

Notice of Trustee's Sale

Date: March 30, 2023

Trustee: PATRICK F. DOYLE, DENNIS R. BETTISON, JEFF ADAMS, DONNIE QUINTANILLA, JANA L. HARTNETT, ALBERT G. REDMOND, PETER SAPIO, JR., THEA CLARK, DIETRICH ODOM, WILSON WALLACE or PATRICIA LARUE

Trustee's Address: 4400 Buffalo Gap Road, Suite 1100, Abilene, Taylor County, Texas 79606

Lender: LALO CORDOVA and MICHELLE CORDOVA, husband and wife

Note:

Date: October 26, 2020

Amount: ONE HUNDRED THOUSAND AND NO/100 DOLLARS (\$100,000.00)

Maker: MARIANNE EASTTY

Payee: LALO CORDOVA and MICHELLE CORDOVA, husband and wife

Final Maturity Date: November 1, 2050

Terms of Payment: As provided therein.

Deed of Trust

Date: October 26, 2020

Grantor: MARIANNE EASTTY

Lender: LALO CORDOVA and MICHELLE CORDOVA, husband and wife

Recording information: Instrument No. 206859, Official Public Records, Jones County, Texas

Property (including improvements): BEING a 15.36 acre tract of land situated within the SE/4 of Section 13, Block 2, S.P.R.R. Co. Survey, Abstract No. 323, Jones County, Texas, being that same tract of land described in a deed to Gary B. Niesen, et us recorded in Volume 311, Page 672, Official Public Records of Jones County, Texas, and being the same tract of land described in Instrument No. 206859, Official Public Records, Jones County, Texas.

County: Jones

Date of Sale: Tuesday, May 2, 2023

POSTED NOTICE

DATE 3-31-23 TIME 8 AM

Rehan Jearns
JONES COUNTY CLERK, JONES CO., TX

BY: _____

Time of Sale: 11:30 AM, and no later than three (3) hours thereafter

Place of Sale: The sale will be conducted at a public venue in the area designated by the Jones County Commissioners Court pursuant to Section 51.002 of the Texas Property Code as the place where foreclosure sales are to take place, the Jones County Courthouse, located at 1100 12 St, Anson, Texas, or as designated by the County Commissioners, or if no such area has been so designated, then at the place where non-judicial foreclosure sales of real property are customarily and regularly held in Jones County..

Terms of Sale: The Foreclosure Sale will be conducted as a public auction and the Property will be sold to the highest bidder for cash, except that Lender's bid may be by credit against the indebtedness secured by the lien of the Deed of Trust.

This Foreclosure Sale has been posted under notices for previous months, however the previous sales have not been conducted.

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.

PATRICK F. DOYLE, DENNIS R. BETTISON, JEFF ADAMS, DONNIE QUINTANILLA, JANA L. HARTNETT, ALBERT G. REDMOND, PETER SAPIO, JR., THEA CLARK, DIETRICH ODOM, WILSON WALLACE or PATRICIA LARUE are Trustees under the Deed of Trust. Lender has instructed Trustee to offer the Property for sale toward the satisfaction of the Note.

THIS INSTRUMENT APPOINTS THE TRUSTEE(S) IDENTIFIED TO SELL THE PROPERTY DESCRIBED IN THE SECURITY INSTRUMENT IDENTIFIED IN THIS NOTICE OF SALE. THE PERSON SIGNING THIS NOTICE IS THE ATTORNEY OR AUTHORIZED AGENT OF THE LENDER OR MORTGAGE SERVICER.

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 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.

SIGNATURE PAGE TO FOLLOW

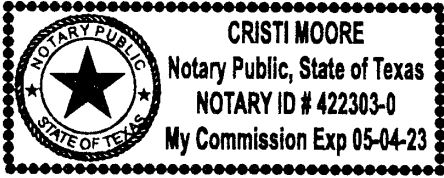
Wilson Wallace

WILSON WALLACE, Trustee

STATE OF Texas

COUNTY OF Taylor

This instrument was acknowledged before me on the 30th day of March, 2023, by Wilson Wallace.



Cristi Moore
Notary Public, State of Texas