

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM ANY INSTRUMENT THAT TRANSFERS AN INTEREST IN REAL PROPERTY BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

STATE OF TEXAS
COUNTY OF MILAM

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

DATE: August 9, 2024

NOTE:

Date: March 15, 2017
Maker: Anna Reyes Hill
Payee: Citizens National Bank, as Custodian for the Jimmie Vann Self Directed IRA
Original Principal Amount: Fifty-Four Thousand and No/100 Dollars (\$54,000.00)

DEED OF TRUST:

Date: March 15, 2017
Grantor: Anna Reyes Hill
Trustee: Michael E. Vance
Beneficiary: Citizens National Bank, as Custodian for the Jimmie Vann Self Directed IRA
Recorded: Volume 1304, Page 182 in the Official Records of Milam County, Texas

LENDER: Lone Star Trust & Investment Services, A Division of Bank of Brenham, as Custodian for the Jimmie Vann Self Directed IRA

BORROWER: Anna Reyes Hill

PROPERTY:

Being Lot Number Two (2), Roy N. Barmore Subdivision, City of Cameron, Milam County, Texas, as shown on plat of said subdivision of record in Cabinet A, Slides 7-D & 57-B, Plat Records of Milam County, Texas.

Together with all improvements, easements, personal property, intangibles, rents, revenues, contracts, and rights appurtenant to the real property, as described in the Deed of Trust.

SUBSTITUTE TRUSTEE: Ashleigh Moehling

SUBSTITUTE TRUSTEE'S MAILING ADDRESS:

P.O. Drawer 1107, Cameron, Milam County, Texas 76520

Filed 9 day of August
in 2024, At 2:52 PM.
JODI MORGAN
County Clerk, Milam County, Texas
By: [Signature]
Deputy

DATE AND TIME OF SUBSTITUTE TRUSTEE'S SALE OF PROPERTY:

September 3, 2024, the first Tuesday of the month, to commence at 10:00 a.m., or within three (3) hours after that time.

PLACE OF SUBSTITUTE TRUSTEE'S SALE OF PROPERTY:

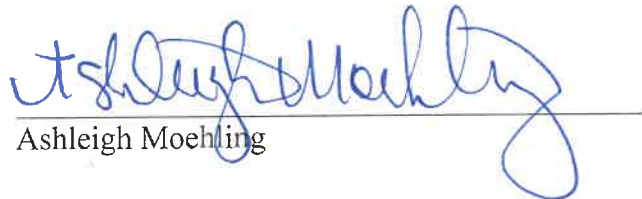
East Door of the Milam County Courthouse, in Cameron, Milam County, Texas 76520.

NOTICE

ASSERT AND PROTECT YOUR RIGHTS AS A MEMBER OF THE ARMED FORCES OF THE UNITED STATES. IF YOU 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.

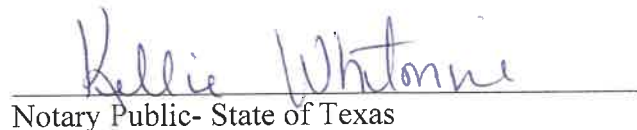
Lender has instructed Substitute Trustee to offer the Property for sale toward the satisfaction of the Note.

Notice is given that on the Date of Sale, Substitute Trustee will offer the Property for sale at public auction at the Place of Sale, to the highest bidder for cash "AS IS". The earliest time the sale will occur is the Time of Sale, and the sale will be conducted no later than three hours thereafter


Ashleigh Moehling

STATE OF TEXAS
COUNTY OF MILAM

This instrument was acknowledged before on the 9th day of Aug, 2024, by Ashleigh Moehling, in her capacity as Substitute Trustee as aforesaid.


Notary Public- State of Texas

