

NOTICE OF NON-JUDICIAL FORECLOSURE SALE

WHEREAS, That certain Deed of Trust (the "Deed of Trust") dated August 9th, 2013, from Darrell W. Hull and Nicole L. Hull ("Borrower"), as Grantor to Ryan Coggin, Trustee, filed for record in Real Property Records of Jones County, Texas on August 11th, 2013 as Instrument Number 132437 in Vol. 378, Pgs. 426-429 more particularly described therein, which serves as security for a \$22,900.00 promissory note, described therein (the "Note") payable to HB Equity, LLC executed by Borrower and subsequently assigned to Homestead Opportunity Fund, LP on August 22, 2013 by Assignment of Mortgage/Deed to Secure Debt, recorded as instrument 132536 on August 26th, 2013 in Vol. 378, Pgs. 883-884 of Real Property Records of Jones County, Texas.

WHEREAS, the undersigned has been appointed Substitute Trustee in the place of the said original Trustee, upon the contingency and in the manner authorized by the Deed of Trust; and

WHEREAS, default, as same is defined in the Promissory Note and/or the Deed of Trust, has occurred and the outstanding indebtedness on same is now wholly due; and

WHEREAS, Homestead Opportunity Fund, LP, the Owner and Holder of the Promissory Note has requested the undersigned to sell the real property described in the Deed of Trust to satisfy said indebtedness.

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on Tuesday, **February 4th, 2015** beginning at 10:00 am, or not later than 4:00 pm, the Trustee or Substitute Trustee, will sell the following described real property, to the highest bidder for cash, subject to the unpaid balance due and owing on any lien indebtedness affecting the property which is superior to the Deed of Trust, if any, at the Courthouse of Jones County, Texas, in the area designated by the Commissioners Court of such County, 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, Texas, which real property is described as follows:

Legal Description: Being the West 50 feet of Lots 1 and 2, Block 5, Original Town of Hamlin, Jones County, Texas

Together with all improvements on the property; all easements, rights, appurtenances, rents, royalties, mineral, oil and gas rights and profits, water rights, and water stock; all fixtures attached to the property; and all personal property, if any described in and secured by the Deed of Trust.

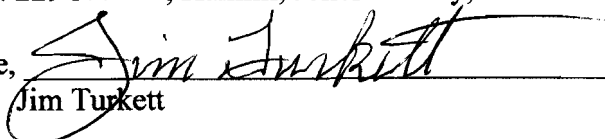
The property to be sold is the same property described in said Deed of Trust, except as same may have been modified of record.

THE SALE OF THE PROPERTY IS "AS IS" AND "WHERE IS" AND WITHOUT REPRESENTATION OR WARRANTY OF ANY KIND BY THE SUBSTITUTE TRUSTEE(S), EXPRESS, IMPLIED, STATUTORY, QUASI-STATUTORY OR OTHERWISE, ANY WARRANTY MERCHANTABILITY OR FITNESS FOR A PARTICULAR PURPOSE BEING EXPRESSLY DISCLAIMED. NEITHER THE OWNER OF THE PROMISSORY NOTE NOR THE SUBSTITUTE TRUSTEE(S) MAKES ANY REPRESENTATIONS OR WARRANTIES WITH THE RESPECT TO COMPLIANCE WITH LAWS, RULES, AGREEMENTS OR SPECIFICATIONS, NOR WITH RESPECT TO CONDITION, QUALITY, CAPACITY, DESIGN, OPERATION, ABSENCE OF ANY LATENT DEFECTS OR ANY OTHER WARRANTY OR REPRESENTATIONS WHATSOEVER WITH RESPECT TO THE PROPERTY, ALL OF WHICH ARE EXPRESSLY WAIVED BY PURCHASER.

IN WITNESS HEREOF, this instrument has been executed to be effective December 2, 2014

Property Address: 229 NW 4th, Hamlin, Jones County, TX 79520

Substitute Trustee,


Jim Turkett

POSTED NOTICE

DATE 1-13-15 TIME 8:10

JONES COUNTY CLERK, JONES CO., TX

BY: Trish Balah