

The note described herein was transferred to me
& the same has been paid in full & the
lien satisfied this 25th - 1932 at Canton,
Mississippi.

133.

Virgeon Alfred
To } Deed W.D. & V/I
Louise Jones

Filed for Record at 4:30 o'clock P.M., the 24
day of April 1931.
Recorded the 25 day of April 1931.
Aurie Sutherland, Chancery Clerk.
By D.C.

In Consideration of the sum of Seventy-five \$75.00 DOLLARS,
cash in hand paid me by Louise Jones the receipt of which is
hereby acknowledged, and of the further sum of \$55.00 Fifty-five & no/100 DOLLARS,
due me by her as is evidenced by her promissory notes of even date herewith,
due and payable to my order, as follows, viz:

One Note for \$ 55.00 Due April 1, 1931 after date.
One Note for \$ Due after date.

Each of said notes bearing interest after its respective maturity at the rate of six per cent per annum, and fifteen per cent attorney's fees, if placed in the hands of a lawyer for collection after maturity. I, Virgeon Alfred hereby convey and warrant unto the said Louise Jones forever, the following described

City of Canton

real estate, lying and being situated in Madison County, State of Mississippi, to-wit:

Beginning at the Northwest Corner of that Lot that I conveyed to Louise Jones on Feb. 15, 1929 by deed recorded in Book No. 6 on page 593 in the Chancery Clerk's office for said County and which lot she still owns and run thence West 100 feet to an iron stake and then run South 50 feet to an iron stake and then run East 100 feet to the Southwest Corner of said Lot of Louise Jones and then run North 50 feet to the point of beginning.

We have staked out said lot and I have pointed same out to the said Louise Jones. The note described herein has been transferred by me to Minnie C. Powell for a valuable consideration.

Should default be made in the payment of either of said promissory notes when due, then I or my assigns can in my or assigns' option, declare them all due and payable whether so by their terms or not, and sale then can be made of said property as hereinafter provided.

To secure the payment of said notes I and my assigns hereby retain a vendor's lien upon said property and the said Louise Jones by the acceptance of this deed intends to make and acknowledge a lien upon said property in the nature of a mortgage, with power of sale in me or my assigns, and I or my assigns may enforce said lien without recourse to the courts, if there shall be default in the payment of any of said promissory notes, by a sale of said property, before the south door of the Court House in Canton, Mississippi, at public auction, to the highest bidder, for cash, after having given 3 weeks' notice of the time and place of sale, by posting a written or printed notice thereof & by publication as is required by law as in case of sales of land under D.T. at the Court House door in said County and may convey the property so sold to the purchasers thereof by proper instruments of conveyance; and from the proceeds of said sale, I or my assigns, shall first pay the costs and expenses of executing said sale, and second, pay the indebtedness secured and intended to be secured by this deed to the owners thereof; and should any balance remain I or my assigns shall pay it over to the said Louise Jones or his assigns. The said Louise Jones is entitled to the rents and shall pay the taxes on said property for the year 19

WITNESS my signature and seal, this 16th day of January, A.D. 1931.

Virgeon Alfred (Seal)
(Seal)

STATE OF MISSISSIPPI,

Madison County, ss. Personally appeared before me Robert H. Powell, a Notary Public
in and for said County and State, Virgeon Alfred who acknowledged
that he signed, sealed and delivered the foregoing instrument of writing on the day and year therein mentioned; as his act and deed and for the purpose therein expressed.

WITNESS my hand and official seal, this the 16th day of January A.D. 1931.

Robert H. Powell Notary Public.

(SEAL)