

JUN 08 2015

Notice of Substitute Trustee's Sale

Nicole Tanner
CLERK COUNTY, HILL COUNTY TEXAS
BY M. Brackin DEPUTY

Date: June 4, 2015

Substitute Trustee: Larry Burns, Brandon Vaughan, Jennifer Seeds, or Angela Gibson

Mailing: P.O. Box 90
Maypearl, Ellis County, Texas 76064
Physical: 100 Main
Maypearl, Ellis County, Texas 76064

Lender: The Cowboy Bank of Texas

Note: A certain promissory note, executed by Javier Vasquez Izaguirre, dated August 23, 2002, in the original principal amount of \$45,000.00, or as thereafter modified, bearing interest as therein specified, payable to The Cowboy Bank of Texas, and containing an attorney's fee clause, with interest and principal being payable as therein specified.

Deed of Trust:

Date: August 23, 2002

Grantor: Javier Vasquez Izaguirre

Lender: The Cowboy Bank of Texas

Recording information:

Said Deed of Trust being recorded in the Real Property Records of Hill County, Texas at Volume 1180, Page 289.

Property: All that certain lot, tract or parcel of land being 48.796 acres, more or less, out of the Robert Henry Survey, A-434, Hill County, Texas, more particularly described on Exhibit A attached hereto.

County: Hill County

Date of Sale (first Tuesday of month): July 7, 2015

Time of Sale: between 1:00 p.m. and 4:00 p.m.

Place of Sale: Hill County Courthouse in the location designated by the Hill County Commissioners.

Lender has appointed Larry Burns or Brandon Vaughan or Jennifer Seeds or Angela Gibson

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

The Substitute Trustee reserves the right to sell the Property as a whole, or in two or more separate and distinct lots, tracts, or parcels.

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. The earliest time the sale will occur is the Time of Sale, and the sale will be conducted no later than three hours thereafter.

Angela Gibson

Larry Burns or Brandon Vaughan or Jennifer Seeds or
Angela Gibson, Substitute Trustee

STATE OF TEXAS §
 §
COUNTY OF ELLIS §

This instrument was acknowledged before me on June 5, 2015, by Angela Gibson, in his/her capacity as Assistant Vice President of The Cowboy Bank of Texas.

Tina Hunt

Notary Public, State of Texas

