NOTICE OF TRUSTEE'S SALE UNDER TEXAS HOME EQUITY DEED OF TRUST

STATE OF TEXAS

KNOW ALL MEN BY THESE PRESENTS:

COUNTY OF LAMAR

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.

WHEREAS, by Deed of Trust dated the 18th day of December, 2003, Daniel Winter and wife, Sheri Winter, hereinafter referred to as "Borrower", conveyed to Richard M. Amis, as Trustee, the following described property situated in Lamar County, Texas, to-wit:

ALL THAT LOT, TRACT, OR PARCEL OF LAND SITUATED IN LAMAR COUNTY, TEXAS, BEING LOT 6, BLOCK 6, OF THE TOWN NORTH ESTATES NO. 3 ADDITION TO THE CITY OF PARIS, TEXAS, AS SHOWN ON THE PLAT THEREOF RECORDED IN ENVELOPE 239-B, LAMAR COUNTY PLAT RECORDS;

(herein referred to as "the property"), to secure that one certain promissory note therein described in the original principal sum of \$54,000.00, executed by said Borrower and payable to First Federal Community Bank, SSB, (which note is hereby referred to as "note"), said Deed of Trust being of record under in Volume 1415, Page 150, as corrected under Instrument No. 163195-2019, of the Lamar County Official Public Records, (herein referred to as "Deed of Trust"); and

WHEREAS, default has occurred under the terms of said Deed of Trust and the indebtedness secured thereby is now wholly due, and First Federal Community Bank, SSB, the owner and holder of said indebtedness, has requested the undersigned to sell the property to satisfy same; and

WHEREAS, an Order to Proceed with Notice of Sale and Sale was issued by the 6th District Court of Lamar County, Texas on the 9th day of May, 2024;

NOW, THEREFORE, notice is given that on Tuesday, the 4th day of June, 2024, I will sell said property at the County Courthouse in Lamar County, Texas, to the highest bidder, for cash. 10:00 o'clock a.m. is the earliest time on said date at which the sale may occur and the sale will begin at that time or not later than three hours after that time. I will sell said property at the area designated by the Commissioners Court of said County for such sale, to-wit: the East Foyer, just inside what is now called the first floor East entrance to the Lamar County Courthouse, 119 North Main Street, Paris, Lamar County, Texas.

RECEIVED BY LAMAR COUNTY CLERKS OFFICE ON THIS THE 14 DAY OF No. , 2024.

WITNESS MY HAND this 13th day of May, 2024.

Richard M. Amis, Trustee

630 Clarksville Street, Paris, Texas 75460

(903) 784-0881