

Jerry Scott

To Deed W.D. & V.L.
Lee Scott

Filed for Record at 3:30 o'clock P.M., the 19

day of Dec. 1925.

Recorded the 20 day of Jan 1926

W. B. Jones Chancery Clerk
By H. D. Lane D. C.

In Consideration of the sum of Two Hundred & No/100 DOLLARS,
 cash in hand paid me by Lee Scott the receipt of which is
 hereby acknowledged, and of the further sum of Eight Hundred, seventy-five & 60/100 DOLLARS,
 due me by him as is evidenced by his five promissory notes of even date herewith,
 due and payable to my order, as follows, viz:

One Note for \$ 192.92	Due	One year	after date.
One Note for \$ 184.02	Due	Two years	after date.
One Note for \$ 175.12	Due	Three years	after date.
One Note for \$ 166.22	Due	Four years	after date.
One Note for \$ 157.32	Due	Five years	after date.
One Note for \$	Due		after date.
One Note for \$	Due		after date.
One Note for \$	Due		after date.
One Note for \$	Due		after date.
One Note for \$	Due	(six)	after date.

Each of said notes bearing interest after its respective maturity at the rate of 6 per cent. per annum, and ten per cent. attorney's fees, if placed in the hands of a lawyer for collection after maturity I, Jerry Scott do hereby convey and warrant unto the said Lee S. Scott forever, the following described real estate, lying and being situated in Madison County, State of Mississippi, to-wit:

NW 1/4 Sec. 21, T. 11, R. 4, East.

We, or our, or I, or my assigns may become the Purchaser or Purchasers at any sale made under this deed.

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 Lee Scott 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 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 for sales of land under deed in trust 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 Lee Scott or his assigns. The said Jerry Scott is entitled to the rents and shall pay the taxes on said property for the year 1925.

WITNESS my signature and seal, this 19 day of December, A. D. 1925.

Jerry Scott (Seal)

\$1.00 revenue stamp attached & cancelled) (Seal)

STATE OF MISSISSIPPI,

ss.
City of Canton, Beat #1 Personally appeared before me, S.M. Riddick, Notary Public
in and for said County and State, Jerry Scott 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 19 day of December A. D. 1925

(SEAL) S.M. Riddick, Notary Public