

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

Assert and protect your rights as a member of the armed forces of the United States. If you are or your spouse is serving on active military duty, including active military duty as a member of the Texas National Guard or the National Guard of another state or as a member of a reserve component of the armed forces of the United States, please send written notice of the active duty military service to the sender of this notice immediately.

THE STATE OF TEXAS)

COUNTY OF TERRY)

Notice is hereby given that whereas, on March 6, 1991, Shannon M. Turnbow, executed a deed of trust to the State Director of the Farmers Home Administration for the State of Texas and his successors in office as State Director or Acting State Director, Trustee, for the benefit of the United States of America, Beneficiary, as more fully shown by instrument recorded as Clerk's File No. 186078 in Volume 152, Page 339, Deed of Trust Records of Terry County, Texas, reference to which is hereby made for a more complete description of the property covered thereby and the terms and effects of such instrument; and

WHEREAS, said deed of trust specifically authorized the appointment of a substitute trustee by the Beneficiary of said deed of trust; and

WHEREAS, by authority of the said deed of trust, the United States of America, Beneficiary thereunder, acting by and through the duly authorized representative of the Secretary of Agriculture, pursuant to the delegations of authority contained in the Federal Register, the contents of which publication are to be judicially noticed pursuant to Section 1507, Title 44, United States Code, did on

JULY 7th, 2016, appoint the undersigned as Substitute Trustee; and

WHEREAS, default has occurred in the payment of the promissory note described in said deed of trust and in the covenants contained in said deed of trust; and

WHEREAS, the Beneficiary, the United States of America, acting by and through the duly authorized representative of the Secretary of Agriculture, as aforesaid, has requested me to enforce this deed of trust;

NOW, THEREFORE, I hereby give notice that after the due publication of this notice as required by said deed of trust and the law, I will sell at public vendue to the highest bidder or bidders, for cash, at the north door of the courthouse in Brownfield, Terry County, Texas, in which county such property is situated, at 10:00 a.m., or within three hours thereafter, on the first Tuesday of September, being the 6th day of September 2016, the following land located in said county and more particularly described as follows:

THE SURFACE ESTATE ONLY in and to Lot Fifteen (15) in Block Ten (10) of the P.B.N. Addition to the City of Brownfield, Terry County, Texas.

SUBJECT, HOWEVER, TO THE FOLLOWING:

1. Any discrepancies, conflicts, or shortages in area or boundary lines, or any encroachments, or any overlapping of improvements.
2. Restrictive Covenants in Dedication Deed dated April 17, 1951, recorded in Volume 99, Page 488, Deed Records, Terry County, Texas.
3. Reservation and/or conveyance of all oil, gas and other minerals by predecessors in title.
4. Visible and apparent easements on or across the property, the existence of which do not appear of record.
5. All easements or rights-of-way owned or held by any lessee or mineral owner, on, over, or across the said lands

for the purpose of producing or transporting any of said minerals together with the right of ingress and egress.

6. Unpaid ad valorem taxes.

EXECUTED this 15th day of August, 2016.

Cassie Pfeiffer

Cassie J. Pfeiffer
Substitute Trustee
6113 43rd Street, Suite B
Lubbock, TX 79407
[806] 785-5644 ext. 4

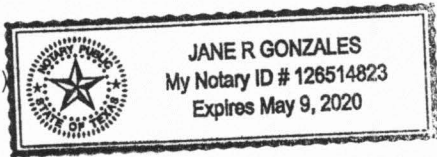
ACKNOWLEDGMENT

THE STATE OF TEXAS)

COUNTY OF TERRY)

This instrument was acknowledged before me on 15th of August,
20 16, by Cassie J. Pfeiffer, as Substitute Trustee.

(SEAL)



Jane R Gonzales
Notary Public, State of Texas

DM CARTER
TERRY COUNTY CLERK
DM Carter

2016 AUG 15 PM 2:18

FILED FOR RECORD