

NOTICE OF [SUBSTITUTE] TRUSTEE'S NON-JUDICIAL FORECLOSURE SALE

DATE: December 09, 2014

DEED OF TRUST

Date: March 1, 2010

Grantor: Marvin A. Maxwell

Beneficiary: Crandall Development Corporation

Original Trustee: Leslie D. Ware

Substitute Trustee: Staci Hanscom or Leon Bradshaw or Nelson Robert Henry

Recording Information: Deed of Trust dated March 1, 2010 and recorded in Instrument No. 00003434, Official Public Records of Navarro County, Texas.

Property: All that certain lot, tract or parcel of land situated in Navarro County, Texas, being Lot No. 13 in Block No. 1, Section One of Pelican Isle Subdivision, according to the replat of Section One of said subdivision recorded in Volume 7, Page 148 of the Plat Records of Navarro County, Texas.

NOTE

Date: March 1, 2010

Amount: \$7,500.00

Debtor: Marvin A. Maxwell

Holder: Crandall Development Corporation.

DATE OF SALE OF PROPERTY: January 6, 2015

EARLIEST TIME OF SALE OF PROPERTY: 10:00 AM

LOCATION OF SALE: Corsicana, Texas, at the Navarro County Courthouse in the area designated for the conduct of foreclosure sales by the Commissioners of said County.

Because of default in the performance of the obligations of the Deed of Trust, Trustee will sell the property at public auction to the highest bidder for cash at the place and date specified to satisfy the debt secured by the Deed of Trust. The sale will begin at the earliest time stated above or within three hours after that time.

Grantor has failed to perform obligations set out in the deed of trust, and in accordance with provisions of that instrument, Beneficiary has declared the debt that is secured immediately due and requests that the property it conveys be sold in a Trustee's Sale.

2014-165
FILED FOR RECORD
AT 32 O'CLOCK 2 M.

DEC 15 2014

SHERRY DOWD
COUNTY CLERK NAVARRO COUNTY, TEXAS
BY [Signature] DEPUTY

Beneficiary also appoints Trustee to act in accordance with the Deed of Trust and to sell the Property. Beneficiary requests copies of the Notice of Trustee's Sale so that notice of the sale can be filed and furnished to Grantor in accordance with Section 51.002 of the Texas Property Code.



Staci Hanscom, Trustee

(ACKNOWLEDGMENT)

STATE OF TEXAS §

COUNTY OF COLLIN §

This instrument was acknowledged before me on the 9th of December, 2014 by Staci Hanscom.



Name: Debbie Diaz

My commission expires: 4-5-2015