expenses of said sale; And,

WHEREAS, I have done and performed all things required by law in such cases, and have complied fully with the terms and conditions of said deed of trust, both precedent and subsequent to said sale;

NOW, THEREFORE, I, H. B. BENTHAL, Trustee,
Hereby Convey and Warrant Specially unto said

W. B. WIENER,

for the consideration hereinbefore set out, the following described property, lying and being situated in the City of Canton, Madison County, Mississippi, to-wit:-

Lot No. 4 on the West side of North Union Street in the City of Canton, said County and State, according to the present map of said City prepared by George and Dunlap, being the same lot conveyed to John J. Trolio by H. D. Priestley by his deed dated May 26, 1919, and recorded in Book YYY, page 185 of the Land Deed Records of said County.

Also, one Copeland Refrigerator, Model R, Serial No: 66531.
WITNESS MY SIGNATURE, this 15th day of June, 1931.

H. B. Benthal, Trustee.

STATE OF MISSISSIPPI
COUNTY OF MADISON.

Personally appeared before me, the undersigned authority, duly commissioned and qualified to take and certify acknowledgements in and for said County and State, the within named,

H. B. BENTHAL, Trustee,

who acknowledged that he signed and delivered the foregoing instrument of writing on the day and year therein mentioned, as and for his act and deed.

GIVEN UNDER MY HAND AND OFFICIAL SEAL, this 15th day of June, 1931.
(SEAL) Meta Dinkins, Notary Public.

NOTICE OF TRUSTEE'S SALE.

Notice is hereby given that by virtue of the rights, powers and privileges vested in me as Trustee in that certain deed of trust given by John J. Trolio to me as Trustee on the 1st day of July, 1930, which deed of trust is recorded in Book C.U., at page 402 in the Chancery Clerk's Office of Madison County, Mississippi, the indebtedness secured thereby being past due and unpaid and I having been requested by the owner and legal holder thereof to execute the trusts vested in me by a sale of the property described in said deed of trust, I, H. B. Benthal, Trustee, to execute said trust and to enforce the payment of said indebtedness, will on Monday, the 15th day of June, 1931, within legal hours, at the South door of the Court House in Canton, Madison County, Mississippi, offer for sale and sell at public auction to the highest bidder, for cash, the following described property, lying and being situated in the City of Canton, County of Madison and State of Mississippi, to-wit:

Lot No. 4 on the West side of North Union Street in the City of Canton, said County and State, according to the present map of said City prepared by George and Dunlap, being the same lot conveyed to John J. Trolio by H. D. Priestley by his deed dated May 26, 1919, and recorded in Book YYY, at page 185 of the Land Deed Records of said County.