

**Instrument # 305760**

Filed/Recorded 08/18/2020 04:32 P
20 Pages Recorded
Becky Buie, Chancery Clerk
Pike County Mississippi

Chancery Clerk's Conveyance
Land Sold for Taxes
(Title 39, Div 10, Mississippi Code 1942. As Amended)

The State of Mississippi
County of Pike

49006

Be it known that GWENDOLYN J NUNNERY, Tax Collector of said
County of Pike, did on the 28TH day of AUGUST A.D., 2017
according to law, sell the following described land, situated in said
county and assessed to STRICKLAND HERBERT EST to wit:

Description of Land:

E PT LOTS 1-3 S OF DITCH BLK 36 MILLS ADD MAGNOLIA
ZN:X- 28113C0/115C
Parcel No: 300271- S-T-R: 12-02 -07 PPIN: 625 YR 2016
Deed Book 171 Page 0276

For the taxes assessed thereon for the year, A.D., 2016, when
HAPPY TRAILS ACQUISITIONS LLC became the best bidder therefore, at
and for the sum of 72.97 dollars and the same not having been redeemed
I therefore sell and convey said above described land to the said
HAPPY TRAILS ACQUISITIONS LLC 483 AIRPORT RD
NATCHEZ, MS 39120

Given under my hand and official seal of said office, this 18TH day of
AUGUST A.D., 2020.

Becky Buie
Chancery Clerk

by Bob Johnson

The State of Mississippi
County of Pike

Personally appeared before me, the undersigned authority of law in and
for the county and state aforesaid, the within named
BECKY BUIE, CHANCERY CLERK
in and for the said county and state, who acknowledged that he signed
and delivered the foregoing instrument on the day and year therein
mentioned.

Given under my hand and official seal of office at my office at
MAGNOLIA, Mississippi, this 18TH day of AUGUST A.D., 2020.

Roger Shaws By J. P. Brown
CLERK CIRCUIT COURT

Pike County, Mississippi

County actual postage fee (Section 27-43-3)	53.35
Publishers fee (if paid by county) (Section 25-7-21)	3.00
Served 1st Sheriff Notice (Section 27-43-3)	70.00
Served 2nd Sheriff Notice (Section 27-43-3)	
Identify record owners (Section 27-43-3)	50.00
Recording list, each subdivision (Section 25-7-21(4)(a))	1.00
Issue 1st sheriffs notice (Section 27-43-3)	4.00
Mail 1st owners notice (Section 27-43-3)	6.00
Issue 2nd sheriffs notice (Section 27-43-3)	
Mail 2nd owners notice (Section 27-43-3)	2.50
Issue each lienor notice (Section 27-43-11)	
Recording each conveyance (Section 25-7-21(4)(d))	10.00
Abstracting each subdivision (Section 25-7-21(4)(e))	1.00
Certify amount to redeem (Section 25-7-9(1)(a))	1.00
Certify release from sale (Section 25-7-9(1)(a))	1.00
Redemption fee 3% x line 32 (Section 25-7-21(4)(f))	6.09
TOTAL (to be collected from purchaser) Charge against said land	208.94

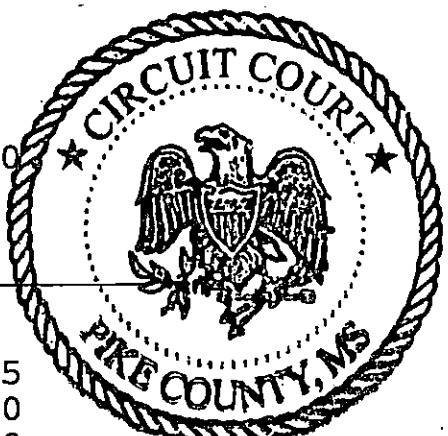
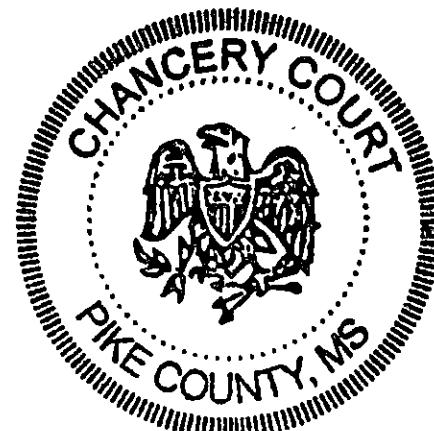
Grantor: Preparer
BECKY BUIE, CHANCERY-CLERK
P O BOX 309
MAGNOLIA, MS 39652

601.783-3362

Grantee:
HAPPY TRAILS ACQUISITIONS LLC
483 AIRPORT RD
NATCHEZ, MS 39120
601-442-8224

Indexing Instructions:

E PT LOTS 1-3 S of ditch Blk 36
mills Add Magnolia



STRICKLAND HERBERT EST
PPIN: 625 ENTRY:
PARCEL: 300271-
YEAR: 2016

First Tax Sale Affidavit

LandOwner:

PPIN: 625

Parcel No. 300271

TAX YEAR: 2016 Courtesy Notice:
11/2017

Grantor	Grantee	Inst Type	Date Filed	Deed Reference	Maturity Date	Land Description	Comments
Howard Givens	Herbert Strickland	WD	1-25-71	171-276		50' off east end lot 1, 2, 3, 4 5 of ditch sq 36 Magnolia	Mobile: ✓ H/E: ✓ LRAPP: ✓ L/R Receipts MV: Prev. Tax Redemp. Forf. for '15 NO TXD Reg AS of 1-24-19
							Court: ✓
							Federal Tax Liens ✓
							Construction Liens ✓
							LIS PENDENS ✓
							Obits:
							Mapping Change Form: ✓
							Accurate Website: ✓

Landowner Notices

1 st Landowner Notice	2 nd Landowner Notice	1 st Sheriff Notice	2 nd Sheriff Notice
3.4.19 PPIN 625 STRICKLAND HERBERT EST C/O YVONNE STRICKLAND 110 E AMITE ST OSYKA, MS 396578400 unclaimed 3.25.19	6.17.19 PPIN 625 STRICKLAND HERBERT EST C/O YVONNE STRICKLAND 110 E AMITE ST OSYKA, MS 396578400 Rec by Lauren Broadway 7-8-19	3.4.19 Pike PPIN 625 STRICKLAND HERBERT EST C/O YVONNE STRICKLAND 110 E AMITE ST OSYKA, MS 396578400 Posted on door 3.19.19	
3.4.19 PPIN 625 STRICKLAND HERBERT EST C/O DARLENE DANIELS 323 BRAMLETT MEADOWS DR DOUGLASSVILLE, GA 301347486 Not delivered			
3.4.19 PPIN 625 STRICKLAND HERBERT EST C/O DERRICK KEITH STRICKLAND 1860 FOX RUN DR APT 2 LAKE CHARLES, LA 706056427 INSUF. Address 3-18-19			
3.4.19 PPIN 625 STRICKLAND HERBERT EST C/O DAVID STRICKLAND 3065 CHARLIE RHODUS RD 1 MAGNOLIA, MS 396528915 Rec'd by David Strickland 3-12-19		3.4.19 Pike PPIN 625 STRICKLAND HERBERT EST C/O DAVID STRICKLAND 3065 CHARLIE RHODUS RD 1 MAGNOLIA, MS 396528915 Posted on door 3.20.19	
3.4.19 PPIN 625 STRICKLAND HERBERT EST C/O GEORGIA M STRICKLAND 4521 RIDGE MILL TER 59 DOUGLASSVILLE, GA 301354135 Rec'd by Georgia Strickland 3-8-19			

Landowner Notices

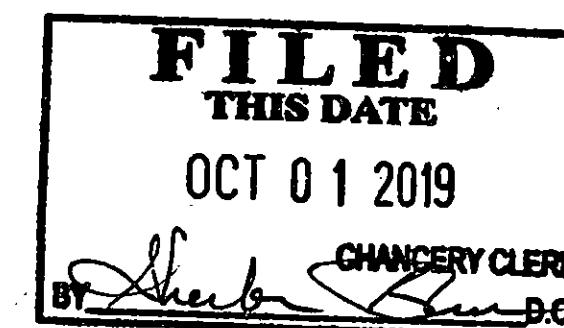
1 st Landowner Notice	2 nd Landowner Notice	1 st Sheriff Notice	2 nd Sheriff Notice
3-4-15 PPIN 625 STRICKLAND HERBERT EST C/O JERRY STRICKLAND 1853 WOODMONT PL SE WASHINGTON, DC 200203696 <i>not delivered</i>			

Clerk's First Affidavit

I, Becky Buie, Chancery Clerk of Pike County, Mississippi, having been sworn, state under oath, the actions noted on preceding page were taken to notify owners and lien holders on referenced property. This the 1st day of October, 2019.

Becky Buie
Becky Buie, Chancery Clerk

By: Shelton Blue D. C.

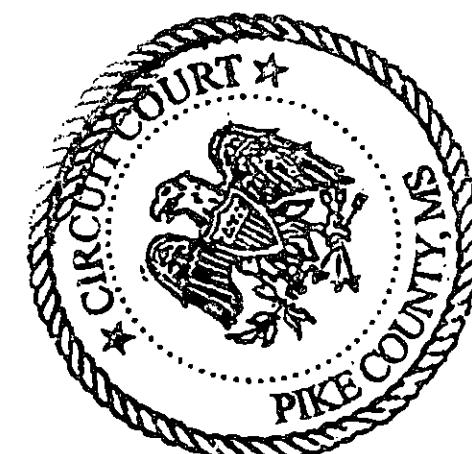


Sworn to and subscribed before me this the 1st day of October, 2019.

Roger Graves
Roger Graves, Circuit Clerk

By D. C. Hill D. C.

My Commission Expires 01-02-2020



PIKE COUNTY, MISSISSIPPI

Clerk's Second Tax Sale Affidavit

Tax Year: 2016 Date of Tax Sale: 8/28/2017 Parcel No: 300271 PPIN No: 625

Property Owner's Name & Address
(As Assessed on 2016 land roll):
STRICKLAND HERBERT EST
PO BOX 381
OSYKA MS 39657 0381

Property Address: 175 HOLLY ST E

Property Description from Tax Records: E PT LOTS 1-3 S OF DITCH BLK 36
MILLS ADD MAGNOLIA

In accordance with Section 27-43-3 of the Mississippi Code of 1972, I, Becky Buie, Chancery Clerk of Pike County, MS, having been sworn, state under oath the following:

Newspaper Publication: July 10, 2019

Courtesy Cards: November 2017

Mortgage/Lien holders:

<u>Mortgage/Lien holder</u>	<u>Date Received</u>	<u>Signed By:</u>	<u>Returned By PO</u>
None Found			

Landowner Notices:

<u>Landowners</u>	<u>Date received</u>	<u>Signed by</u>	<u>Returned By PO</u>	<u>Reason</u>
3/4/19 Yvonne Strickland 110 E Amite St Osyka, MS 396578400			3/25/19	unclaimed
3/4/19 Darlene Daniels 323 BRAMLETT MEADOWS DR DOUGLASVILLE GA 30134 7486				Not delivered
3/4/19 Derrick Keith Strickland 1860 Fox Run Dr Apt 2 Lake Charles, LA 70605 6427			3/18/19	Insuf address
3/4/19 David Strickland 3065 Charlie Rhodus Rd 1 Magnolia, MS 39652 8915	03/12/19	David Strickland		
3/4/19 Georgia M Strickland 4521 Ridge Mill Ter 59 Douglasville, GA 30135-4135	03/08/19	Georgia Strickland		

<u>Landowners</u>	<u>Date received</u>	<u>Signed by</u>	<u>Returned By PO</u>	<u>Reason</u>
3/04/19 Jerry Strickland 1853 Woodmont PL SE Washington, DC 20020-3696			Letter not returned by P.O.	Not delivered
6/17/19 Yvonne Strickland 110 E Amite St Osyka, MS 396578400	7/8/19	Lauren Broadway		

Sheriff Returns:

<u>Person to be Served:</u>	<u>County</u>	<u>Returned Date</u>	<u>Served</u>	<u>Reason</u>
3/4/19 Yvonne Strickland 110 E Amite St Osyka, MS 396578400	Pike	03/19/19	Posted on door	
03/04/19 David Strickland 3065 Charlie Rhodus Rd 1 Magnolia, MS 39652 8915	Pike	03/20/19	Posted on door	

Notes:

11/30/17 Herbert Strickland died 9/3/2007

Heirs: Yvonne Strickland, wife

Hubert Strickland, son
Thelmon Strickland, son
Derrick Strickland, Son
Georgia Pearl Hill, daughter
David Strickland, son
Jerry Strickland, son
Georgia Marie Strickland, daughter
Darlene Y Daniels, daughter

5/2/18 found new address on Yvonne Strickland on accourtnt sb

Notice sent to Thelmon Strickland, 5901 Merrill, Chicago IL was returned unclaimed. Found on accourtnt that this address was valid from Dec 2015 thru Dec 2016. Unable to find new address for Thelmon Strickland. sb

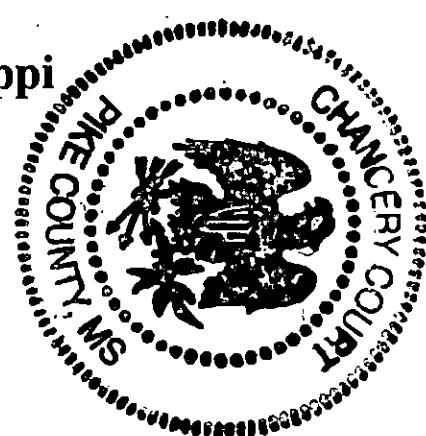
Researched Ownership Using Following Records: Mark with an X to indicate:

Abstract Records	<input checked="" type="checkbox"/>	Obituaries	<input checked="" type="checkbox"/>	Prior Tax Sales	<input checked="" type="checkbox"/>	911 Records	<input checked="" type="checkbox"/>
Internet	<input checked="" type="checkbox"/>	Prior Redemptions	<input checked="" type="checkbox"/>	Telephone Book		Voter's Reg.	<input checked="" type="checkbox"/>
Court	<input checked="" type="checkbox"/>	UCC	<input checked="" type="checkbox"/>	Federal Tax Lien	<input checked="" type="checkbox"/>	Construction Liens	<input checked="" type="checkbox"/>
Lis Pendens	<input checked="" type="checkbox"/>	Mobile Homes	<input checked="" type="checkbox"/>	Accrint Web-site	<input checked="" type="checkbox"/>		

I, Becky Buie, Chancery Clerk of Pike County, Mississippi, having been sworn, state under oath, the actions noted were taken to notify owners and lien holders on referenced property. This the 1st day of October, 2019.

Becky Buie, Chancery Clerk, Pike County, Mississippi

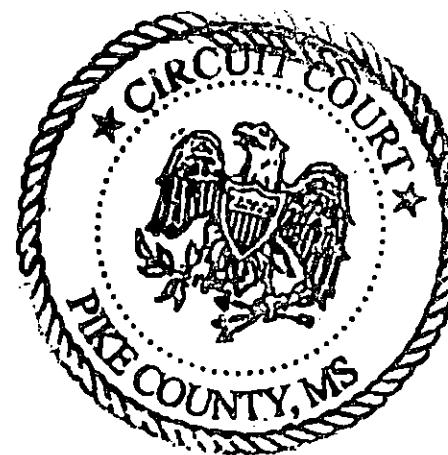
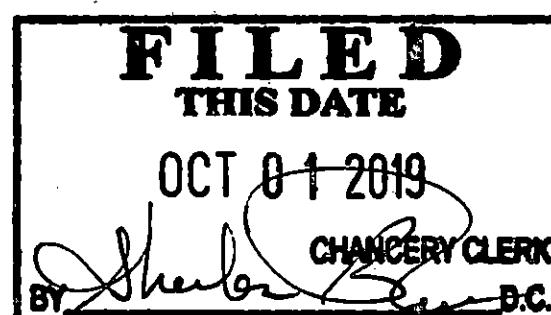
By: Shelby Buie D. C.



Sworn to and subscribed before me this 1st day of October, 2019.
Roger Graves, Circuit Clerk

By: Roger Graves

My Commission Expires: 1-2-20



USPS CERTIFIED MAIL™

Pike County Chancery Clerk
Becky Buie
P O Box 309
Magnolia MS 39652

US POSTAGE AND FEES PAID
FIRST-CLASS
Mar 04 2019
Mailed from ZIP 34747
1 oz First-Class Mail Letter



071S00777793

USPS CERTIFIED MAIL



9414 8108 9876 5029 9296 29

C/O DERRICK KEITH STRICKLAN
STRICKLAND HERBERT EST
1860 FOX RUN DR APT 2
LAKE CHARLES LA 70605-6427

6,625

USPS CERTIFIED MAIL

Pike County Chancery Clerk
Becky Buie
P O Box 309
Magnolia MS 39652

US POSTAGE AND FEES PAID
FIRST-CLASS
Mar 04 2019
Mailed from ZIP 34747
1 oz First-Class Mail Letter



071S00777793

USPS CERTIFIED MAIL



9414 8108 9876 5029 9296 05

C/O YVONNE STRICKLAND
STRICKLAND HERBERT EST
110 E AMITE ST
OSYKA MS 39657-8400



4,625

NIXIE 198 DE 1846 00005/24/18
NO SIGNAL TO FORWARD
UNABLE TO FORWARD

NSN 3965 2 0309 8066 82766 24 27

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

PPIN 625
STRICKLAND HERBERT EST

C/O YVONNE STRICKLAND
110 E AMITE ST
OSYKA, MS 396578400



9590 9402 4557 8278 4903 86

2. Article Number (Transfer from service label)

7014 3490 0000 5874 5528

PS Form 3811, July 2015 PSN 7530-02-000-9053

COMPLETE THIS SECTION ON DELIVERY**A. Signature**

Lauren Broadway Agent
 Addressee

B. Received by (Printed Name)

Lauren Broadway C. Date of Delivery

D. Is delivery address different from item 1? Yes
If YES, enter delivery address below: No

JUL 08 2019

3. Service Type

- Priority Mail Express®
- Registered Mail™
- Registered Mail Restricted Delivery
- Certified Mail®
- Certified Mail Restricted Delivery
- Collect on Delivery
- Collect on Delivery Restricted Delivery
- Collect on Delivery Restricted Delivery (\$500)
- Return Receipt for Merchandise
- Signature Confirmation™
- Signature Confirmation Restricted Delivery

Domestic Return Receipt

Certified Mail Electronic Delivery Confirmation™

USPS CERTIFIED MAIL

Pike County Chancery Clerk
Becky Buie
P O Box 309
Magnolia MS 39652

US POSTAGE AND FEES PAID
FIRST-CLASS
Mar 04 2019
Mailed from ZIP 34747
1 oz First-Class Mail Letter



071S00777793

USPS CERTIFIED MAIL



9414 8108 9876 5029 9296 50

C/O JERRY STRICKLAND
STRICKLAND HERBERT EST
1853 WOODMONT PL SE
WASHINGTON DC 20020-3696



Reference	9, 625
USPS #	9414810898765029929650
USPS Mail Class	Certified with Return Receipt (Signature)
USPS Status	This is a reminder to arrange for redelivery of your item or your item will be returned to sender.
USPS History	Notice Left (No Authorized Recipient Available), 03/07/2019, 4:20 pm, WASHINGTON, DC 20020 Out for Delivery, March 7, 2019, 9:53 am, WASHINGTON, DC 20020 Sorting Complete, March 7, 2019, 9:43 am, WASHINGTON, DC 20020 Arrived at Unit, March 7, 2019, 8:28 am, WASHINGTON, DC 20020 Arrived at USPS Regional Destination Facility, 03/06/2019, 12:35 pm, WASHINGTON DC DISTRIBUTION CENTER In Transit to Next Facility, 03/06/2019 In Transit to Next Facility, 03/05/2019 Arrived at USPS Regional Origin Facility, 03/04/2019, 11:16 pm, ORLANDO FL DISTRIBUTION CENTER Accepted at USPS Origin Facility, March 4, 2019, 10:01 pm, KISSIMMEE, FL 34747 Shipment Received, Package Acceptance Pending, March 4, 2019, 4:02 pm, KISSIMMEE, FL 34747 Shipping Label Created, USPS Awaiting Item, March 1, 2019, 5:03 am, KISSIMMEE, FL 34747

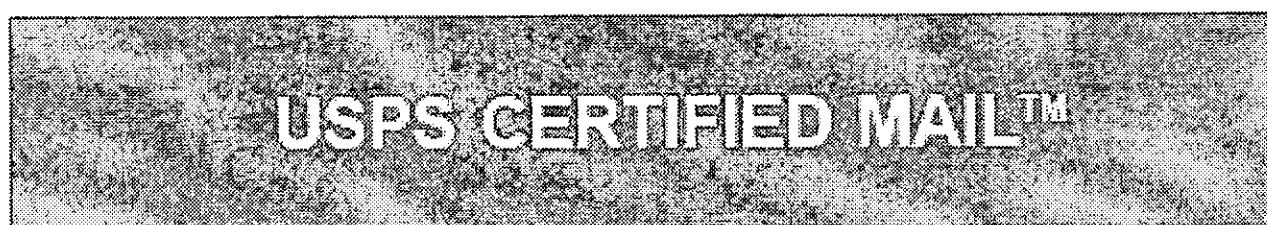
Electronic Delivery Confirmation Report © 2019 Certified Mail Envelopes, Inc. All rights reserved.

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Date Verified: 04/29/2019 (UTC)

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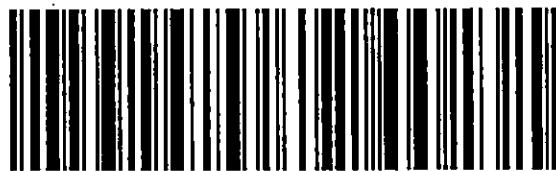
Pike County Chancery Clerk
Becky Buie
P O Box 309
Magnolia MS 39652

US POSTAGE AND FEES PAID
FIRST-CLASS
Mar 04 2019
Mailed from ZIP 34747
1 oz First-Class Mail Letter



071S00777793

USPS CERTIFIED MAIL



9414 8108 9876 5029 9296 12

C/O DARLENE DANIELS
STRICKLAND HERBERT EST
323 BRAMLETT MEADOWS DR
DOUGLASVILLE GA 30134-7486



Reference	5, 625
USPS #	9414810898765029929612
USPS Mail Class	Certified with Return Receipt (Signature)
USPS Status	Your package will arrive later than expected, but is still on its way. It is currently in transit to the next facility:
USPS History	In Transit to Next Facility, 03/10/2019 In Transit to Next Facility, 03/09/2019 In Transit to Next Facility, 03/08/2019 Departed USPS Regional Destination Facility, 03/07/2019, 11:48 pm, ATLANTA GA DISTRIBUTION CENTER Arrived at USPS Regional Destination Facility, 03/07/2019, 12:32 am, ATLANTA GA DISTRIBUTION CENTER In Transit to Next Facility, 03/06/2019 In Transit to Next Facility, 03/05/2019 Arrived at USPS Regional Origin Facility, 03/04/2019, 11:16 pm, ORLANDO FL DISTRIBUTION CENTER Accepted at USPS Origin Facility, March 4, 2019, 10:01 pm, KISSIMMEE, FL 34747 Shipment Received, Package Acceptance Pending, March 4, 2019, 4:02 pm, KISSIMMEE, FL 34747 Shipping Label Created, USPS Awaiting Item, March 1, 2019, 5:03 am, KISSIMMEE, FL 34747

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Date Verified: 04/29/2019 (UTC)



March 9, 2019

Dear Reference 8 625:

The following is in response to your request for proof of delivery on your item with the tracking number:
9414 8108 9876 5029 9296 43.

Item Details

Status: Delivered, Left with Individual
Status Date / Time: March 8, 2019, 1:19 pm
Location: DOUGLASSVILLE, GA 30135
Postal Product: First-Class Mail®
Extra Services: Certified Mail™
Recipient Name: Return Receipt Electronic
STRICKLAND HERBERT EST

Shipment Details

Weight: 1.0oz

Recipient Signature

Signature of Recipient:

Address of Recipient:

Note: Scanned image may reflect a different destination address due to Intended Recipient's delivery instructions on file.

Thank you for selecting the United States Postal Service® for your mailing needs. If you require additional assistance, please contact your local Post Office™ or a Postal representative at 1-800-222-1811.

Sincerely,
United States Postal Service®
475 L'Enfant Plaza SW
Washington, D.C. 20260-0004



March 13, 2019

Dear Reference 7 625:

The following is in response to your request for proof of delivery on your item with the tracking number:
9414 8108 9876 5029 9296 36.

Item Details

Status:	Delivered
Status Date / Time:	March 12, 2019, 11:00 am
Location:	MAGNOLIA, MS 39652
Postal Product:	First-Class Mail®
Extra Services:	Certified Mail™ Return Receipt Electronic
Recipient Name:	STRICKLAND HERBERT EST

Shipment Details

Weight:	1.0oz
----------------	-------

Recipient Signature

Signature of Recipient:

Address of Recipient:

Note: Scanned image may reflect a different destination address due to Intended Recipient's delivery instructions on file.

Thank you for selecting the United States Postal Service® for your mailing needs. If you require additional assistance, please contact your local Post Office™ or a Postal representative at 1-800-222-1811.

Sincerely,
United States Postal Service®
475 L'Enfant Plaza SW
Washington, D.C. 20260-0004

STATE OF MISSISSIPPI
Pike County Chancery Clerk
P O BOX 309
MAGNOLIA, MS 39652

1000

NOTICE OF FORFEITURE TO LAND OWNERS
PPIN/YR 625 2016 Notice 122397 21 Batch 729

TO: STRICKLAND HERBERT EST
C/O DAVID STRICKLAND
3065 CHARLIE RHODUS RD 1
MAGNOLIA, MS 39652 8915

You will take notice that
E PT LOTS 1-3 S OF DITCH BLK 36 MILLS ADD MAGNOLIA
ZN:X- 28113C0/115C
MILLS ADD 72C12-3 12-2-7
BLOCKS 35-41 & 43-46 & 51-55
DEED BOOK 171 PAGE 0276 01/25/1971
S/T/R 12 -02 -07 BLOCK 36
PARCEL: 300271-
RECEIPT NUMBER: 22927
assessed to you or supposed to be owned by you, was, on August 28th, 2017
sold to HAPPY TRAILS ACQUISITIONS LLC for the county taxes of 2016
and that the title to said land will become absolute in
HAPPY TRAILS ACQUISITIONS LLC
unless redemption from said tax sale be made by 5:00 o'clock p.m.
on or before August 28th, 2019.
IF ANY QUESTIONS, CALL CHANCERY CLERK OFFICE AT 601-783-3362
NO PERSONAL CHECKS--MUST BE CASH, MONEY ORDER OR CASHIER CHECK

Witness my hand and seal of office, this the 4th day of March, 2019.

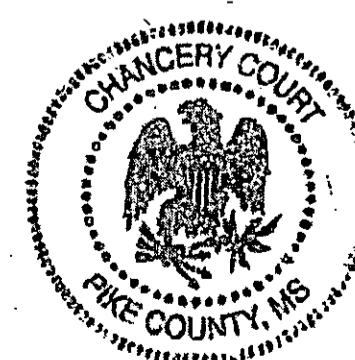
BECKY BUIE
CHANCERY CLERK

By: SHERLON BLUE , D.C.

Sheriff County 57

Becky Buie

Becky Buie
Chancery Clerk



Return

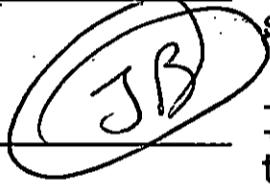
State of Mississippi
County of Pike

PPIN 625 Year 2016
Parcel 300271-
STRICKLAND HERBERT EST
C/O DAVID STRICKLAND
3065 CHARLIE RHODUS RD 1
MAGNOLIA, MS 39652 8915

I served this Notice on the _____ day of _____, _____
by handing a true copy of notice to: _____.

I was unable to find _____ within PIKE
county. I served this notice on the _____ day of _____,
at the residence of said _____, by handing a true
copy of the notice to _____, who is the spouse or
other person above the age of 16 in his/her family.

I was unable to find either _____ or his/her
spouse or another person in his/her family above the age of 16.


I was unable to find David Strickland. I posted a true copy of
the notice on a door of the reputed owner's usual abode.

This the 20th day of March 2019.

Sheriff
by: Blake P. JI
Deputy Sheriff

STATE OF MISSISSIPPI
~~Pike~~ County Chancery Clerk
P O BOX 309
MAGNOLIA, MS 39652

689

NOTICE OF FORFEITURE TO LAND OWNERS

TO: STRICKLAND HERBERT EST
C/O YVONNE STRICKLAND
110 E AMITE ST
OSYKA, MS 39657 8400

You will take notice that
E PT LOTS 1-3 S OF DITCH BLK 36 MILLS ADD MAGNOLIA
ZN:X- 28113C0/115C
MILLS ADD 72C12-3 12-2-7
BLOCKS 35-41 & 43-46 & 51-55
DEED BOOK 171 PAGE 0276 01/25/1971
S/T/R 12 -02 -07 BLOCK 36
PARCEL: 300271-
RECEIPT NUMBER: 22927

assessed to you or supposed to be owned by you, was, on August 28th, 2017 sold to HAPPY TRAILS ACQUISITIONS LLC for the county taxes of 2016 and that the title to said land will become absolute in HAPPY TRAILS ACQUISITIONS LLC unless redemption from said tax sale be made by 5:00 o'clock p.m. on or before August 28th, 2019.
IF ANY QUESTIONS, CALL CHANCERY CLERK OFFICE AT 601-783-3362
NO PERSONAL CHECKS--MUST BE CASH, MONEY ORDER OR CASHIER CHECK

Witness my hand and seal of office, this the 4th day of March, 2019.

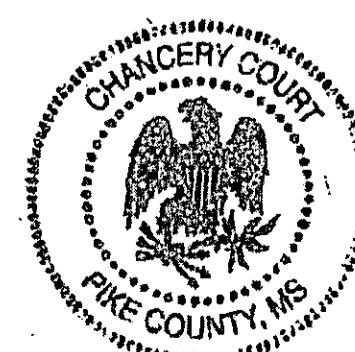
BECKY BUIE
CHANCERY CLERK

By: SHERLON BLUE D.C.

Sheriff County 57

Becky Brie

Becky Buie
Chancery Clerk



Return

State of Mississippi
County of Pike

PPIN 625 Year 2016
Parcel 300271-
STRICKLAND HERBERT EST
C/O YVONNE STRICKLAND
110 E AMITE ST
OSYKA, MS 39657 8400

I served this Notice on the _____ day of _____, _____,
by handing a true copy of notice to: _____

I was unable to find _____ within PIKE
county. I served this notice on the _____ day of _____,
at the residence of said _____, by handing a true
copy of the notice to _____, who is the spouse or
other person above the age of 16 in his/her family.

I was unable to find either _____ or his/her
spouse or another person in his/her family above the age of 16.

I was unable to find Yvonne Strickland. I posted a true copy of
the notice on a door of the reputed owner's usual abode.

This the 19th day of March 2019.

Sheriff
by: Blake P. H.
Deputy Sheriff

**HAPPY TRAILS ACQUISITIONS, LLC
483 AIRPORT ROAD
NATCHEZ, MISSISSIPPI 39120**

July 16, 2020

Pike County Chancery Clerk
P. O. Box 309
Magnolia, MS 39652
Attention: Beth Johnson

**RE: PPIN #625
2016 Tax Deed**

Dear Beth:

I am writing to request a Tax Deed on the above referenced parcel which was assessed to Herbert Strickland Estate for 2016 taxes.

Please issue the appropriate Tax Deed on this property which, according to our records, has matured. Please be sure to use the exact name of **Happy Trails Acquisitions, LLC** when preparing the deed.

We have authorized Eddie Ratliff to deliver certified funds with Happy Trails Acquisitions, LLC as remitter to Pike County Chancery Clerk in the amount necessary to cover the costs for issuing and filing the Tax Deed.

Please accept this letter as authorization from Happy Trails Acquisitions, LLC for you to issue the Tax Deed to Happy Trails Acquisitions, LLC and to accept remittance from Happy Trails Acquisitions, LLC to be delivered by Eddie Ratliff.

Please give me a call at 601-442-8224 if you have any questions.

Thank you for your assistance.

Sincerely,

D. Cane Callon, Managing Partner
Happy Trails Acquisitions, LLC

Copy: Eddie Ratliff