

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

Assert and protect your rights as a member of the armed forces of the United States. If you are or your spouse is serving on active military duty, including active military duty as a member of the Texas National Guard or the National Guard of another state or as a member of a reserve component of the armed forces of the United States, please send written notice of the active duty military service to the sender of this notice immediately.

THE STATE OF TEXAS)
COUNTY OF LIMESTONE)

Notice is hereby given that whereas, on June 15, 2004, Amber C. Bolton, executed a deed of trust to the State Director for Rural Development for the State of Texas and his successors in office as State Director or Acting State Director, Trustee, for the benefit of the United States of America, Beneficiary, as more fully shown by instrument recorded in Volume 1145, Page 568, Official Public Records, Limestone County, Texas, reference to which is hereby made for a more complete description of the property covered thereby and the terms and effects of such instrument; and

WHEREAS, said deed of trust specifically authorized the appointment of a substitute trustee by the Beneficiary of said deed of trust; and

WHEREAS, by authority of the said deed of trust, the United States of America, Beneficiary thereunder, acting by and through the duly authorized representative of the Secretary of Agriculture, pursuant to the delegations of authority contained in the Federal Register, the contents of which publication are to be judicially noticed pursuant to Section 1507, Title 44, United States Code, did on

September 20, 2017, appoint the undersigned as Substitute Trustee; and

WHEREAS, default has occurred in the payment of the promissory note described in said deed of trust and in the covenants contained in said deed of trust; and

WHEREAS, the Beneficiary, the United States of America, acting by and through the duly authorized representative of the Secretary of Agriculture, as aforesaid, has requested me to enforce this deed of trust;

NOW, THEREFORE, I hereby give notice that after the due publication of this notice as required by said deed of trust and the law, I will sell at public vendue to the highest bidder or bidders, for cash, at the front door of the courthouse, 200 West State Street, in Groesbeck, Limestone County, Texas, in which county such property is situated, at 10:00 a.m., or within three hours thereafter, on the first Tuesday of November, being the 7th day of November 2017, the following land located in said county and more particularly described as follows:

BEING Lots 10 and 11, Block 12 of the Town of Coolidge, South Addition, according to the plat recorded in Plat Cabinet 1, Page 21 of the Plat Records of Limestone County, Texas.

SUBJECT, HOWEVER, TO THE FOLLOWING:

1. Any discrepancies, conflicts, or shortages in area or boundary lines, or any encroachments, or any overlapping of improvements.
2. Unpaid ad valorem taxes.
3. Rights of parties in possession.

4. Any visible and apparent easements or rights-of-way over and across the subject property, the existence of which does not appear of record.

5. All oil, gas, and other minerals heretofore reserved or conveyed by predecessors in title, together with all rights pertaining thereto. Not excepted to hereby are any and all hard mineral leases, including but not limited to those leases involving coal, lignite, and uranium.

6. Any portion of subject property lying within the boundaries of a public or private roadway whether dedicated or not.

EXECUTED this 16th day of October, 2017.

Jill Hennig

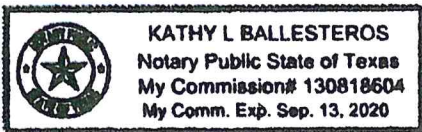
Jill Hennig
Substitute Trustee
1502 Highway 77 North
Hillsboro, Texas 76645
(254) 582-7328 ext. 4

ACKNOWLEDGMENT

THE STATE OF TEXAS)

COUNTY OF LIMESTONE)

This instrument was acknowledged before me on October 16,
2017, by Jill Hennig, as Substitute Trustee.



(SEAL)

Kathy L Ballesteros
Notary Public, State of Texas

On: Oct 16, 2017 at 12:31P

By: Lederle Salazar

STATE OF TEXAS COUNTY OF LIMESTONE
I hereby certify that this instrument was
filed on the date and time stamped hereon by me and
was duly recorded in the named records of:
Limestone County as stamped hereon by me.

Oct 16, 2017

Peggy Beck, County Clerk
Limestone County