

2015-58

NOTICE OF TRUSTEE'S SALE

FILED FOR RECORD

AT 11:45 O'CLOCK a M.

DATE: March 25, 2015

APR 13 2015

DEED OF TRUST

Date: August 10, 2014

SHERRY DOWD, County Clerk
NAVARRO COUNTY, TEXAS
BY J. Lemons DEPUTY

Grantor: Pedro Avalos
705 Oak St.
Garland, TX 75040

Beneficiary: Wortham Land Company, LLC
P.O. Box 190
Buffalo, TX 75831

Substitute Trustee: Deborah L. Lemons

Recording Information: Instrument No. 00005800 of the Official Public Records of Navarro County, Texas.

Property: *10.21 acres of land in the JACOB ALL BRACHET SURVEY, A-38, Navarro County, Texas, called Tract 14 of the Wortham Land Company, an unrecorded subdivision in Navarro County, Texas, and more fully described by metes and bounds in the aforementioned deed of trust.*

Note

Date: August 10, 2014

Amount: \$36,000.00

Debtor: Pedro Avalos

Holder: Wortham Land Company, LLC

DATE OF SALE OF PROPERTY: May 5, 2015

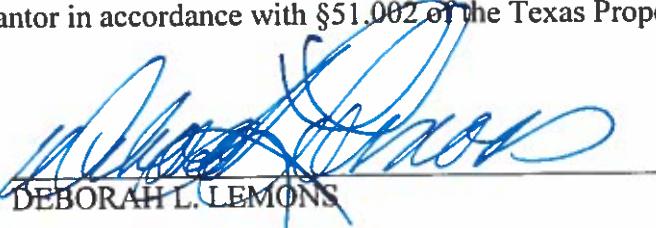
EARLIEST TIME OF SALE OF PROPERTY: 10:00 AM

LOCATION OF SALE: Corsicana, Texas, at the Navarro County Courthouse Annex, The Navarro Center, 800 North Main, East Entrance as designated for the conduct of foreclosure sales by the Commissioners of said County.

Because of default in 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.

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 the notice of the sale can be filed and furnished to Grantor in accordance with §51.002 of the Texas Property Code.


DEBORAH L. LEMONS

(ACKNOWLEDGMENT)

STATE OF TEXAS §
COUNTY OF LEON §

This instrument was acknowledged before me on March 25, 2015 by Deborah L. Lemons.

Tom Rose
NOTARY PUBLIC, STATE OF TEXAS