

The State of Mississippi, Madison County.

This day personally appeared before me, the undersigned, Justice of Peace, in and for said County, the within named Mrs. D. Williams Burgess who acknowledged that she signed and delivered the foregoing instrument on the day and year mentioned.

Given under my hand and seal of office this 12 day of November, 1930.

(NO SEAL)

D. M. Dukes
Justice of Peace.

Charles S. Gilpin
Mayme Lee Gilpin
By Tip Ray Trustee
To/Trustees Deed
The Federal Land Bank of New Orleans

Filed for record the 8th, day Dec.,
1931, at 11:30 O'clock A. M., and
Recorded the 8th, day Dec., 1931.

Aurie Sutherland, Chancery Clerk
By

Whereas, on the 1st, day of December, 1926, Charles S. Gilpin and wife, Mayme Lee Gilpin, executed to the undersigned, as Trustee, for the benefit of The Federal Land Bank of New Orleans, New Orleans, Louisiana, a certain deed of trust on the hereinafter described property, which deed of trust is recorded in the Office of the Chancery Clerk of Madison County, at Canton, Mississippi, in Record Book C. E., page 180, to secure an indebtedness therein described, and,

Whereas, default has been made in the performance of the conditions of said deed of trust and in the payment of the said indebtedness as it became due, and,

Whereas, the entire indebtedness secured thereby has been declared due and payable, and,

Whereas, the undersigned has been directed to execute the trust therein contained and to sell said property under the provisions of said deed of trust for the purpose of raising said secured and unpaid indebtedness, including attorney's fees, and,

Whereas, the undersigned, in strict accordance with the terms of the deed of trust aforesaid, and the law of the State of Mississippi, did advertise said sale in the Madison County Herald, a newspaper published in the Town of Canton, Madison County, Mississippi, on the following described dates to-wit: The 13th, day of November, 1931, the 20th, day of November, 1931, the 27th, day of November, 1931, and the 4th, day of December, 1931, which is more fully shown by the original proof of publication, hereto, attached as Exhibit "A" to this deed and made a part hereof, the same as if fully copied herein in words and figures, and by posting on the 10th day of November, 1931, a copy of said notice on the bulletin board of the Courthouse of Madison County, at Canton, Mississippi, strictly as required by law and by the terms of the deed of trust aforesaid which is more fully shown by the original affidavit of the undersigned, setting forth and exact copy of the notice so posted, and showing the time, place and manner of posting said notice hereto attached as Exhibit "B" to this deed, and made a part hereof, the same as if fully copied herein in words and figures, and,

Whereas said notice of sale fixed the 7th, day of December, 1931, as the date of sale and the Court House of Madison County, at Canton, Mississippi, as the place of sale, and within legal hours as the time of sale, and,

Whereas, on the day aforesaid, and at the place aforesaid within legal hours, the undersigned, did offer for sale, strictly according to the terms of said deed of trust, and as required by law, the land hereinafter described, and received, and then there a bid from the Federal Land Bank of New Orleans, in the sum of Seven Thousand Three Hundred Forty Eight & No/100 Dollars, which was the highest and best bid therefor, and,

Whereas, the land hereinafter described was by said Trustee declared sold to said party at and for said bid, said advertisement and sale having in all manner, form and procedure been had, done and conducted strictly in compliance with all of the requirements of said deed of trust, and of the law;

Now, therefore, in consideration of the premises, and the sum of Seven Thousand Three hundred Forty Eight & No/100 Dollars, cash, in hand, paid, the receipt of which is hereby acknowledged I, Tip Ray, as trustee, do hereby sell and convey unto the Federal Land Bank of New Orleans, the following described property, located in Madison County, Mississippi, to-wit:

South half of Section 1; North half and Southeast quarter of Section 2; Northeast quarter of Section 11; north half of section 12; all in township 8, range 3, east. Containing 1280 acres, more or less.

Less and Except:

"All of the NE $\frac{1}{4}$ of Section 11, which lies south and west of the center of the Public Road, which runs through the said NE $\frac{1}{4}$ at present, containing 141.04 acres and also tract of land in the SE $\frac{1}{4}$ of Sec. 2, described as: Beginning at the northwest corner of the SW $\frac{1}{4}$ of SE $\frac{1}{4}$ of the said Sec. 2, and run thence South 19.87 chains to the North line of Sec. 11, thence East 25.00 chains to the center of the public road, thence northeasterly along the center line of the said road about 9.0 chains to a stake, where a pasture fence intersects the east side of said road, thence along the said pasture fence at a general angle of north 15 degrees 10 minutes west 12.80 chains to a point .92 chains west and 1.27 chains north of the Northeast corner of the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of Sec. 2, thence West 6.13 chains, thence South .20 chains to the center of the public road, thence west along the center of said road 12.95 chains to the one half section line, thence south 1.07 chains to the point of beginning, containing 46.67 acres, all in Twp. 8, Range 3 East, Madison County, Mississippi, containing in all 187 acres, more or less.

This sale made by me as Trustee only and without warranty of any kind whatsoever.

Witness my signature this the 7th, day of December, 1931.

Tip Ray, Trustee