

POSTED NOTICE

DATE 1-11-24 TIME 1 PM  
*Chad Cowan*  
JONES COUNTY CLERK, JONES CO., TX

BY: \_\_\_\_\_

# CHAD COWAN

3<sup>RD</sup> Floor Courthouse  
P.O. Box 68  
Anson, Texas 79501

ATTORNEY AT LAW

TEL. (325) 823-4224  
FAX (325) 823-4223

January 11, 2024

Aldine Nicole Bryant  
1953 Denton Street, Apartment C  
Abilene, Texas 79605

## NOTICE OF TRUSTEE'S SALE

You, Aldine Nicole Bryant, are hereby notified that on Tuesday **February 6, 2024**, between the hours of 10:00 A.M. and 2:00 P.M., at the south courthouse door located at 1 Courthouse Square in the city of Anson, county of Jones, state of Texas, I, the undersigned, will sell at public auction to the highest bidder for cash the following real property:

BEING the SURFACE ESTATE ONLY of Lot 3 of the Prairie View Acres subdivision, Section 3, such each being a 1.03 ACRE tract, more or less, that is 150.14' X 300.31'. Lot 3 is out a 24.75 acre tract known as Prairie View Acres subdivision, Section 3, as shown on a Plat on File as Slide 393 in the Jones County Clerk's office, such 24.75 acres being out of the Southwest  $\frac{1}{4}$  of Section 8, Block 16, T&P RR. Company Surveys, Jones County, Texas, and such 24.75 acres being a part of the same property described as 208 acres, more or less, in Instrument No. 172086, Official Public Records of Jones County, Texas.

The earliest time that the sale will begin is: 10:00 a.m.

The address or other common designation of this real property is: PR 4286 HAWLEY TX 79525

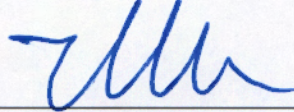
This sale will be made to satisfy the debt evidenced by the promissory note dated SEPTEMBER 15, 2023, in the original principal sum of \$ 23,900.00, executed by you as Maker to RONALD E. POINTER AND ALEXANDRA J. POINTER, as payee, and secured by and pursuant to the power of sale conferred in the deed of trust dated SEPTEMBER 15, 2023 (referred to in this notice as the Deed of Trust). The Deed of Trust was executed by you as Grantor to Chad Cowan as Trustee for the benefit of RONALD E. POINTER AND ALEXANDRA J. POINTER, and was recorded SEPTEMBER 15, 2023, in Instrument # 232870, in the Official Public records of Jones County, Texas. RONALD E. POINTER AND ALEXANDRA J. POINTER has requested me, the undersigned Trustee, to enforce this trust by selling the real property because you are in default in the payment of the note described in the Deed of Trust.

**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.**

Sincerely yours,



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CHAD COWAN

Attorney for **RONALD E. POINTER AND  
ALEXANDRA J. POINTER**

State Bar No.: 00793556

P.O. Box 68

Anson, Texas 79501

(325) 823-3771

(325) 823-4223

c: **RONALD E. POINTER AND ALEXANDRA J. POINTER**

RR# 7021 2720 0002 8814 4468