

NOTICE OF TRUSTEE'S SALE

Copy of Original
 Filed 7-9-18
 Not Compared
 or Verified

DATE: July 6, 2018

DEED OF TRUST

Date: March 1, 2018

Grantor: John R. Sunday
 106 S. Brooks
 Mexia, TX 76667

Beneficiary: Moon Land Company, LLC
 PO Box 190
 Buffalo, TX 75831

Substitute Trustee: Deborah L. Lemons

Recording Information: Document No. 20180911, Official Public Records of Limestone County, Texas.

Property:

TRACT ONE (1) Moon Land Company, LLC, being 20.15 acres in the ANDRES VARELA SURVEY, A-29, Limestone County, Texas, as more fully described by metes and bounds in aforementioned document.

TRACT FIVE(5) Moon Land Company, LLC, being 23.96 acres of land in the ANDRES VARELA SURVEY, A-29, Limestone County, Texas, as more fully described by metes and bounds in aforementioned document.

Note

Date: March 1, 2018

Amount: \$125,000.00

Debtor: John R. Sunday

Holder: Moon Land Company, LLC

DATE OF SALE OF PROPERTY: August 7, 2018

EARLIEST TIME OF SALE OF PROPERTY: 10:00 AM

LOCATION OF SALE: Groesbeck, Texas, at the Limestone County Courthouse in the area designated for the conduct of foreclosure sales by the Commissioners of said County.

Because of default in performance of the obligations of the Deed of Trust, Trustee will sell the property at public auction to the highest bidder for cash at the place and date specified to satisfy the debt secured by the Deed of Trust. The sale will begin at the earliest time stated above or within three hours after that time.

Grantor has failed to perform obligations set out in the deed of trust, and in accordance with provisions of that instrument, Beneficiary has declared the debt that is secured immediately due and requests that the property it conveys be sold in a Trustee's Sale.

Beneficiary also appoints Trustee to act in accordance with the Deed of Trust and to sell the Property. Beneficiary requests copies of the Notice of Trustee's Sale so that the notice of the

sale can be filed and furnished to Grantor in accordance with §51.002 of the Texas Property Code.


DEBORAH L. LEMONS

(ACKNOWLEDGMENT)

STATE OF TEXAS §

COUNTY OF LEON §

This instrument was acknowledged before me on July 6, 2018 by Deborah L. Lemons.


NOTARY PUBLIC, STATE OF TEXAS



Filed for Record in:
Limestone County

On: Jul 09, 2018 at 10:34A

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.

Jul 09, 2018

Peggy Beck, County Clerk
Limestone County