

Filed 5 day of July
in 2017, At 8:03A M.
BARBARA VANSA
County Clerk, Milam County, Texas
By Linda Hall
Deputy

NOTICE OF FORECLOSURE SALE/NOTICE OF SUBSTITUTE TRUSTEE'S SALE

THE STATE OF TEXAS §
 § KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF MILAM §

Pursuant to the authority conferred upon me by that certain Deed of Trust executed by David Casarez and Mario Casarez of Milam County, Texas to Emory C. Camp, TRUSTEE, dated August 27, 2001, for the benefit of the Beneficiary therein identified, duly recorded in Vol. 852, Page 912 of the Official Records of Milam County, Texas, securing the payment of that one certain promissory note in the original principal amount of \$70,000.00 I will, as Substitute Trustee under said Deed of Trust, in order to satisfy the indebtedness secured thereby, default having been made in the payment thereof, sell on Tuesday, **AUGUST 1, 2017**(that being the first Tuesday of said month), at public auction to the highest bidder for cash in the area designated by the Milam County Commissioners Court (east door of the Milam County Courthouse located at 102 S. Fannin, Cameron, Texas) at the hour of **10:00 a.m.** or within three hours thereafter of that day, the following property:

All that certain tract or parcel of and situated in Milam County, Texas, being a part of the D. A. Thompson Survey, A-398 and being a part of a 12.6158 acre tract conveyed from W. T. Pearson, Jr. to Chuck David by Deed dated April 9, 1981 and recorded in Volume 470, Page 167, of the Milani County Deeds of Record and being more particularly described as follows, to wit:

BEGINNING at a 3/8" iron pin found at a fence corner post for the Northeast corner of the said 12.6158 acre tract and for the Northeast corner of this;
THENCE with the fenced East line of the said 12.6158 acre tract as follows:
S 33°44'20" E. - 55.10" to a 3/8" iron pin found at a fence corner post for an exterior ell corner of this;
S 28°24'25" E. - 140.38 to a 3/8" iron pin found at a fence corner post for an exterior ell corner of this;
S 10°58'52" E. - 796.67' to a 3/8" iron pin found for an exterior ell corner of the said 12.6158 acre tract and for the Southeast corner of this;
THENCE S. 75°45'06" W. - 225.56' with the South line prolongation of the said

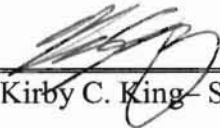
12.6158 acre tract to an iron pin set for the Southwest corner of this;
THENCE N. 10°58'52" W. - 985.34' to an iron pin set in the fenced North line of the said 12.6158 acre tract for the Northeast corner of this;
THENCE N. 75°51'33" E. – 162.11' with the fenced north line of the said 12.658 acre tract to the **PLACE OF BEGINNING** containing 4.964 acres of land.

Together with the right of egress and ingress from the above described property to Highway 79 along and across a private road now located on adjacent property.

NOTICE IS FURTHER GIVEN that, except to the extent that the Substitute Trustee may bind and obligate the Mortgagor to warrant title to the Property under the terms of the Deed of Trust, conveyance of the Property shall be made AS IS” “WHERE IS” without any representations and warranties whatsoever, express or implied, and subject to all matters of record affecting the Property.

A Debtor who is serving on active military duty may have special rights or relief related to this notice, including the Servicemembers Civil Members Relief Act (50 U. S. C. App Section 501, et. seq.) And state law including Section 51.015 Texas Property Code. Assert and protect your rights as a member of the Armed Forces of the United States. If you are, or your spouse is serving in active military duty, including active military duty as a 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.

EXECUTED this 5th day of July 2017



Kirby C. King - Substitute Trustee

Certified Mail Nos. 7016 0750 0000 9087 7016 & First Class Mail