

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM THIS INSTRUMENT BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

“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.”

Notice of Trustee's Sale

Date: January 27, 2015

Trustee: Stephen Reed

Trustee's Address: P.O. Box 349, Groesbeck, Texas 76642

Mortgagee: Joseph M. McFerran and wife, Dorothy L. McFerran

Note:

Dated April 30, 2014, executed by Aaron Christopher Woodall and wife, Keeley Jo Woodall to Joseph M. McFerran and wife, Dorothy L. McFerran

Deed of Trust

Date: April 30, 2014

Grantor: Aaron Christopher Woodall and wife, Keeley Jo Woodall

Mortgagee: Joseph M. McFerran and wife, Dorothy L. McFerran

Recording information: Clerk's Document Number 20141744, Real Property Records of Limestone County, Texas.

Property:

BEING 130 feet off the northeast end of a tract or parcel of land, a part of the A. Varela Survey in Groesbeck, Limestone County, Texas, and being more particularly described in Exhibit "A" attached hereto and incorporated herein by reference for all proper purposes.

County: Limestone County

Date of Sale (first Tuesday of month): March 3, 2015

Time of Sale: The earliest time the sale will be held is 11:30 A.M. and said sale will begin no later than 2:30 P.M.

Place of Sale: At the front door (which is the door facing State Street) of the Limestone County Courthouse in Groesbeck, Texas.

Stephen Reed is Trustee under the Deed of Trust. Mortgagee has instructed Trustee to offer the Property for sale toward the satisfaction of the Note.

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." THERE WILL BE NO WARRANTY RELATING TO TITLE, POSSESSION, QUIET ENJOYMENT, OR THE

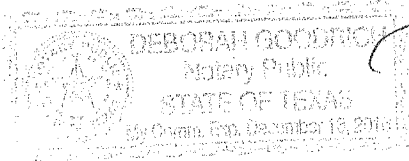
LIKE FOR THE PERSONAL PROPERTY IN THIS DISPOSITION. The earliest time the sale will occur is the Time of Sale, and the sale will be conducted no later than three hours thereafter.

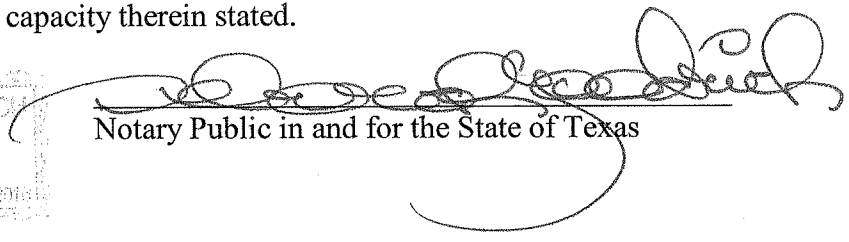


Stephen Reed, Trustee

THE STATE OF TEXAS
COUNTY OF LIMESTONE

This instrument was acknowledged before me on this 27TH day of January, 2015, by Stephen Reed, in the capacity therein stated.





Notary Public in and for the State of Texas

Prepared by:
Reed & Reed, L.L.P.
Attorneys at Law
217 W. State Street/P.O. Box 349
Groesbeck, Texas 76642

BEING 130 feet off the northeast end of a tract or parcel of land, a part of the A. Varela Survey in Groesbeck, Limestone County, Texas, and being out of the following described tract or parcel of land, to-wit: BEGINNING at the SE corner of a one tract once owned by P. A. Long; THENCE S. 30 E 100 vrs; THENCE S 60 W 75 vrs; THENCE N 30 W 100 vrs; THENCE N 60 E 75 vrs to the place of beginning containing one and one-fourth acres of land, and being the same land described in the deed from L. W. Burney et ux to T. G. McCoslin by deed dated February 15, 1949, of record in Vol. 332, Page 333 of the Deed Records of Limestone County, Texas, and being the same land conveyed in a deed from Fannie Jane McCoslin, a widow, to Conita Fay McCoslin Black, dated May 19, 1969, and of record in Vol. 550, Page 579, Deed Records of Limestone County, Texas, and being the same land described in deed from Conita Fay McCoslin Black et vir to Leman Earl Carley et ux dated March 26, 1970, and recorded in Volume 556, Page 626, of the Limestone County Deed Records.

It being the intention of the Grantor herein to convey 130 feet by 208.33 feet of the northwest corner of the above described tract.

EXHIBIT (A)

Prepared in the law office of Bobby Reed, P.O. Box 349, Groesbeck, Texas 76642, from information furnished by the parties and no examination has been made and no opinion has been given by the firm preparing this instrument as to the title to or the description of the property involved.

Filed for Record in:
Limestone County

On: Jan 27, 2015 at 02:28P

By: Delores Crabb

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.

Jan 27, 2015

Fessy Beck, County Clerk
Limestone County