

NOTICE OF TRUSTEE'S SALE

FILED
NOV 17 2014
JOHN CRISTAIN,
County Clerk, County Court at Law
Angelina County, Texas

Date: November 17, 2014
Trustee: Jeff S. Chance
Mortgagee: Commercial Bank of Texas, N.A.
Note: Dated December 20, 1995 in the original principal amount of \$78,540.00

Deed of Trust

Date: December 20, 1995
Grantor: Lee Marvin Gardner and Jo Lynn Gardner
Mortgagee: Lufkin Federal Savings and Loan Association aka The Bank of East Texas, S.S.B. (subsequently acquired by Commercial Bank of Texas, N.A.)

Recording information: Vendor's lien retained in a deed recorded in Volume 1039, Page 278 of the Deed Records of Angelina County, Texas, a deed of trust recorded in Volume 1039, Page 280 of the Deed Records of Angelina County, Texas and an Extension and Rearrangement of Real Estate Note and Lien dated January 30, 2012 recorded in Instrument No. 2012-00288777 of the Official Records of Angelina County, Texas.

Property: Being all that certain lot, tract or parcel of land lying and situated in Angelina County, Texas and being Lot Number Twenty-Three (23) of MEADOWBROOK TERRACE, PHASE 1, to the City of Lufkin, Texas, as the same appears upon the official map or plat of record in Cabinet A, Slide 161-B of the Map and Plat Records of Angelina County, Texas.

County: Angelina County, Texas

Date of Sale (first Tuesday of month): January 6, 2015

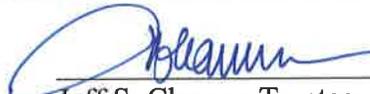
Time of Sale: 10:00 a.m.

Place of Sale:

Angelina County Courthouse Annex Building, 606 East Lufkin Avenue, Lufkin, Angelina County, Texas in the hallway outside of the Commissioners' Courtroom adjacent to the atrium.

Mortgagee has appointed Jeff S. Chance as Trustee under the Deed of Trust. Mortgagee has instructed Trustee to offer the Property for sale toward satisfaction of the Note.

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



Jeff S. Chance, Trustee