

FILED
NICOLE TANNER, COUNTY CLERK
HILL COUNTY, TEXAS

#40

2022 JUL -6 PM 1:15

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

DATE: June 28, 2022:

DEED OF TRUST:

Date: April 11, 2017

Grantor: JEREMY NELSON and ELLEN NELSON

Grantor's County: HILL

Beneficiary: MANOR RANCHES, LTD., SUCCESSOR IN INTEREST TO BERT DICKENS, INC.

Trustee: ROBERT E. BLACK

Substitute Trustee: ROBERT E. BLACK, JIM MILLS, SUSAN MILLS, GEORGE HAWTHORNE, ED HENDERSON, DAVID TEEL, MARGOT FOSTER, DONNA STOCKMAN, BRENDA WIGGS, DAVID STOCKMAN, GUY WIGGS, MICHELLE SCHWARTZ, KATHY ARRINGTON, TED WILLIAMSON, JANET PINDER, and ANDREW MILLS-MIDDLEBROOK.

Substitute Trustee's Address:

ROBERT E. BLACK
2499 S. Capital of Texas Hwy., #A-205
Austin, Travis County, Texas 78746
(512) 477-1964

ROBERT E. BLACK, JIM MILLS, SUSAN MILLS, GEORGE HAWTHORNE, ED HENDERSON, DAVID TEEL, MARGOT FOSTER, DONNA STOCKMAN, BRENDA WIGGS, DAVID STOCKMAN, GUY WIGGS, MICHELLE SCHWARTZ, KATHY ARRINGTON, TED WILLIAMSON, JANET PINDER, and ANDREW MILLS-MIDDLEBROOK.
P.O. Box 9932
Austin, Travis County, Texas 78766
(512) 340-0331

Recorded in: Volume 1903, Page 603 and Document No. 00087712, Real Property Records, Hill County, Texas

PROPERTY:

Lot Nine-C (9C), Cottonwood Ranch Section IV Subdivision, being a re-plat of Lots Nine (9) and Ten (10), Cottonwood Ranch Subdivision Section I, Hill County, Texas according to the plats recorded in Slide A-165 and Slide B-185, Plat Records, Hill County, Texas.

NOTE SECURED BY DEED OF TRUST:

Date: April 11, 2017

Original Principal Amount: \$52,800.00

Holder: Manor Ranches, Ltd., successor in interest to Bert Dickens, Inc.

DATE OF SALE OF PROPERTY (first Tuesday of month, between 10:00 a.m. and 4:00 p.m.): 2nd day of August, 2022.

PLACE OF SALE OF PROPERTY (including county):

County Courthouse of Hill County, Hillsboro, Texas, at area designated by County Commissioners for said sales.

The earliest time at which a sale will occur is 10:00 a.m., provided the sale must begin at such time or not later than three hours after that time.

Because of default in performance of the obligations of the Deed of Trust, Substitute Trustee will sell the property by public auction to the highest bidder for cash at the place and date specified to satisfy the debt secured by 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 services to the sender of this notice immediately.

Susan Mills

JIM MILLS, SUSAN MILLS,
GEORGE HAWTHORNE, ED HENDERSON, DAVID
TEEL, MARGOT FOSTER, DONNA STOCKMAN,
BRENDA WIGGS, DAVID STOCKMAN, GUY WIGGS,
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