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**NOTICE OF TRUSTEE'S SALE**

Date: June 5, 2018

Deed of Trust

Date: May 9, 2016

Grantor: IVETT AVILA AND JONATHAN HUITZACUA

Grantor's County: Limestone County, Texas

Beneficiary: ANNIE WU MASON

Trustee: JUSTIN REED

Recording Information: Document No. 20161509, Real Property Records of  
Limestone County, Texas

Property:

Being Lot Nine (9), Block Six (6), Mexia Addition, City of Mexia, Limestone  
County, Texas, according to the official plat of said City of Mexia of record  
in Plat #513-514 (formerly Vol. 2, Page 17 and Vol. 37, Page 88), Plat  
Records of Limestone County, Texas

Note

Date: May 9, 2016

Amount: FORTY-FOUR THOUSAND FIVE HUNDRED AND NO/100 DOLLARS  
(\$44,500.00)

Borrower: IVETT AVILA AND JONATHAN HUITZACUA

Lender: ANNIE WU MASON

Date of Sale of Property: July 3, 2018

Earliest time of Sale of Property: 10:30 a.m.

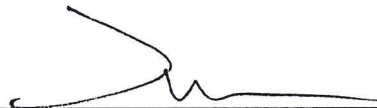
Place of Sale of Property: Front door of Limestone County Courthouse located at 200  
W. State Street, Groesbeck, Limestone County, Texas.

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 NATION GUARD OF ANOTHER STATE  
OR AS A MEMBER OF A RESERVE COMPONENT OF THE ARMED FORCES OF

00001328

THE UNITED STATE, PLEASE SEND WRITTEN NOTICE OF THE ACTIVE DUTY MILITARY SERVICE TO THE SENDER OF THIS NOTICE IMMEDIATELY.

Notice is given that on the Date of Sale, Trustee will offer the Property for sale at public auction at the Place of Sale, to the highest bidder for cash "AS IS". The sale will begin at the Time of Sale or not later than three hours thereafter. This sale will be conducted subject to the right of rescission contained in section 51.016 of the Texas Property Code.

  
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JUSTIN REED, TRUSTEE

STATE OF TEXAS

COUNTY OF LIMESTONE

This instrument was acknowledged before me on the 5<sup>th</sup> day of June, 2018, by JUSTIN REED, and in the capacity therein stated.



  
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NOTARY PUBLIC, STATE OF TEXAS

Filed for Record in:  
Limestone County  
On: Jun 05, 2018 at 10:38A  
By: Janice Ledet

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.

Jun 05, 2018

Peggy Beck, County Clerk  
Limestone County