

NOTICE OF SUBSTITUTE TRUSTEE SALE

THE STATE OF TEXAS *

COUNTY OF YOUNG *

WHEREAS, On the 13th day of December 2005, Joseph A. Ford executed a Deed of Trust conveying to Danny K. Buckalew as Trustee, the real estate herein described, to secure GRAHAM SAVINGS AND LOAN, FA (now known as Graham Savings and Loan, SSB) in the payment of a debt therein described, said Deed of Trust being recorded in Volume 982, Page 554, in the Official Public Records of Young County, Texas; and

WHEREAS, the undersigned has been appointed substitute trustee in the place of said original trustee, upon the contingency and in the manner authorized by said deed of trust; and


WHEREAS, Default has occurred in the payment of said indebtedness and the same is now wholly due, and the owner and holder of said debt has requested the undersigned to sell said property to satisfy said indebtedness:

NOW, THEREFORE, Notice Is Hereby Given That on Tuesday, the 1st day of October 2019, between the hours of 10:00 o'clock a.m. and 4:00 o'clock p.m., I will sell said real estate under the Portico at the North Entrance of the Young County Courthouse, Graham, Texas, to the highest bidder for cash. The earliest said sale will begin at the earliest at 10:00 o'clock a.m. and will take place not later than 5 hours after that time.

Said real estate is described as follows: In the County of Young, State of Texas,

SEE EXHIBIT "A" ATTACHED HERTO AND MADE A PART HEREOF.


WITNESS my hand this 9th day of September 2019.



Troy Lambden, Substitute Trustee

The within Notice was caused by me to be posted on the above date at the following places in Young County, Texas:

Original on the Bulletin Board inside the District Court Building in Young County, Texas, at 9:54 o'clock A. M.



Troy Lambden, Substitute Trustee

EXHIBIT 'A'

Being SURFACE AND SURFACE ESTATE ONLY in and to Two (2) acres out of the J.M.C. Rodgers Survey, Abstract No. 1878, Young county, Texas. Said 2.0 acres also being a PART OF LOT 24, MOUNTAIN TOP ESTATES recorded in Volume 562, Page 236 of the Deed Records of said county. Said 2.0 acres being described as follows:

BEGINNING at a 3/8 inch iron rod found for the southeast corner of said Lot 24 in the west right-of-way line of Mountain Top Loop;

THENCE S 85°19' W 462.34 feet with the south line of said Lot 24 to a steel fence corner post found for corner;

THENCE N 04°43'11" W 208.67 feet to a 1/2 inch iron rod set for corner;

THENCE N 85°14'44" E 372.11 feet to a spike found for corner in said right-of-way line;

THENCE S 28°03'09" E 227.82 feet with said right-of-way line to the point of BEGINNING, containing 2.0 acres more or less.

