

STATE OF TEXAS

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COUNTY OF ANGELINA

FILED  
AT 3:13 O'CLOCK PM  
JAN 21 2026  
AMY FINCHER  
County Clerk, County Court at Law  
Angelina County, Texas  
By: Cek

**NOTICE OF SUBSTITUTE TRUSTEE'S SALE**

Date: January 21, 2026

Substitute Trustee: Kevin M. Fuller

Lender: First Tuesday Investments, LLC

Note: Texas Real Estate Note dated January 29, 2020, in the original principal amount of \$58,500.00 payable to First (1<sup>st</sup>) Tuesday Investments, LLC executed by Richard Toler and Brittany Toler

Deed of Trust

Date: January 29, 2020

Grantor: Mr. Richard Toler, and  
Ms. Brittany Toler

Lender: First (1<sup>st</sup>) Tuesday Investments, LLC

Recording Information: Filed for record with the County Clerk of Angelina on January 30 2020 and recorded as instrument number 2020-00390724 of the Real Property Records of Angelina County, Texas.

Property: 10.0 acres, more or less, out of the Robert Fry Survey, Abstract 270, Angelina County, Texas, and being more particularly described in Exhibit "A" attached hereto.

Date of Sale: March 3, 2026

Time of Sale: 10:00 AM

Place of Sale: The Angelina County Commissioner's Court and Annex located at 211 East Shepherd Avenue, Lufkin, Texas 75901.

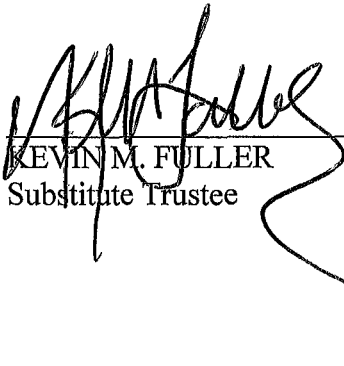
Alternatively, in the event that the first Tuesday of the month falls on a date that the Angelina County Commissioner's Court and Annex are closed due to

observance of a designated holiday, the Sale shall take place on the front steps of the entrance to the Angelina County Commissioner's Court and Annex.

Lender has appointed KEVIN M. FULLER 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.

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.

EXECUTED on this the 21<sup>st</sup> day of January, 2026.

  
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KEVIN M. FULLER  
Substitute Trustee

**EXHIBIT "A"**

Being all that certain tract or parcel of land located in the Robert Fry Survey A-270 in Angelina County, Texas, and being a part or portion of the land described as 20 acres in a Deed from Robert L. Poland, Sr. to Joy Dell Poland Prendergast, dated April 2, 2002 and recorded in Volume 1556, Page 266 of the Real Property Records of Angelina County, Texas (RPRACT) and being described by metes and bounds as follows, to wit:

**BEGINNING** at a 4-inch round concrete monument set for the West corner of the Robert Fry Survey and the Northwest corner of the herein described tract, also being the South corner of a called 31.7 acre tract described in a Deed to Jean Ann Schaefer in Document Number 2014-00315542 of the Official Public Records of Angelina County, Texas (OPRACT), as described in Volume 442, Page 820 RPRACT, also being in the Northeast line of a called 221.3 acre tract in a Deed to Jeffrey Tyler lies as recorded in Volume 1150, Page 510 RPRACT;

**THENCE** N 55°08'12" E, along the Northwest line of the Robert Fry Survey and a Southeast line of the M.A.M. Townsend Survey A-780, a distance of 970.23 feet, to a 1/2-inch iron rod set for the North corner of the herein described tract and the North corner of the referenced 20 acre tract, and being near the fenced Southwest Right of Way of the Shreveport, Houston and Gulf Railroad (abandoned - No deed or railroad maps found for this railroad), same being in the West margin of County Road 304-A, also known as the J. B. Pride Road from which a 4" round concrete monument for the North corner of the Robert Fry Survey bears N 56°09'12" E, a distance of 1870.26 feet;

**THENCE** S 12°01'08" E, along the Southeast line of the referenced tract and along or near the fenced Southwest Railroad Right of Way, a distance of 546.55 feet, to a 1/2-inch iron rod set for the East corner of the herein described tract;

**THENCE** S 55°08'12" W, severing the referenced 20 acre tract, a distance of 756.84 feet to a 1/2-inch iron rod set for the South corner of the herein described tract, in the Northeast line of the aforesaid 221.3 acre tract;

**THENCE** N 35°00'00" W, along the Southwest line of the Robert Fry Survey and the Northeast line of the 221.3 acre tract, a distance of 503.74 feet, to the Point of Beginning and containing an area of 10.0 acres more or less,

Accepted for Filing in:  
Angelina County  
On: Jan. 30, 2020 at 04:05P