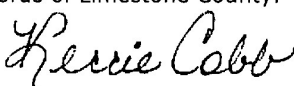


LIMESTONE COUNTY Kerrie Cobb 200 West State Street Suite 102 Groesbeck, TX 76642 Phone: (254)729-5504	DOCUMENT #: FC-2026-0032 RECORDED DATE: 08/11/2026 01:47:22 PM 
OFFICIAL RECORDING COVER PAGE	
Document Type: FORECLOSURE Transaction Reference: Document Reference:	Transaction #: 1021862 - 3 Doc(s) Document Page Count: 2 Operator Id: Olga
RETURN TO: () DEBORAH LEMONS	SUBMITTED BY: DEBORAH LEMONS 9792192671
DOCUMENT # : FC-2026-0032 RECORDED DATE: 08/11/2026 01:47:22 PM I hereby certify that this document was filed on the date and time stamped hereon by me and was duly recorded in the Official Public Records of Limestone County.   Kerrie Cobb Limestone County Clerk	

PLEASE DO NOT DETACH

THIS PAGE IS NOW PART OF THIS LEGAL DOCUMENT

NOTE: If document data differs from cover sheet, document data always controls.
***COVER PAGE DOES NOT INCLUDE ALL DATA, PLEASE SEE INDEX AND DOCUMENT AFTER RECORDING FOR ADDITIONAL INFORMATION.**

NOTICE OF TRUSTEE'S SALE

DATE: August 10, 2026

DEED OF TRUST

Date: November 30, 2025

Grantor: Rodney Ray
410 S. Lincoln St.
Groesbeck, TX 76642

Beneficiary: Wendell Fleming
PO Box 423
Centerville, TX 75833

Substitute Trustee: Deborah L. Lemons
PO Box 423
Centerville, TX 75833

Recording Information: Document No. 2026-0000362, Official Public Records of Limestone County, Texas.

Property: *7.96 acres of land in the PEDRO VERELA SURVEY, A-30, being Tract Seventy-Four (74) of 462 Land Co., Section 2, Limestone County, Texas, more fully described in aforementioned document along with a 60" road easement more fully described in aforementioned document.*

Note

Date: November 30, 2025

Amount: \$79,000.00

Debtor: Rodney Ray

Holder: Wendell Fleming

DATE OF SALE OF PROPERTY: September 1, 2026

EARLIEST TIME OF SALE OF PROPERTY: 1:00 PM

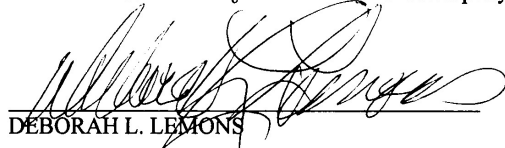
LOCATION OF SALE: Groesbeck, Texas, at the Limestone County Courthouse in the area designated for the conduct of foreclosure sales by the Commissioners of said County.

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.

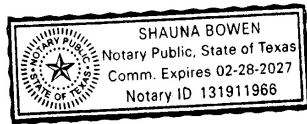

DEBORAH L. LEMONS

(ACKNOWLEDGMENT)

STATE OF TEXAS §

COUNTY OF LEON §

This instrument was acknowledged before me on August 10, 2026 by Deborah L. Lemons.




NOTARY PUBLIC, STATE OF TEXAS