

**NOTICE OF SUBSTITUTE TRUSTEE'S SALE**

**WHEREAS**, on the 23<sup>rd</sup> day of September, 2021, **BRANDON WAYNE MAY and wife, KRISTEN HOPE MAY**, executed a Deed of Trust to **DAVID THRASHER**, as Trustee, covering the real property and premises in Lamar County, Texas, hereinafter described, given to secure **LIBERTY NATIONAL BANK IN PARIS**, in the payment of the indebtedness therein described, namely, a note in the original principal sum of \$231,644.25; such Deed of Trust being recorded in Instrument No. 186560-2021, Lamar County Official Public Records; and

**WHEREAS**, in accordance with the provisions of such Deed of Trust, the undersigned has been appointed Substitute Trustee in the place and stead of the above named original Trustee, by instrument of record in the Official Records of Lamar County, Texas; and

**WHEREAS**, default has occurred in the indebtedness herein described; notice of such default has been given as provided by law, and **LIBERTY NATIONAL BANK IN PARIS**, the legal owner and holder of such indebtedness, has requested me, **CASEY GAIN**, as Substitute Trustee, to sell the property described in the Deed of Trust to enforce payment of such indebtedness;

**NOW, THEREFORE, NOTICE IS HEREBY GIVEN** that on Tuesday, the 7<sup>th</sup> day of April, 2026, at 10:00 o'clock a.m. or not later than three (3) hours thereafter, I will offer for sale and sell the hereinafter described real property and premises in the East foyer, just inside the Second Floor Entrance, of the Lamar County Courthouse in the City of Paris, Lamar County, Texas; as established by Resolution of the Commissioner's Court of Lamar County, of record in the Real Property Records of Lamar County, Texas., to the highest bidder for cash.

**THE REAL PROPERTY** mentioned above is described as follows:

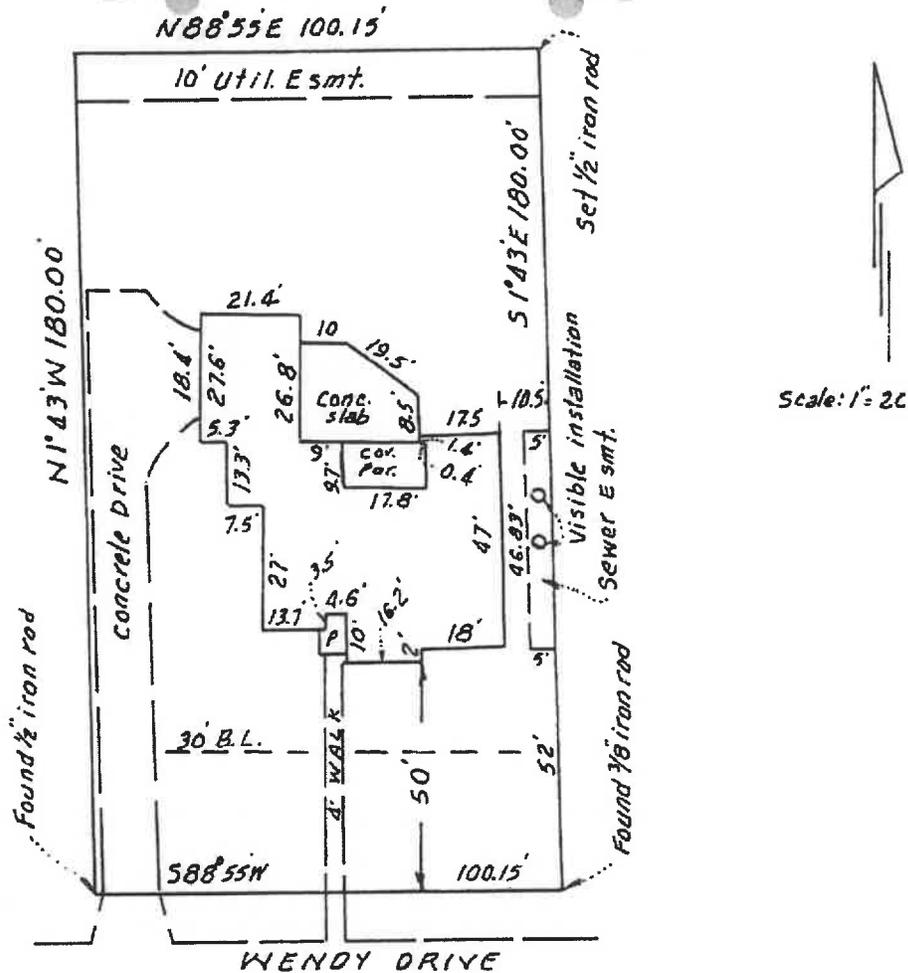
The real property and premises located at 7235 Wendy Dr., Paris, TX 75462, being more fully described in Exhibit "A" attached.

**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.**

WITNESS my hand this 23<sup>rd</sup> day of February, 2026.

  
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**CASEY GAIN**, Substitute Trustee  
c/o The Moore Law Firm, L.L.P.  
100 North Main Street  
Paris, Texas 75460-4222  
Telephone: 903-784-4393

RECEIVED  
On this the 23 day of Feb, 2026.



ADDRESS: 7235 WENDY DRIVE  
PARIS, TEXAS 75462

BUYER: JOEL A. THOMAS

1 STORY BRICK RESIDENCE & 2 CAR GARAGE

**FIELD NOTES**

Situated about 4½ miles North 55° East of the City of Paris, Lamar County, Texas, a part of the Wesley Askins Survey 7, and being Lot 25, CLUB COUNTRY ESTATES as shown on the plat recorded in Envelope 244-C of the Lamar County Plat Records. Said lot being the same lot conveyed to James Shay by deed recorded in Volume 216, Page 327 of the Real Property Records of Lamar County.

BEGINNING at a 3/8" iron rod found at the Southeast corner of Lot 25 being in the North line of Wendy Drive;

THENCE South 88° 55' West a distance of 100.15 feet to a 1/2" iron rod found at the Southwest corner of Lot 25 being in the North line of Wendy Drive;

THENCE North 1° 43' West a distance of 180.00 feet to the Northwest corner of Lot 25;

THENCE North 88° 55' East a distance of 100.15 feet to a 1/2" iron rod set at the Northeast corner of Lot 25;

THENCE South 1° 43' East a distance of 180.00 feet to the PLACE OF BEGINNING.

All improvements are shown and there are no encroachments.

Easements are shown.

Property is not in a flood zone according to the Federal Insurance Maps.

This plat represents an on-the-ground survey done by me on December 5, 1998.

*Elbert S. Nance*  
Elbert S. Nance  
Registered Professional Land Surveyor  
No. 2622