



INVOICE

Invoice #: 341361
Invoice Date: 8/7/2023
File Number: 23-083199-300

To:

City of Jonesboro
Attention: David Cooley
519 West Washington
P.O. Box 1845
Jonesboro, AR 72401-1845

From:

Lenders Title Company
Tara V. Pierce
2207 Fowler Avenue
Jonesboro, AR 72401
870-935-7410

In Re: **Tyrone L. Futrell / 300 N Third St.**

Description	Amount	Total
Limited Title Search	\$250.00	\$250.00
	Total	\$250.00

Thank you for your business!

Please Remit To:
Lenders Title Company
2207 Fowler Avenue
Jonesboro, AR 72401
870-935-7410



2207 Fowler Avenue
Jonesboro, Arkansas 72401
Phone: 870-935-7410
FAX: 870-933-7222

LIMITED TITLE SEARCH

Date: August 7, 2023
Prepared For: City of Jonesboro - Code Enforcement
File Number: 23-083199-300
Vested Owner: Tyrone L. Futrell, a single person

Lenders Title Company hereby certifies that the records of the Circuit Clerk of Craighead County, Arkansas have been examined as to the following described property from January 1, 1993 at 8:00 AM to July 17, 2023 at 7:30 AM:

Lot 101 of the Northwest Addition to the City of Jonesboro, Arkansas, the same being a part of the Northeast Quarter of the Northwest Quarter of Section 18, Township 14 North, Range 4 East.

The following instruments were found of record during the aforementioned period which affect the above described property:

30 YEAR CHAIN OF TITLE:

WARRANTY DEED executed by Leona Thomas, an unmarried person, in favor of John Futrell and Esther M. Futrell, his wife, dated November 5, 1958, filed November 7, 1958 and recorded in Deed Record 141 page 316 in the records of Jonesboro, Craighead County, Arkansas. (*Note: John Futrell died on or about June 14, 1980.)

MORTGAGEE'S NOTICE OF DEFAULT AND INTENTION TO SELL executed by Wilson & Associates, P.L.L.C., dated October 17, 2005, filed October 19, 2005 and recorded in Deed Record 708 page 998 in the records of Jonesboro, Craighead County, Arkansas.

AFFIDAVIT OF MAILING AND COMPLIANCE WITH STATUTORY NOTICE REQUIREMENTS PURSUANT TO ARKANSAS CODE ANNOTATED, 18-50-101, et seq, executed by Wilson & Associates, P.L.L.C., dated January 3, 2006, filed January 5, 2006 and recorded in Deed Record 714 page 119 in the records of Jonesboro, Craighead County, Arkansas.

MORTGAGEE'S DEED executed by Regions Bank, by its attorney-in-fact, Wilson & Associates, P.L.L.C., in favor of Harold L. Jelks and Brenda F. Jelks, dated January 10, 2006, filed January 13, 2006 and recorded in Deed Record 714 page 932 in the records of Jonesboro, Craighead County, Arkansas.

DEATH CERTIFICATE for Harold Levin Jelks, filed May 13, 2019, and recorded as Instrument No. 2019R-009483 in the records of Jonesboro, Craighead County, Arkansas.

WARRANTY DEED executed by Brenda F. Jelks, an unmarried person and widow of Harold L. Jelks, deceased, in favor of Tyrone L. Futrell, a single person, dated May 7, 2019, filed May 13, 2019 and recorded as Instrument No. 2019R-009484 in the records of Jonesboro, Craighead County, Arkansas.

OPEN MORTGAGES/DEEDS OF TRUST, ETC.:

NONE

TAX INFORMATION:

Taxes for the year 2021 and prior years are paid. Taxes for 2022 are now due and payable.

Parcel No. 01-144182-18000


Judgments have been checked on Tyrone L. Futrell, Brenda F. Jelks, Harold L. Jelks, Ester M. Futrell, Esther M. Futrell, John Futrell during the aforementioned period, and the following were found:

NONE

This Limited Title Search is intended for the exclusive use of the addressee for informational purposes only. Lenders Title Company is not expressing or attempting to express an opinion as to the validity of the title to the above described property nor as to the validity of any encumbrances, both recorded and unrecorded, that pertain to the above described property. While Lenders Title Company believes that the information stated above is accurate, no assurances are made nor is any liability assumed by Lenders Title Company for any incorrect information stated herein or omitted herefrom. For assurances as to the title to the above described property, addressee should obtain a title insurance policy.

Sincerely,

Lenders Title Company



By: Tara V. Pierce

141/

ACKNOWLEDGMENT

STATE OF ARKANSAS)
COUNTY OF CRAIGHEAD)

BE IT REMEMBERED, That on this day came before me, the undersigned notary public within and for the state and county aforesaid, duly commissioned and acting, W. H. Pitts and G. W. Pitts, Jr., to me personally well known, who stated that they were the president and secretary respectively of Ridgcrest Development Corporation, a corporation, and were duly authorized in their respective capacities to execute the foregoing instrument for and in the name and behalf of said corporation, and further stated that they had signed, executed, and delivered said foregoing instrument for the consideration and purposes therein mentioned and set forth.

IN WITNESS WHEREOF I have hereunto set my hand and seal as such notary public on this the 7th day of November, 1958.

(SEAL)
My comm. exp. June 26, 1962.

ORA B. LYNN
Notary Public

A true copy of the original as filed for record this 7th of November 1958 at 10:40 A. M.

SEARCY TAYLOR, CIRCUIT CLERK
BY Alice Taylor D.C.

RELEASE OF DEED OF TRUST (Arkansas)

KNOW ALL MEN BY THESE PRESENTS:

Loan No. 61229

That, WHEREAS H. G. Hoke and Martha F. Hoke, his wife, executed and delivered to Kansas City Life Insurance Company Deed of Trust dated the 1st day of March, 1956, filed for record on the 7th day of March, 1956, and duly recorded in Book 90 Page 209 of records in the office of the Circuit Clerk and Ex-Officio Recorder in and for Craighead County, Arkansas.

NOW THEREFORE, Kansas City Life Insurance Company being the owner and holder of said Deed of Trust and the Note secured thereby, does hereby acknowledge full satisfaction of said indebtedness, and does release and discharge the same as record.

IN WITNESS WHEREOF, said Kansas City Life Insurance Company, has caused this instrument to be signed by its Vice-President, attested by its Assistant Secretary, and its corporate seal to be hereunto attached this 30th day of October, 1958.

(SEAL)
ATTEST O. H. CHRISTOPHER
Assistant Secretary

KANSAS CITY LIFE INSURANCE COMPANY
BY F. W. BOYCE
Vice-President

ME ME
23-14-4

ME ME
23-14-4

STATE OF MISSOURI)
COUNTY OF JACKSON)SS.

On this 30th day of October, 1958, before me, a Notary Public duly commissioned, qualified and acting, within and for said County and State, appeared in person the within named F. W. Boyce Vice-President and O. H. Christopher Assistant Secretary, to me personally well known, who stated that they were the Vice-President and Assistant Secretary of the Kansas City Life Insurance Company, a corporation, and were duly authorized in their name and behalf of said corporation, and further stated and acknowledged that they had so signed, executed and delivered said foregoing instrument for the consideration, uses and purposes therein mentioned and set forth.

WITNESS my hand and Notarial seal this 30th day of October, 1958.

(SEAL)
My commission expires: September 21, 1959.

MARY LAUGHLIN
Notary Public

A true copy of the original as filed for record this 7th of November 1958 at 11:05 A. M.

SEARCY TAYLOR, CIRCUIT CLERK
BY Alice Taylor D.C.

WARRANTY DEED
UNMARRIED PERSON

Rev. Pd. \$1.10

KNOW ALL MEN BY THESE PRESENTS:

THAT I, Leona Thomas, an unmarried person, for and in consideration of the sum of Ten Dollars and other considerations to me paid by John Futrell and Esther M. Futrell, his wife, the receipt of which is hereby acknowledged, do hereby grant, bargain, sell and convey unto the said John Futrell and Esther M. Futrell and unto their heirs and assigns forever, the following lands lying in the County of Craighead and State of Arkansas, to-wit:

Lot One Hundred One (101) of Northwest Addition to the City of Jonesboro.

★

To have and to hold the same unto the said John Futrell and Esther M. Futrell, his wife, as an estate by the entirety and unto their heirs and assigns forever, with all appurtenances thereunto belonging.

And I hereby covenant with said John Futrell and Esther M. Futrell that I will forever warrant and defend the title to said lands against all lawful claims whatever.

WITNESS my hand and seal on this 5th day of November 1958.

LEONA THOMAS (SEAL)

ACKNOWLEDGMENT

STATE OF ARKANSAS)
COUNTY OF CRAIGHEAD)SS.

BE IT REMEMBERED, That on this day came before me, the undersigned, a Notary Public within and for the County aforesaid, duly commissioned and acting Leona Thomas to me well known as the grantor in the foregoing Deed, and acknowledged that she had executed the same for the consideration and purposes therein mentioned and set forth.

WITNESS my hand and seal as such Notary Public on this 6 day of November, 1958.

(SEAL)

My commission expires Sept. 23, 1962.

AGNES B. SMITH

A true copy of the original as filed for record this 7th of November 1958 at 11:10 A. M.

SEARCY TAYLOR, CIRCUIT CLERK

BY Alice Taylor D.C.

QUITCLAIM DEED

KNOW ALL MEN BY THESE PRESENTS:

That Big Creek Drainage District No. 15 of Craighead County, Arkansas, acting by and through its Commissioners, R. W. Mills, N. R. Fisher and Claud Cathcart, and for and in consideration of the sum of Fifteen Dollars (\$15) to us paid by A. B. Clark and Helen Clark, his wife, and for the purpose of clearing the title to the lands hereinafter described on account of clouds arising from certain delinquent assessments do hereby sell and quitclaim unto the said A. B. Clark and Helen Clark, his wife, and unto their heirs and assigns forever, the following lands in Craighead County, Arkansas, to-wit:

East Half of Southwest Quarter of Section 36, Township 13 North, Range 2 East.

To have and to hold the same unto the said A. B. Clark and Helen Clark, his wife, and unto their heirs and assigns in cancellation of outstanding delinquent assessments owing to grantor, but subject to all assessments for 1959 and later years.

IN WITNESS WHEREOF this deed is executed in behalf on said Drainage District by its duly qualified and acting Commissioners this October 31, 1958.

BIG CREEK DRAINAGE DISTRICT NO. 15
OF CRAIGHEAD COUNTY, ARKANSAS

BY CLAUD CATHCART

R. W. MILLS

N. R. FISHER

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF CRAIGHEAD

BE IT REMEMBERED, That on this day came before me, the undersigned, a Notary Public within and for the State and County aforesaid, duly commissioned and acting R. W. Mills, N. R. Fisher, and Claud Cathcart, to me known to be the Commissioners of Big Creek Drainage District No. 15 of Craighead County, Arkansas, and stated that they had executed the foregoing Deed as such Commissioners for and in behalf of said Drainage District, for the consideration and purpose therein mentioned and set forth.

WITNESS my hand and seal as such Notary Public this 31st day of October, 1958.

(SEAL)

My commission expires: Sept. 20, 1961.

ARCHER WHEATLEY
Notary Public

A true copy of the original as filed for record this 7th of November 1958 at 11:20 A. M.

SEARCY TAYLOR, CIRCUIT CLERK

BY Alice Taylor D.C.

John H. Futrell

BIRTH 10 Sep 1913

DEATH 14 Jun 1980 (aged 66)

BURIAL Knights of Pythias Cemetery
Craighead County, Arkansas, USA

MEMORIAL ID 91847079

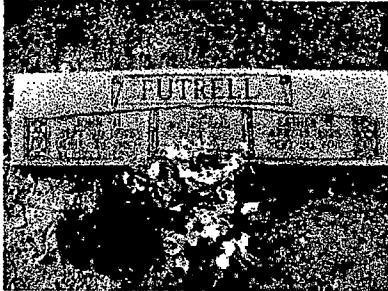


Photo added by John Taylor



Added by Don & Pam Childers

Family Members

Spouse



Esther H. Futrell
1928-2011

Created by: John Taylor

Added: 12 Jun 2012

Find a Grave Memorial ID: **91847079**

Find a Grave, database and images

(<https://www.findagrave.com/memorial/91847079/john-h-futrell>: accessed 07 August 2023), memorial page for John H. Futrell (10 Sep 1913–14 Jun 1980), Find a Grave Memorial ID 91847079, citing Knights of Pythias Cemetery, Craighead County, Arkansas, USA; Maintained by John Taylor (contributor 47208838).

This Instrument Prepared by:
Robert M. Wilson, Jr.
WILSON & ASSOCIATES, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
(501) 219-9388

MORTGAGEE'S NOTICE OF DEFAULT AND INTENTION TO SELL

YOU MAY LOSE YOUR PROPERTY IF YOU DO NOT TAKE IMMEDIATE ACTION.

IF YOUR PROPERTY IS SOLD, YOU WILL REMAIN LIABLE FOR ANY DEFICIENCY WHICH THEN EXISTS AND AN ACTION FOR COLLECTION MAY BE BROUGHT AGAINST YOU.

THIS IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR SUCH PURPOSE.

WHEREAS, on November 3, 2000, Ester M. Futrell a/k/a Ester Mae Futrell executed a mortgage conveying certain property therein described to Union Planters Bank National Association; and

WHEREAS, said mortgage was duly recorded November 14, 2000, at Book 823, Page 430 in the real estate records of Craighead County, Arkansas; and

WHEREAS, default has occurred in the payment of said indebtedness and the same is now, therefore, wholly due, and the owner and holder of the debt has requested the undersigned to sell the property to satisfy said indebtedness; and

WHEREAS, there may be tenants that claim an interest in the real property herein based upon said tenancy.

NOW, THEREFORE, notice is hereby given that the entire indebtedness has been declared due and payable, and that an agent of Wilson & Associates, P.L.L.C., as Attorney-in-Fact, by virtue of the power, duty, and authority vested in and imposed upon said Attorney-in-Fact will, on January 9, 2006, at or about 11:00 A.M. at the Craighead County Courthouse in Jonesboro, Arkansas, offer for sale certain property hereinafter described to the highest bidder for cash, free from the statutory right of redemption, homestead, dower, and all other exemptions which are expressly waived in the mortgage, said property being real estate situated in Craighead County, Arkansas, and being more particularly described as follows:

Lot 101 of the Northwest Addition to the City of Jonesboro, Arkansas, the same being a part of the Northeast Quarter of the Northwest Quarter of Section 18, Township 14 North, Range 4 East.

More commonly known as: 300 Third Street, Jonesboro, Arkansas 72401

UNLIKE JUDICIAL FORECLOSURE SALES, THIS STATUTORY FORECLOSURE SALE WILL BE HELD AT THE FRONT DOOR OF THE CRAIGHEAD COUNTY COURTHOUSE OR, IF THERE IS NO AREA COMMONLY KNOWN AS THE FRONT DOOR, THEN THE SALE WILL BE HELD AT THE PLACE AT SAID VENUE WHERE FORECLOSURE SALES ARE CUSTOMARILY ADVERTISED AND CONDUCTED.


This sale is subject to all matters shown on any applicable recorded plat; any unpaid taxes; any restrictive covenants, easements, or setback lines that may be applicable; any statutory rights of redemption of any governmental

agency, state or federal; any prior liens or encumbrances as well as any priority created by a fixture filing; and to any matter that an accurate survey of the premises might disclose.

The sale held pursuant to this Notice may be rescinded at the Attorney-in-Fact's option at any time. The right is reserved to adjourn the day of the sale to another day, time and place certain without further publication, upon announcement at the time and place for the sale set forth above. **THE TERMS OF SALE ARE CASH THE DAY OF SALE AND ALL TRANSFER TAXES WILL BE THE RESPONSIBILITY OF THE PURCHASER. W&A No. 1050-92716**

WILSON & ASSOCIATES, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
(501) 219-9388

By:



Angela Martin (2003051)
Agent for Mortgagee

Date:

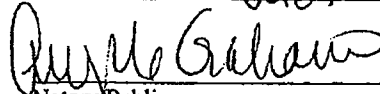
10/17/05

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF PULASKI

Before me, the undersigned notary public of the state and county aforesaid, personally appeared Angela Martin, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be a Director (or other such officer authorized to execute the instrument) of Wilson & Associates, P.L.L.C., and that such officer executed the foregoing instrument for the purposes therein contained by personally signing hereto.

Witness my hand and seal at office in Little Rock, Arkansas this 17 day of October, 2005.

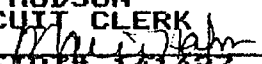


Notary Public

Angela M. Galiano
NOTARY PUBLIC
Pulaski County, Arkansas
My Commission Exp. 8-10-2011

D:\NoticeofDefault\Mortgagee\AR_jcoff_051012_1305

F*R*E*E* S*E*R*V*I*C*E - For more information regarding this
foreclosure, visit WWW.MYFIR.COM, free to bona fide foreclosure
purchasers - F*R*E*E*** S*E*R*V*I*C*E**

DEED BOOK 708 PAGE 998 - 1000
DATE 10/19/2005
TIME 10:20:45 AM
RECORDED IN,
OFFICIAL RECORDS OF
CRAIGHEAD COUNTY
ANN HUDSON
CIRCUIT CLERK
, D.C.
RECEIPT# 141427

**AFFIDAVIT OF MAILING AND COMPLIANCE WITH STATUTORY NOTICE
REQUIREMENTS PURSUANT TO ARKANSAS CODE ANNOTATED 18-50-101, et seq.**

STATE OF ARKANSAS
COUNTY OF PULASKI

Comes the undersigned affiant who, upon oath and affirmation, states as follows:

1. Wilson & Associates, P.L.L.C., acting on behalf of and at the specific instructions and request of Regions Bank, served notice of a foreclosure sale to be held pursuant to a Notice of Default and Intention to Sell by mailing a true and correct copy of such Notice to the following persons at the addresses indicated following their respective names:

Tenants of, 300 Third Street, Jonesboro, AR 72401

Ms. Ester M. Futrell a/k/a Ester Mae Futrell, 300 North Third Street, Jonesboro, AR 72401

Current spouse of Ester M. Futrell aka Ester Mae Futrell, if any, 300 North Third Street, Jonesboro, AR 72401

2. On October 29, 2005, being within thirty (30) days of recording of the notice of sale, each of said notices were mailed by Certified Mail, enclosed in a postage prepaid envelope, properly addressed to each of said individuals at the addresses shown above, and a copy of each notice was also sent by regular mail to each individual at the addresses indicated, each of which addresses is the most recent address for each of the individuals named above as shown by the records of the hereinabove identified holder of said indebtedness, by placing each envelope in a post office or official depository under the care and custody of the United States Postal Service.

3. Pursuant to Ark. Code Ann. §18-50-105(1), the Notice of Default and Intention to Sell has been published in a newspaper of general circulation in the county where the property is situated (or in a newspaper of general statewide daily publication) one (1) time per week for four (4) consecutive weeks prior to the date of sale, with the final publication to occur no more than ten (10) days prior to the date of sale. The property at issue herein is described as follows:

Lot 101 of the Northwest Addition to the City of Jonesboro, Arkansas, the same being a part of the Northeast Quarter of the Northwest Quarter of Section 18, Township 14 North, Range 4 East.

More commonly known as: 300 Third Street, Jonesboro, Arkansas 72401

4. Pursuant to Ark. Code Ann. §18-50-105(2), notice of sale was posted by a third party posting provider at the place at the county courthouse where foreclosure sales are customarily advertised and conducted. It is the intent of the affiant that said notice of sale shall remain posted at said location through the completion of the notice sale. On 10/19/2005, posting was completed by Statewide Trustee Services, Inc., as evidenced by their Certificate of Posting attached hereto and incorporated herein as Exhibit 1.

5. Pursuant to Ark. Code Ann. §18-50-105(3), notice of sale was published by Foreclosure Placements Services, L.L.C. ("FPS"), a third party Internet foreclosure sale notice information service provider. FPS has been retained to maintain an imaged copy of the Notice of Default and continuous Internet notice of sale from 10/28/2005 through January 9, 2006 on ForeclosuresinAR.com, an Internet site devoted to providing public access to foreclosure sales notice information. Further notice was achieved through placement on Realtytrac.com and Myfir.com. Proof of Internet placement and an Affidavit of Compliance is attached hereto and incorporated herein as Exhibit 2.

FURTHER AFFIANT SAYETH NAUGHT.

DATED this 3 day of January, 2006

Regions Bank

By Its Attorneys
WILSON & ASSOCIATES, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
(501) 219-9388

By: [Signature]
Angela Martin (2003051)

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF PULASKI

Before me, the undersigned notary public of the state and county aforesaid, personally appeared Angela Martin, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be an attorney of Wilson & Associates, P.L.L.C., and who executed the foregoing instrument for the purposes therein contained.

Witness my hand and seal at office in Little Rock, Arkansas this 3rd day of January, 2005.

[Signature]
Notary Public

My Commission Expires: 5/1/12

Loan No. 42601011720067791
DAffidavitofMailing_tpettway_060102_1425

FELESIA L. BOOKER
NOTARY PUBLIC-STATE OF ARKANSAS
PULASKI COUNTY
My Commission Expires 5-1-2012

This Instrument Prepared by:
Robert M. Wilson, Jr.
WILSON & ASSOCIATES, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
(501) 219-9388



**Certificate
of Posting
Statewide Trustee Services, L.L.C.**

I, Johnny Weaver, do solemnly swear that I am the Managing Partner of Statewide Trustee Services, L.L.C., whose business it is to post foreclosure sale notices in compliance with A.C.A. 18-50-105(2). I was the Managing Partner at and during the time Statewide Trustee Service, L.L.C., was employed to post notice of foreclosure sale in the matter of:

Property Address: 300 Third Street
Jonesboro, AR 72401

I also swear that Phillip Akens, an employee of Statewide Trustee Services, L.L.C., did on the 19th day of October, posted notice of sale in an open public place at the Craighead County Courthouse, where foreclosure sales are customarily conducted and advertised, and that the posting was maintained until the date of the foreclosure sale.



Managing Partner

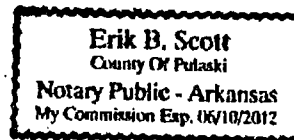
Subscribed and sworn before me this 30th day of December 2005.



Notary Public

My commission expires the 10th day of June 2012.

1050-92716



Certificate of Publication and Internet Placement

FORECLOSURE PLACEMENT SERVICES, INC

STATE OF ARKANSAS)
County of Pulaski) ss.

I, WILLIAM F. RECTOR, JR., do solemnly swear that I am the MANAGER of Foreclosure Placement Services, LLC, whose business it is to place foreclosure sale notice information in newspapers and on the Internet in compliance with A.C.A. 18-50-105(1) and A.C.A. 18-50-105(3). I was Manager at and during the time Foreclosure Placement Services, LLC was employed to place the publication and posting of such foreclosure sale notice information in the matter of:

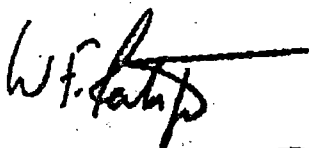
Borrower Ester M. Futrell
Address 300 Third Street , Jonesboro, AR 72401

I hereby certify that the foreclosure sale notice information was published in the Jonesboro Sun, a general circulation newspaper, one time a week for four consecutive weeks, the last of which was not more than ten (10) days prior to the sale date.

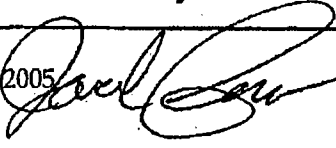
I further certify that information which appears of public record regarding the foreclosure sale and an imaged copy of the Notice of Default to appear continuously and uninterrupted from 10/28/05 until the date of sale on the following Internet sites:

- www.realtytrac.com
- www.myfir.com
- www.foreclosures.com
- www.foreclosuresinar.com

I hereby certify that the publication and placement of said foreclosure sale notice information strictly complies with A.C.A. 18-50-105(1) and A.C.A. 18-50-105(3). At the time of said placement, Foreclosure Placement Services, LLC was not affiliated with the Trustee or Mortgagee. Foreclosure Placement Services, LLC is a third party Internet foreclosure sale notice information service provider which has been employed and compensated by the Trustee or Mortgagee to post notice on the Internet as required by A.C.A. 18-50-105(3).



Subscribed JACOB R. FEUERS December, 2005 Manager
 Notary Public STATE OF ARKANSAS
 PULASKI COUNTY
 My Commission Expires 11-01-2011



My commission expires the 1st day of November, 2011.

Notary Public

998835470

Craighead

1050-92716

DEED BK 714 PG 119 - 123
 DATE 01/05/2006
 TIME 09:24:55 AM
 RECORDED IN
 OFFICIAL RECORDS OF
 CRAIGHEAD COUNTY
 ANN HUDSON
 CIRCUIT CLERK
 RECEIPT# 144020

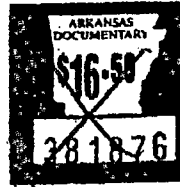
M. Hudson, D.C.

RECORDING LEGENDPLEASE RECORD IN THE
APPROPRIATE REAL ESTATE RECORDS**GRANTOR(s)**

Ester M. Futrell a/k/a Ester Mae Futrell

GRANTEE(s)

Harold L. Jelks and Brenda F. Jelks

**MORTGAGEE'S DEED**

WHEREAS, on November 3, 2000, Ester M. Futrell a/k/a Ester Mae Futrell executed and delivered to Union Planters Bank National Association a mortgage, recorded November 14, 2000, at Book 823, Page 430 in the real estate records of Craighead County, Arkansas, whereby, for the purpose of securing the payment of certain indebtedness set out in said mortgage, they did grant, sell, and convey to the said mortgagee the following-described property, situated, lying, and being in the County of Craighead, State of Arkansas:

Lot 101 of the Northwest Addition to the City of Jonesboro, Arkansas, the same being a part of the Northeast Quarter of the Northwest Quarter of Section 18, Township 14 North, Range 4 East.

Commonly known as: 300 Third Street, Jonesboro, Arkansas 72401

AND, WHEREAS, default has been made in the payment of said indebtedness and Regions Bank, as holder of said indebtedness, has since said default elected to sell said property in accordance with the provisions of Ark. Code Ann. §18-50-101, *et seq.*, as amended (the "Act") for the purpose of paying said indebtedness;

AND, WHEREAS, Wilson & Associates, P.L.L.C. was appointed by Regions Bank, pursuant to Act 983 of 1999 as its attorney-in-fact to sell said property pursuant to the Act;

AND, WHEREAS, notice of the time, place, and terms of such sale, as prescribed by the terms of the Act, was given by mailing of the requisite Mortgagee's Notice of Default and Intention to Sell within thirty (30) days of the recording of said Notice, said Notice being published in a local newspaper of general circulation in Craighead County four (4) times for four consecutive weeks, with the last publication being no more than seven (7) days prior to the sale, and by posting notice of such sale, pursuant to Act 983 of 1999, by a third-party posting provider, at the place in the courthouse for Craighead County, Arkansas where notices of judicial sales are customarily posted;

AND, WHEREAS, pursuant to the provisions of said Act, Regions Bank, by its attorney-in-fact, Wilson & Associates, P.L.L.C., proceeded to sell said property at public auction, at the Craighead County Courthouse, on or about January 9, 2006 at 11:00 A.M.;

AND, WHEREAS, at the time and place aforesaid, such sale was conducted pursuant to Act 983 of 1999

Deed BK 714 pg 433

by a third-party auctioneer and said property was sold to Harold L. Jelks and Brenda F. Jelks for the price and sum of \$5,000.00, it being the best and highest bid.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS, that Regions Bank, by its attorney-in-fact, Wilson & Associates, P.L.L.C., by virtue of the powers granted by the Act, and in consideration of the foregoing premises and of the sum of \$5,000.00, paid by the said Harold L. Jelks and Brenda F. Jelks, the receipt whereof is hereby acknowledged (which said sum of money has been applied according to the directions of the Act), does GRANT, SELL, AND CONVEY unto the said Harold L. Jelks and Brenda F. Jelks and its successors and assigns forever the following-described property, situated in the County of Craighead, State of Arkansas, to-wit:

Lot 101 of the Northwest Addition to the City of Jonesboro, Arkansas, the same being a part of the Northeast Quarter of the Northwest Quarter of Section 18, Township 14 North, Range 4 East.

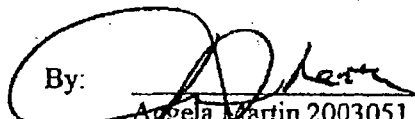
Commonly known as: 300 Third Street, Jonesboro, Arkansas 72401

Tax Parcel No.: 01-144182-18000

TO HAVE AND TO HOLD the said property, together with all and singular, the rights and appurtenances thereto in anywise belonging unto the said Harold L. Jelks and Brenda F. Jelks, its successors, and assigns forever. And for and on behalf of the said Grantor(s) of said mortgage, and their heirs, executors, administrators, and assigns, the undersigned does hereby bind the said Ester M. Futrell a/k/a Ester Mae Futrell, their heirs, executors, administrators, and assigns to warrant and forever defend, all and singular, said premises, unto the said Harold L. Jelks and Brenda F. Jelks, its successors and assigns, against every person whomsoever lawfully claiming or to claim the same or any part thereof.

EXECUTED on this 10 day of January, 2006 :

Regions Bank, by its attorney-in-fact, Wilson & Associates, P.L.L.C.

By: 
Angela Martin 2003051
Director

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF PULASKI

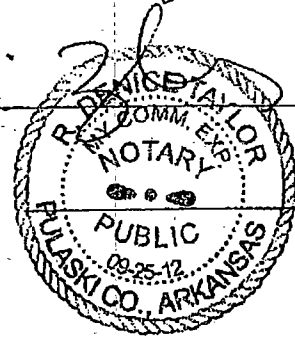
Before me, the undersigned notary public of the state and county aforesaid, personally appeared Angela

Martin, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged such person to be a Director (or other such officer authorized to execute the instrument) of Wilson & Associates, P.L.L.C., attorney-in-fact for Regions Bank, and that such officer executed the foregoing instrument for the purposes therein contained by personally signing his name thereto.

Witness my hand and seal at office in Little Rock, Arkansas this 10 day of January, 2006.

R. Dennis
Notary Public

My Commission Expires:



CERTIFICATE OF COMPLIANCE

I certify under penalty of false swearing that the legally correct amount of documentary stamps have been placed on this instrument.

Harold L. Jelks Brenda F. Jelks
Harold L. Jelks and Brenda F. Jelks

Grantee's Address:

Harold L. Jelks and Brenda F. Jelks
P.O. Box 1341
Jonesboro, AR 72403

Tax Parcel No. 01-144182-18000

Loan No. xxxxxxxxxxxxxx7791

This Instrument Prepared By:
Robert M. Wilson, Jr.
WILSON & ASSOCIATES, P.L.L.C.
1521 Merrill Drive, Suite D-220
Little Rock, Arkansas 72211
(501) 219-9388

DEED BK 714 PG 932 - 934
DATE 01/13/2006
TIME 02:12:20 PM
RECORDED IN
OFFICIAL RECORDS OF
CRAIGHEAD COUNTY
ANN HUDSON
CLERK
D.C.
RECEIPT# 144413



ELECTRONIC RECORDING
2019R-009483
CERTIFICATE OF RECORD
JONESBORO DISTRICT
CRAIGHEAD COUNTY, ARKANSAS
CANDACE EDWARDS, CLERK & RECORDER
05/13/2019 02:33:45 PM
RECORDING FEE: 20.00
PAGES: 2

Cover Sheet

Type of Instrument: Death Certificate

Harold Levin Jelks

STATE OF ARKANSAS

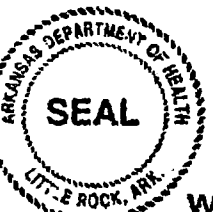
ARKANSAS DEPARTMENT OF HEALTH

Vital Records

CERTIFICATE OF DEATH

FILE NUMBER 2017024113

1 DECEASED'S LEGAL NAME (Last, First, Middle, Last, Suffix) HAROLD LEVIN JELKS		2. SEX MALE	3a. DATE OF DEATH OCT. 20, 2017	3b. TIME OF DEATH 0336
4 SOCIAL SECURITY NO. [REDACTED]	5a. AGE: Last Birthday (Years) 68	5b. UNDER 1 YEAR Months 00	5c. UNDER 1 DAY Hours 00	5d. UNDER 1 DAY Minutes 00
6. RESIDENCE STATE OF FOREIGN COUNTRY ARKANSAS		7. BIRTHPLACE (City and State or Foreign Country) JONESBORO, AR		
8a. NUMBER AND STREET 417 RIDGECREST ST		8b. APT. NO.	8c. ZIP CODE 72401-5836	8d. INSIDE CITY LIMITS? YES
9. EVER IN US ARMED FORCES? NO		10. MARITAL STATUS AT TIME OF DEATH MARRIED		11. SURVIVING SPOUSE'S NAME (If wife, give name prior to this marriage) BRENDA COPELAND
12a. IF DEATH OCCURRED IN A HOSPITAL		12b. IF DEATH OCCURRED SOMEWHERE OTHER THAN A HOSPITAL HOSPICE FACILITY		12c. COUNTY OF DEATH CRAIGHEAD
12d. FACILITY NAME (If no institution, give number & street) FLO AND PHIL JONES HOSPICE HOUSE (ST BERNARD'S)		12e. CITY OR TOWN JONESBORO		12f. ZIP CODE 72401-4314
13. FATHER'S NAME (Last, Middle, Last) BRYAN JELKS		14. MOTHER'S NAME PRIOR TO FIRST MARRIAGE (First, Middle, Last) BONNIE BALLEW		
15a. INFORMANT'S NAME BRENDA JELKS		15b. RELATIONSHIP TO DECEASED WIFE		15c. MAILING ADDRESS (Number and Street or PO Box, City, State, Zip Code) 417 RIDGECREST ST. JONESBORO, AR, 72401-5836
16a. METHOD OF DISPOSITION: CREMATION				
16b. PLACE OF DEPOSITION (Name of cemetery, crematory, other place) EMERSON FUNERAL HOME CREMATION SERVICES		16c. LOCATION (City, Town, and State) JONESBORO, ARKANSAS		
17a. EMBALMER'S NAME NOT EMBALMED		17b. EMBALMER'S LICENSE #	17c. SIGNATURE (Funeral Service Licensee or Other Agent) CARMEN C GREEN	
17d. NAME AND COMPLETE ADDRESS OF FUNERAL FACILITY EMERSON FUNERAL HOME 1829 E. NETTLETON, JONESBORO, AR, 72401				17e. LICENSE # 229
18a. DATE PRONOUNCED DEAD OCT. 20, 2017	18b. TIME PRONOUNCED DEAD 0336	18c. NAME AND TITLE OF PERSON PRONOUNCING DEATH (Print Name) TAMMY NAYES, HOSPICE RH		18d. WAS MEDICAL EXAMINER OR CORONER CONTACTED? YES
20 PART I: Enter the chain of causes, diseases, injuries, or complications that directly caused the death. DO NOT enter intervening events such as cardiac arrest, respiratory arrest, or venous air embolism without showing the etiology. DO NOT ABBREVIATE. Enter only one cause on a line. IMMEDIATE CAUSE (1) and (2) cause or condition resulting in death: a. CEMENTA b. RENAL FAILURE c. _____ d. _____				APPROXIMATE INTERVAL Caused to Death 5 YEARS 3 YEARS
21 PART II: Enter other medical conditions or diseases in detail but not resulting in the underlying cause given in PART I				21a. WAS AN AUTOPSY PERFORMED? NO
				21b. WERE AUTOPSY FINDINGS AVAILABLE TO COMPLETE THE CAUSE OF DEATH?
22 MANNER OF DEATH: NATURAL				
23 DID TOBACCO USE CONTRIBUTE TO DEATH? NO		24 IF FEMALE		
25a. DATE OF INJURY (Month/Day/Year)	25b. TIME OF INJURY	25c. PLACE OF INJURY (In a Decedent's home, school, etc. (Specify location and place))		25d. INJURY AT WORK?
26a. LOCATION OF INJURY (Address, Street, Apartment No., City, State, Zip Code)				26b. IF TRANSPORTATION INJURY, SPECIFY
27 DESCRIBE HOW INJURY OCCURRED				
28a. CERTIFIER (Check only one) [X] Certifying Physician To the best of my knowledge, death occurred due to the causal and manner stated.				
SIGNATURE BEN OWENS, JR		TITLE MD	DATE OCTOBER 20 2017	
28b. NAME AND COMPLETE MAILING ADDRESS OF PERSON SIGNING ITEM 28a (Print Name) BEN OWENS, JR, MD 1148 E. MATTHEWS, JONESBORO, AR, 72401				28c. LICENSE # C-6645
29a. SIGNATURE OF REGISTRAR <i>Shirley Louise</i>			29b. FOR REGISTRAR ONLY - DATE FILED OCT 23 2017	



THIS IS TO CERTIFY THAT THE ABOVE IS A TRUE AND CORRECT COPY OF THE CERTIFICATE OF DEATH FILED IN THE ARKANSAS DEPARTMENT OF HEALTH

OCT 24 2017

Shirley Louise
State Registrar

5687850
5687850



WARNING: A REPRODUCTION OF THIS DOCUMENT RENDERS IT VOID AND IT DOES NOT ACCEPT THIS PRESENT UNLESS EMBOSSED SEAL OF THE ARKANSAS DEPARTMENT OF HEALTH IS ILLEGIBLE TO ALL OTHER COUNTIES THIS DOCUMENT

ELECTRONIC RECORDING
2019R-009484
CERTIFICATE OF RECORD
JONESBORO DISTRICT
CRAIGHEAD COUNTY, ARKANSAS
CANDACE EDWARDS, CLERK & RECORDER
05/13/2019 02:33:45 PM
RECORDING FEE: 25.00
PAGES: 3

This Instrument Prepared By:
Gardner Law Firm, P. A.
A Professional Association
P.O. Box 17037
Jonesboro, AR 72403

After Recording Return To:
Professional Title Services of Arkansas, LLC
740 Southwest Drive
Jonesboro, AR 72401
Re: File No. 2019-477

WARRANTY DEED

KNOW ALL MEN BY THESE PRESENTS:

THAT I, BRENDA F. JELKS, an unmarried person and widow of HAROLD L. JELKS, Deceased, Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid by TYRONE L. FUTRELL, a single person, Grantee, the receipt of which is hereby acknowledged, do hereby grant, bargain, sell and convey unto the said Grantee, and unto his heirs and assigns forever, the following described lands lying in Craighead County, Arkansas, to-wit:

Lot 101 of the Northwest Addition to the City of Jonesboro, Arkansas, the same being a part of the Northeast Quarter of the Northwest Quarter of Section 18, Township 14 North, Range 4 East.

To have and to hold the same unto the said Grantee, and unto his heirs and assigns forever, with all tenements, appurtenances and hereditaments thereunto belonging.

And I hereby covenant with said Grantee that I will forever warrant and defend the title to said lands against all lawful claims whatever.

WITNESS my hand and seal on this 7 day of May, 2019.

Brenda F. Jelks
Brenda F. Jelks, Grantor

ACKNOWLEDGMENT

STATE OF ARKANSAS
COUNTY OF CRAIGHEAD

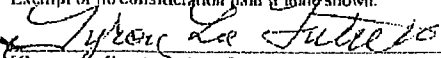
On this 7 day of May, 2019, before me, a Notary Public, appeared the within named BRENDA F. JELKS, an unmarried person, to me personally well known (or satisfactorily proven to be such person), who stated and acknowledged that she had so signed, executed and delivered said foregoing instrument for the consideration, uses and purposes therein mentioned and set forth.

IN TESTIMONY WHEREOF, I have hereunto set my hand and official seal this 7 day of May, 2019.

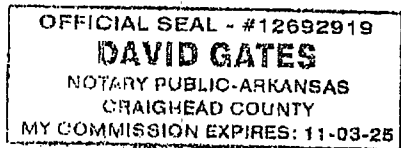


Notary Public

AMOUNT OF TAX: \$ _____
I certify under penalty of false swearing that the legally correct amount of documentary stamps have been placed on this instrument. Exempt or no consideration paid if none shown.



(Grantee or Grantee's Agent)
Grantee's Address: P.O. Box 211
Bluffton, AR 72316





STATE OF ARKANSAS
 DEPARTMENT OF FINANCE AND ADMINISTRATION
 MISCELLANEOUS TAX SECTION
 P.O. BOX 896, LITTLE ROCK, AR 72203-0896

Real Estate Transfer Tax Stamp
 Proof of Tax Paid



File Number: 2019-477

Grantee: TYRONE L. FUTRELL
Mailing Address: P.O. BOX 2111
 BLYTHEVILLE AR 723160000

Grantor: BRENDA F. JELKS
Mailing Address: 417 RIDGECREST STREET
 JONESBORO AR 724010000

Property Purchase Price: \$2,750.00
Tax Amount: \$9.90
County: CRAIGHEAD
Date Issued: 05/13/2019
Stamp ID: 528625664

I certify under penalty of false swearing that documentary stamps or a documentary symbol in the legally correct amount has been placed on this instrument

Grantee or Agent Name (printed): Professional Title As Agent
Grantee or Agent Name (signature): Kendra Goss **Date:** 5-13-19
Address: P.O. Box 2111
City/State/Zip: Blytheville, AR 72316

Property Detail

Craighead County Personal Property & Real Estate Tax Records

Property Information

Parcel #:	01-144182-18000
Tax Year/ Book:	2022 Current
Legal:	NORTHWEST ADD
Property Type:	Real Estate
Owner:	FUTRELL TYRONE L
Tax Payer:	Futrell Tyrone L PO Box 2111 Blytheville, AR 72316-2111
Site Address:	300 N THIRD ST
Subdivision:	NORTHWEST ADD
Lot Block:	101
S-T-R:	18-14-04
Acres:	0
Tax Status:	Non-Exempt
Total Mandatory:	\$292.03
Tax Paid:	\$0.00
Balance:	\$292.03

2022 Tax Information

Tax Type	Tax Description	District	Exempt	Assessed Value	Tax Owed	Tax Paid	Balance
AV	Ad Valorem	J JB	Non-Exempt	\$7,088.00	\$292.03	\$0.00	\$292.03

Receipts

Receipt #	Book	Tax Year	ReceiptDate	Cash Amt	Check Amt	Credit Amt	Total
<u>1014848</u>	Delinquent	2021	2/2/2023	\$0.00	\$0.00	\$310.46	\$310.46
<u>11631</u>	Current	2020	4/9/2021	\$272.19	\$0.00	\$0.00	\$272.19
<u>19693</u>	Current	2019	7/31/2020	\$0.00	\$0.00	\$237.16	\$237.16
<u>12384</u>	Current	2018	5/13/2019	\$0.00	\$219.02	\$0.00	\$219.02
<u>8696</u>	Current	2017	4/19/2018	\$0.00	\$2,385.98	\$0.00	\$2,385.98
<u>7939</u>	Current	2016	4/26/2017	\$0.00	\$2,467.44	\$0.00	\$2,467.44

Historical Receipts

Receipt #	Tax Year	Date Paid	Tax Owed	Tax Paid	Balance
<u>36473</u>	2015	9/15/2016	\$182.73	\$182.73	\$0.00
<u>38137</u>	2014	9/22/2015	\$182.73	\$182.73	\$0.00
<u>32948</u>	2013	9/9/2014	\$182.73	\$182.73	\$0.00
<u>43167</u>	2012	10/3/2013	\$182.73	\$182.73	\$0.00
<u>38023</u>	2011	9/26/2012	\$214.38	\$214.38	\$0.00

FUTRELL TYRONE L

300 N THIRD ST
JONESBORO, AR 72401-1944

Basic

[Land](#)

[Sales](#)

[Valuation](#)

[Taxes](#)

[Receipts](#)

[Improvements](#)

[Parcel Boundary](#)

Basic Info

Parcel Number:	01-144182-18000
County Name:	Craighead County
Property Address:	FUTRELL TYRONE L 300 N THIRD ST JONESBORO, AR 72401-1944 Map This Address
Mailing Address:	Futrell Tyrone L PO Box 2111 Blytheville AR 72316-2111
Collector's Mailing Address:	Futrell Tyrone L PO Box 2111 Blytheville, AR 72316-2111
Total Acres:	0.00
Timber Acres:	0.00
Sec-Twp-Rng:	18-14-04
Lot/Block:	1011
Subdivision:	NORTHWEST ADD
Legal Description:	NORTHWEST ADD
School District:	J JB JONESBORO CITY
Homeslead Parcel?:	No
Tax Status:	Taxable
Over 65?:	No