

NOTICE OF TRUSTEE'S SALE

DATE: November 2, 2018

2018-120

DEED OF TRUST

Date: August 2, 2015
Grantor: Juan Hernandez
1344 Dowdy Ferry Rd.
Dallas, TX 75217

FILED FOR RECORD
AT 8:45 O'CLOCK A.M.

NOV 09 2018

Beneficiary: Wortham Land Company, LLC
PO Box 190
Buffalo, TX 75831

SHERRY DAVIS, County Clerk
NAVARRO COUNTY, TEXAS
BY [Signature] DEPUTY

Substitute Trustee: Deborah L. Lemons

Recording Information: Deed of trust recorded in Document No. 201500005483, of the Official Public Records of Navarro County, Texas.

Property: *Tract One of Wortham Land Company, LLC, an unrecorded subdivision in Navarro County, Texas, being 10.14 acres of land in the JACOB ALLBRACHET SURVEY, A-38, Navarro County, Texas, and being more fully described in aforementioned document.*

Note

Date: August 2, 2015
Amount: \$44,000.00
Debtor: Juan Hernandez
Holder: Wortham Land Company, LLC

DATE OF SALE OF PROPERTY: December 4, 2018

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 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.

[Signature]
DEBORAH L. LEMONS

(ACKNOWLEDGMENT)

STATE OF TEXAS §

COUNTY OF LEON §

This instrument was acknowledged before me on November 2, 2018 by Deborah L. Lemons.




NOTARY PUBLIC, STATE OF TEXAS