

The vendor's lien reserved in this deed is
hereby satisfied and cancelled in full
This March 12th 1928
Attest: W.B. Jones, Clerk, R.F. Beck

By W.B. Sutherland, Esq.

R. F. Beck	Filed for Record at 3:30 o'clock P M, the 9th
W.D. & V.L.	day of Dec 1925
To Deed	Recorded the 24 day of Dec 1925
Ed Dickerson	Chancery Clerk
\$800.00 at 6%	By D. C.

In Consideration of the sum of One Hundred DOLLARS,
cash in hand paid me by Ed. Dickerson the receipt of which is
hereby acknowledged, and of the further sum of Ten Hundred, forty-one & 50/100 DOLLARS,
due me by him as is evidenced by his six promissory notes of even date herewith,
due and payable to my order, as follows, viz:

One Note for \$ 101.50	Due March 9, 1926	after date.
One Note for \$ 204.00	Due Nov. 9, 1926	after date.
One Note for \$ 198.40	Due Nov. 9, 1927	after date.
One Note for \$ 188.80	Due Nov. 9, 1928	after date.
One Note for \$ 179.20	Due Nov. 9, 1929	after date.
One Note for \$ 169.60	Due Nov. 9, 1930	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.

Each of said notes bearing interest after its respective maturity at the rate of six per cent. per annum, and 15 per cent. attorney's fees, if placed in the hands of a lawyer for collection after maturity I, R.F. Beck do hereby convey and warrant unto the said Ed. Dickerson forever, the following described real estate, lying and being situated in Madison County, State of Mississippi, to-wit:

10 acres of land in SW^{1/4} Sec. 20, T. 9, R. 3, East, described as beginning at a point 13.50 chains east of SW Corner of said Sec. 20, and running thence North 11.11 chains, thence East 9.0 chains, thence S: 11.11 chs. thence W. 9.0 chains to the point of beginning, the same being 10 acres off of the South end of Lot 4 of the Estate of John D. Hart, as set out and described in Chancery Cause No. 2115 in the report of the Commissioners, and final decree in Minute Book 4, on page 611 and recorded in Land record Book AAA on pages 226 et seq., in the Chancery Clerk's office for said County, reference to which being had, will more fully appear.

It is understood and agreed that the said Dickerson may pay any or all of the above notes at any interest paying period and in case he should do so, all unearned interest shall be deducted.

The above property is not my homestead.

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 Dickerson 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 lands 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 Dickerson or his assigns. The said Beck is entitled to the rents and shall pay the taxes on said property for the year 1925.

WITNESS my signature and seal, this 9th day of December, A. D. 1925.
\$1.00 stamp attached & cancelled)

R. F. Beck

(Seal)

(Seal)

STATE OF MISSISSIPPI,

Madison County, ss. Personally appeared before me Robert H. Powell, Notary Public of Canton, in and for said County and State, R.F. Beck 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 9th day of December, A. D. 1925.
(SEAL) Robert H. Powell, Notary Public.