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Notice of Substitute Trustee's Sale

FILED
NICOLE TANNER, COUNTY CLERK
HILL COUNTY, TEXAS

2026 MAR 17 PM 1:50

Date: March 17, 2026

Substitute Trustee: Amanda Unarut
1015 Ferris Ave.
Waxahachie, Texas 75165

Lender: Ladd Vien

Note: A certain promissory note executed by MC Projects, LLC; dated May 5, 2023, in the original principal amount of \$58,500.00, or as thereafter modified, bearing interest as therein specified, payable to Ladd Vien, and containing an attorney's fee clause, with interest and principal being payable as therein specified.

Deed of Trust: Date: May 5, 2023

Grantor: MC Projects, LLC

Lender: Ladd Vien

Recording information: Said Deed of trust being recorded in the Real Property Records of Hill County,

Property: Being Lot 2, Block 1, RILEY'S ESTATES Subdivision, Hill County, Texas, according to the plat of record in Slide 385A, Plat Records, Hill County, Texas. Tax id 452563.

County: Hill County

Date of Sale (first Tuesday of month): April 7, 2026

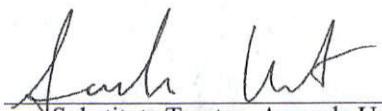
Time of Sale: between 10:00 A.m.to 4:00 p.m.

Place of Sale: Hill County Courthouse.

Lender has appointed Amanda Unarut as Substitute Trustee under the Deed of Trust. Lender has instructed Substitute Trustee to offer the Property for sale toward the satisfaction of the Note.

The Substitute Trustee reserves the right to sell the Property as a whole, or in two or more separate and distinct lots, tracts, or parcels.

Notice is given that on the Date of Sale, Substitute Trustee will offer the Property for sale at public auction at the Place of Sale, to the highest bidder for cash. The earliest time the sale will occur is the Time of Sale, and the sale will be conducted no later than three hours thereafter.

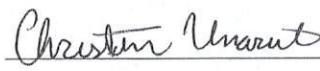

Substitute Trustee, Amanda Unarut

STATE OF TEXAS §

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COUNTY OF ELLIS §

This instrument was acknowledged before me on March 17, 2026, by Amanda Unarut, Substitute Trustee



Notary Public, State of Texas

