

**Notice of Trustee's Sale
AMENDED**

Date: June 8TH, 2020

Substitute Trustee: Jenifer Vargas

Substitute Trustee's Address: 412 South Karnes, Cameron, Texas 76520

Lenders: Hollis Lewis

Note: Note dated January 1st, 2018 in the amount of \$11,850.00

Deed of Trust

Date: January 1st, 2018

Grantor: John Wayne Smith

Lenders: Hollis Lewis

Recording information: Deed of Trust recorded in Vol 1327 Page 302 of the Official Deed Records of Milam County, Texas.

Property: Being a 0.14 acre tract of land out of the D. Monroe, Abstract No. 38, Milam County, Texas, located in the City of Cameron, Texas, and being out of that certain called 81/100 acre tract of land described to W. G. Cox, Volume 138, Page 390, of the Deed of Records of Milam County, Texas, said 0.14 acres being more particularly described on EXHIBIT "A" attached hereto and incorporated herein for all purposes.

County: Milam

Date of Sale (first Tuesday of month): July 7th, 2020

Time of Sale: The sale will begin no earlier than 10:00 a.m. or no later than three hours thereafter. The sale will completed by no later than 4:00 p.m.

Place of Sale: On the east steps of the Milam County Courthouse, 102 South Fannin, Cameron, Milam County, Texas.

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

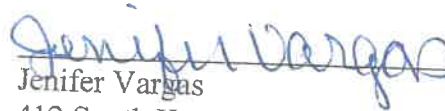
Filed 9 day of June
in 2020, At 3:07 P.M.
JODI MORGAN
County Clerk, Milam County, Texas
By Jennifer Northcott
Deputy

TO THE SENDER OF THIS NOTICE IMMEDIATELY.

Lenders have appointed Frank Harris as Trustee under the Deed of Trust. Mortgagee has instructed Trustee to offer the Property for sale toward the satisfaction of the Note.

THIS INSTRUMENT APPOINTS THE SUBSTITUTE TRUSTEE(S) IDENTIFIED TO SELL THE PROPERTY DESCRIBED IN THE SECURITY INSTRUMENT IDENTIFIED IN THIS NOTICE OF SALE THE PERSON SIGNING THIS NOTICE IS THE ATTORNEY OR AUTHORIZED AGENT OF THE MORTGAGEE OR MORTGAGE SERVICER.

Notice is given that on the Date of Sale, Trustee will offer the Property for sale at public auction at the Place of Sale, to the highest bidder for cash, "AS IS". The sale will begin at the Time of Sale or not later than three hours thereafter. The sale will be conducted subject to the right of rescission contained in section 51.016 of the Texas Property Code.



Jenifer Vargas
412 South Karnes
Cameron, Texas 76520



LEGAL DESCRIPTION
PARTITION SURVEY

**0.14 ACRE TRACT
TRACT ONE**

D. Monroe Survey
A-38
Milam County, Texas

Being a 0.14 acre tract of land out of the D. Monroe Survey, Abstract No. 38, Milam County, Texas, located in the City of Cameron, Texas, and being out of that certain called 81/100 acre tract of land described to W. G. Cox, Volume 138, Page 390, of the deed records of Milam County, Texas, said 0.14 acres being more particularly described by metes and bounds as follows:

BEGINNING at a 1/2 inch iron rod with yellow cap set at the northwest corner of said 81/100 acre tract, located at the intersection of the south line of 9th Street and the east line of North Milam Street, for the northwest corner of this;

THENCE along the north line of said 81/100 acre tract, common boundary with said 9th street, S 71°01'34" E a distance of 72.63 feet to a 1/2 inch iron rod set for the northeast corner of this;

THENCE departing said street, crossing said 81/100 acre tract, S 18°30'26" W, a distance of 88.03 feet to a 1/2 inch iron rod set at a chain link fence corner post for the southeast corner of this;

THENCE crossing said 81/100 acre tract, N 70°36'05" W a distance of 69.94 feet to a 1/2 inch iron rod set on the west line of said 81/100 acre tract, being the east line of said Milam Street, for the southwest corner of this;

THENCE along the west line of said 81/100 acre tract, common boundary with said Milam Street, N 16°44'50" E a distance of 87.57 feet to the **POINT OF BEGINNING**, in all containing 0.14 acres of land.

This survey was conducted using Global Positioning System (GPS) data, therefore all bearings are based off of True North.

This description to accompany a plat of like date representing an on the ground survey supervised by me Tyler Tumlinson, Registered Professional Land Surveyor

September 17, 2014

Tyler Tumlinson
RPLS No. 6410
00290-COX



EXHIBIT A
Page 1 of 1 Pages