


LIMESTONE COUNTY Kerrie Cobb 200 West State Street Suite 102 Groesbeck, TX 76642 Phone: (254)729-5504	DOCUMENT #: FC-2025-0015 RECORDED DATE: 02/20/2025 04:12:31 PM 	
OFFICIAL RECORDING COVER PAGE		Page 1 of 3
Document Type: FORECLOSURE Transaction Reference: Document Reference:	Transaction #: 1002982 - 1 Doc(s) Document Page Count: 2 Operator Id: Clerk	
RETURN TO: () MOLLIE MCCOSLIN PO BOX 148 WORTHAM, TX 76693 903-388-2002	SUBMITTED BY: MOLLIE MCCOSLIN PO BOX 148 WORTHAM, TX 76693 903-388-2002	
DOCUMENT # : FC-2025-0015 RECORDED DATE: 02/20/2025 04:12:31 PM I hereby certify that this document was filed on the date and time stamped hereon by me and was duly recorded in the Official Public Records of Limestone County. <div style="display: flex; align-items: center;">  <div style="text-align: center;">  Kerrie Cobb Limestone County Clerk </div> </div>		

PLEASE DO NOT DETACH
 THIS PAGE IS NOW PART OF THIS LEGAL DOCUMENT

NOTE: If document data differs from cover sheet, document data always controls.
***COVER PAGE DOES NOT INCLUDE ALL DATA, PLEASE SEE INDEX AND DOCUMENT AFTER RECORDING FOR ADDITIONAL INFORMATION.**

THIS INSTRUMENT APPOINTS THE SUBSTITUTE TRUSTEE(S) IDENTIFIED TO SELL THE PROPERTY DESCRIBED IN THE SECURITY INSTRUMENT IDENTIFIED IN THIS NOTICE OF SALE. THE PERSON SIGNING THIS NOTICE IS THE ATTORNEY OR AUTHORIZED AGENT OF THE MORTGAGEE OR MORTGAGE SERVICER.

NOTICE OF SALE

MM

PURSUANT TO AUTHORITY conferred upon the Trustee by that certain Deed of Trust dated February 24, 2023, executed by **RAUL NATIVIDAD, JR. A/K/A RAUL NATIVIDAD AND KRYSTINE LYANNE HOUSTON A/K/A KRYSTINE HOUSTON, BOTH UNMARRIED PERSONS**, ("Mortgagor") to Tim Williams, Trustee, for the benefit of **21ST MORTGAGE CORPORATION** ("Mortgagee"), filed for record under Instrument No. 2023-0000683, Official Public Records of Limestone County, Texas, Mortgagee appoints K. Clifford Littlefield, Alexander J. Tiffany or Norma Jean Hesselstine, whose address is listed below, or Mollie McCoslin, Sharon St. Pierre, Sheryl LaMont, Lori Garner, Christine Wheeless, Phillip Hawkins, Kevin Key or Jay Jacobs, whose business address is 14800 Landmark Blvd., Suite 850, Dallas, Texas 75254, under said Deed of Trust, in order to satisfy the indebtedness secured thereby and at the request of the holder of said indebtedness, default having been made in the covenants of the Deed of Trust, to sell on **Tuesday, April 1, 2025**, (that being the first Tuesday of the month), at public auction to the highest bidder for cash, at the Limestone County Courthouse at the place designated by the Commissioner's Court for such sales in Limestone County, Texas, (on the steps of the county courthouse or as designated by the County Commissioner), the sale to begin at 11:00 o'clock a.m. or not later than three (3) hours after such time on that date, selling all of the property as an entirety or in such parcels as the Trustee acting may elect the property offered for sale, more particularly described on Exhibit "A" attached hereto and made a part hereof, together with any and all improvements constructed upon, affixed to or located upon the above described real property, including but not limited to the 2023 CMH Manufactured Home, Serial No. BL2010041TXAB.

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.

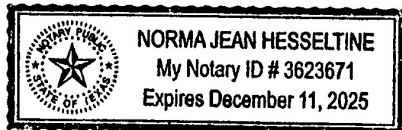
EXECUTED this 18 day of February, 2025.

K Littlefield

K. CLIFFORD LITTLEFIELD, Mortgagee Attorney
UPTON, MICKITS & HEYMANN, L.L.P.
802 N. Carancahua, Suite 450
Corpus Christi, Texas 78401
Telephone: (361) 884-0612
Facsimile: (361) 884-5291
Email: clittlefield@umhlaw.com

THE STATE OF TEXAS §
COUNTY OF NUECES §

SUBSCRIBED and SWORN TO BEFORE ME, the undersigned Notary Public, by **K. CLIFFORD LITTLEFIELD**, this 18 day of February, 2025, to certify which witness my hand and official seal.



[Signature]

NOTARY PUBLIC, STATE OF TEXAS

EXHIBIT "A"

6.3600 acres of land, being Tract Forty-Eight (48) of Daniel Todd Land Company, LLC, a Subdivision in Limestone, County, Texas, according to the map or plat thereof recorded in Envelop. 329-330 of the Map and Plat Records of Limestone County, Texas.