

Notice of Substitute Trustee's Sale

Filed this 9th day of Nov 2020
2:21 PM

Date: October 29, 2020

Substitute Trustee: YAZMIN LEAL

TERESA RODRIGUEZ
COUNTY CLERK, CALDWELL COUNTY, TEXAS

Substitute Trustee's Address: 2211 Hancock Dr.
Austin, Texas 78756

By Brenda Flores Deputy
Brenda Flores

Lender: CENTEX LAS ESTANCIAS, L.P., a Texas limited partnership

Note: EIGHTY-THREE THOUSAND THREE HUNDRED FIFTY AND
NO/100THS DOLLARS (\$83,350.00)

Deed of Trust

Date: April 15, 2020

Grantor: Ever Onan Santos, a married person

Lender: CENTEX LAS ESTANCIAS, L.P., a Texas limited partnership

Recording information: A Special Warranty Deed with Vendor's Lien dated April 15, 2020, executed by CENTEX LAS ESTANCIAS, L.P., a Texas limited partnership to Ever Onan Santos, a married person recorded under Clerk's Document No. 2020-002145 Official Records, Caldwell County, Texas and being further secured by Deed of Trust of even date therewith Ever Onan Santos, a married person to TRACY MANCINELLI, Trustee, recorded under Clerk's Document No. 2020-002144 Official Records, Caldwell County, Texas.

Property: (including any improvements), All of Lot 25, Block B, LAS ESTANCIAS SUBDIVISION, Caldwell County, Texas, according to the map recorded under Cabinet C, Slide #96, in the map Records of Caldwell County, Texas.

County: Caldwell

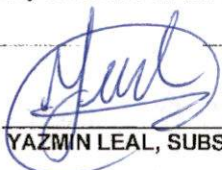
Date of Sale (first Tuesday of month): December 1, 2020

Time of Sale: 10:00 a.m.

Place of Sale: Caldwell County Justice Center, 1703 S. Colorado, Lockhart, Texas 78644 or in the area designated by the commissioner's court, pursuant to section 51.002 of Texas property code.

YAZMIN LEAL is Substitute Trustee under the Deed of Trust. Lender has instructed Trustee to offer the Property for sale toward the satisfaction of the Note.

Notice is given that on the Date of Sale, Trustee will offer the Property for sale at public auction at the Place of Sale, to the highest bidder for cash, AS IS. The earliest time the sale will occur is the Time of Sale, and the sale will be conducted no later than three hours thereafter. The Deed of Trust permits the beneficiary to postpone, withdraw, or reschedule the sale for another day. In that case, the Trustee or Substitute Trustee under the Deed of Trust need not appear at the date, time, and place of a scheduled sale to announce the postponement, withdrawal, or rescheduling. Notice of the date of any rescheduled foreclosure sale will be reposted and refiled in accordance with the posting and filing requirements of the Texas Property Code. Such reposting or refiled may be after the date originally scheduled for this sale.


YAZMIN LEAL, SUBSTITUTETRUSTEE

Notice of Substitute Trustee's Sale

Filed this 9th day of Nov 20 20
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Date: October 29, 2020
Substitute Trustee: YAZMIN LEAL
Substitute Trustee's Address: 2211 Hancock Dr.
Austin, Texas 78756

TERESA RODRIGUEZ
COUNTY CLERK, CALDWELL COUNTY, TEXAS
By Brenda Flores Deputy

Brenda Flores

Lender: CENTEX LAS ESTANCIAS, L.P., a Texas limited partnership
Note: SEVENTY-ONE THOUSAND TWO HUNDRED THIRTEEN AND
NO/100THS DOLLARS (\$71,213.00)

Deed of Trust

Date: May 25, 2018
Grantor: IVAN EPSINOZA and wife YURIDIA ALICIA RODRIGUEZ
Lender: CENTEX LAS ESTANCIAS, L.P., a Texas limited partnership

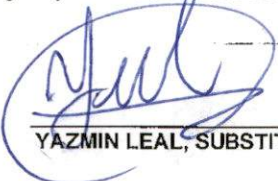
Recording information: A Special Warranty Deed with Vendor's Lien dated May 25, 2018, executed by CENTEX LAS ESTANCIAS, L.P., a Texas limited partnership to IVAN EPSINOZA and wife YURIDIA ALICIA RODRIGUEZ recorded under Clerk's Document No. 2018-003116 Official Records, Caldwell County, Texas and being further secured by Deed of Trust of even date therewith IVAN EPSINOZA and wife YURIDIA ALICIA RODRIGUEZ to TRACY MANCINELLI, Trustee, recorded under Clerk's Document No. 2018-003117 Official Records, Caldwell County, Texas.

Property: (including any improvements), All of Lot 25, Block C, LAS ESTANCIAS SUBDIVISION, Caldwell County, Texas, according to the map recorded under Cabinet C, Slide #96, in the map Records of Caldwell County, Texas.

County: Caldwell
Date of Sale (first Tuesday of month): December 1, 2020
Time of Sale: 10:00 a.m.
Place of Sale: Caldwell County Justice Center, 1703 S. Colorado, Lockhart, Texas 78644 or in the area designated by the commissioner's court, pursuant to section 51.002 of Texas property code.

YAZMIN LEAL is Substitute Trustee under the Deed of Trust. Lender has instructed Trustee to offer the Property for sale toward the satisfaction of the Note.

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YAZMIN LEAL, SUBSTITUTE TRUSTEE

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Substitute Trustee: YAZMIN LEAL

TERESA RODRIGUEZ
COUNTY CLERK, CALDWELL COUNTY, TEXAS
By Brenda Flores Deputy

Substitute Trustee's Address: 2211 Hancock Dr.
Austin, Texas 78756

Lender: CENTEX LAS ESTANCIAS, L.P., a Texas limited partnership

Brenda Flores

Note: SIXTY-FIVE THOUSAND FIVE HUNDRED NINETY FIVE AND
NO/100THS DOLLARS (\$65,595.00)

Deed of Trust

Date: June 19, 2019

Grantor: Elizabeth Botello, a single person and Victor Hugo Hernandez, a
single person

Lender: CENTEX LAS ESTANCIAS, L.P., a Texas limited partnership

Recording information: A Special Warranty Deed with Vendor's Lien dated June 19,
2019, executed by CENTEX LAS ESTANCIAS, L.P., a Texas limited partnership to
Elizabeth Botello, a single person and Victor Hugo Hernandez, a single person
recorded under Clerk's Document No. 2019-003383 Official Records, Caldwell
County, Texas and being further secured by Deed of Trust of even date therewith
Elizabeth Botello, a single person and Victor Hugo Hernandez, a single person to
TRACY MANCINELLI, Trustee, recorded under Clerk's Document No. 2019-003384
Official Records, Caldwell County, Texas.

Property: (including any improvements), All of Lot 53, Block A, LAS
ESTANCIAS SUBDIVISION, Caldwell County, Texas, according to the map
recorded under Cabinet C, Slide #96, in the map Records of Caldwell County,
Texas.

County: Caldwell


Date of Sale (first Tuesday of month): December 1, 2020

Time of Sale: 10:00 a.m.

Place of Sale: Caldwell County Justice Center, 1703 S. Colorado, Lockhart,
Texas 78644 or in the area designated by the commissioner's
court, pursuant to section 51.002 of Texas property code.

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offer the Property for sale toward the satisfaction of the Note.

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at the Place of Sale, to the highest bidder for cash, AS IS. The earliest time the sale will occur is
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of Trust permits the beneficiary to postpone, withdraw, or reschedule the sale for another day.
In that case, the Trustee or Substitute Trustee under the Deed of Trust need not appear at the
date, time, and place of a scheduled sale to announce the postponement, withdrawal, or
rescheduling. Notice of the date of any rescheduled foreclosure sale will be reposted and refiled
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YAZMIN LEAL, SUBSTITUTE TRUSTEE