

August 7, 2018

002109

NOTICE OF TRUSTEE'S SALE

Borrower: BEATRICE A. CHAMBERLAIN
JOSEPH M. JAKOTOWICZ
2714 Rio Grande Street, San Angelo, TX 76901

Lender: JOSHUA M JAKOTOWICZ
701 FM 383, Ballinger, Texas 76821

Trustee: KARL W. VANCIL
905 N. 6th Street, Ballinger, Texas 76821

Lien: Deed of Trust dated July 17, 2009, recorded in Volume 319, Page 469, Official Public Records of Real Property, Runnels County, Texas.

Property: The following describe real property situated in Runnels County, Texas:

Tract 1. BEING all of Lots Nos. Six (6) and Seven (7), Block No. Two (2) of the ORIGINAL TOWN of Rowena, Runnels County, Texas, and all improvements situated thereon, as same appears on the map and plat of said Addition, of record in the County Clerk's office of Runnels County, Texas, to which reference is hereby made for all purposes.

Tract 2. BEING all of Lots No. Eight (8), Block No. Two (2) of the ORIGINAL TOWN of Rowena, Runnels County, Texas, and all improvements situated thereon, as same appears on the map and plat of said Addition, of record in the County Clerk's office of Runnels County, Texas, to which reference is hereby made for all purposes.

To secure payment of the obligations and indebtedness described therein, the Deed of Trust creates a lien against the above described real property to secure payment of the indebtedness described in said Deed of Trust, and the performance of the Borrower's obligations under said Deed of Trust.

Because of Borrower's default in performance of the obligations of the above described Deed of Trust and/or the Promissory Note(s) and other indebtedness secured thereby, and because of the failure of the Borrower to cure the default, I, as Trustee, will sell the above described property by public auction to the highest bidder for cash to satisfy the indebtedness secured by the Deed of Trust. The Trustee's Sale will be conducted at the following place, date and time, or within three hours after that time.

Place of Sale of Property: At the North entrance facing Hutchings Avenue, being the location officially designated by the Runnels County Commissioners' Court for foreclosure sales, at the Runnels County Courthouse in Ballinger, Runnels County, Texas.

Date and Earliest Time of Sale of Property: AUGUST 7, 2018, at 10:00 A.M.

Signed on July 17, 2018.


KARL W. VANCIL, Trustee

POSTED July 17, 2018
At 10:40 o'clock A M
Julia Miller
County Clerk, Runnels County, Texas
By Nancy Evans Deputy