

19827

NOTICE OF REAL ESTATE APPRAISER'S MATERIALMEN'S LIENON PROPERTY OWNED BY CECELIA SHADE

Joel M. Stevenson, Real Estate Appraiser, 2142A Deposit Guaranty Plaza, Jackson, Mississippi, 39201, hereby gives notice, pursuant to Mississippi Code of 1972, Sections 85-7-131 and 85-7-133 et. seq. as amended, that he claims a real estate appraiser's labor and materialmen's lien against the following described property situated in the City of Madison, Madison County, Mississippi, and being more particularly described as follows, to-wit:

"A lot or parcel of land fronting 210.0 feet on the West side of U. S. Highway NO. 51 in the North 1/2 of the Southeast 1/4, Section 8, Township 7 North, Range 2 East, Town of Madison, Madison County, Mississippi, and described as from the intersection of the South line of the Ratliff Tract with the West Right-of-Way line of said Highway, said point of intersection being also described as 977.10 feet East of the 1,241.3 feet North of the Southwest corner of Southeast 1/4, Section 8, Township 7 North, Range 2 East, Madison County, and from said point of intersection run thence North 23 degrees 46 minutes for 1,134.0 feet along the West line of U.S. 51 Highway Right-of-Way to the Southeast Corner of lot being described and point of beginning and running thence North 23 degrees 46 minutes East for 210.0 feet along said Right-of-Way line of Highway to the South line of Public Road, at a point that is 25.0 feet South of the approximate center line of said Public Road, thence running North 89 degrees 35 minutes West for 454.0 feet, thence running South 89 degrees 35 minutes East for 454.0 feet to the point of beginning, and all containing two acres, more or less, in the North 1/2 of the Southeast 1/4, Section 8, Township 7 North, Range 2 East, Madison County, Mississippi."

Tract II

A parcel of land fronting on the West side of U. S. Highway No. 51, containing 12.37 acres, more or less, lying and being situated in Section 8, Township 7 North, Range 2 East, town of Madison, Madison County, Mississippi, and more particularly described as follows:

"Beginning at the NE corner of the Cecilia Ann Shade property conveyed by deed recorded in Deed Book 198 at page 161 in the records of the Chancery Clerk of said County, and run North 66 degrees 20 feet West along the north line of said Shade property for 562.0 feet to a point on a fence line; thence N 18 degrees 10 feet East along said fence for 50.8 feet to a fence corner; thence N 73 degrees 05 feet W along the existing fence for 448.41 feet to a point on the east margin of the Madison-Canton Road; thence N 31 degrees 17 feet E along the east margin of said road for 445.21 feet to point; thence curving to the right along said road's east margin (having a chord of N 49 degrees 55 feet E for 109.47 feet) to a point on the south margin said road; thence N 84 degrees 25 feet E along said road's south margin for 356.40 feet to a point; thence S 87 degrees 10 feet E along said road's south for 189.45 feet to the NW Corner of the Cecilia Ann Shade property, being 2 acres conveyed by deed record in Deed Book 198 at Page 155 in the records of the Chancery Clerk of said county; thence S 23 degrees 46 feet W for 210.0 feet to the SW corner of said 2 acres; thence S 89 degrees 35 feet E for 454.0 feet to the SE corner of said 2 acres, said SE corner also on the west R.O.W. line of said Highway No. 51; thence S 23 degrees 40 feet W along said R.O.W. line for 485.14 feet to the NE corner of the William Daniel (Bill) Ratliff, III property conveyed by deed recorded in Deed Book 227 at Page 130 in the records of the Chancery Clerk of said county; thence N 70 degrees 35 feet W for 532.0 feet to said Ratliff's NW corner; thence S 23 degrees 40 feet W for 164.21

feet to said Ratliff's SE corner, said SE corner also being on the west R.O.W. line of said Highway NO. 51; thence S 23 degrees 40 feet W along said R.O.W. line for 98.75 feet to the point of beginning.

Tract III

8 acres fronting on the W side of U. S. Highway 51 North in the SE 1/4 of Section 8, Township 7 North, Range 2 East.

This real estate appraiser's Materialmen and Labor Lien arises by virtue of certain real estate appraisal work in the form of "Market Valuation" as it pertains to the above described property. Joel M. Stevenson claims a real estate appraiser's Materialmen and Labor Lien under Code Sections 85-7-131 and 85-7-133 et. seq. for the sum of \$556.00.

WITNESS my signature this the 13th day of April, 1989.

Joel M. Stevenson
Joel M. Stevenson, MAI

STATE OF MISSISSIPPI
COUNTY OF HINDS

Personally appeared before me, the undersigned authority in and for the aforesaid county and state, Joel M. Stevenson, Real Estate Appraiser, who acknowledged that he signed and delivered the above foregoing Notice of Real Estate Appraiser's Materialmen's lien on the day and year therein shown.

SWORN to and subscribed before me this the 13th day of April, 1989.

Margaret L. Hayter
NOTARY PUBLIC

My Commission Expires: My Commission Expires June 22, 1992



STATE OF MISSISSIPPI, County of Madison:

I certify that the within instrument was filed for record in my office this 17 day of April, 1989, at 9:00 o'clock a M., and was duly recorded on the APR 17 1989, Book No. 6, Page 267.

BILLY V. COOPER, CHANCERY CLERK BY: L. Gregory D.C.