

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

Pursuant to authority conferred upon me by that certain Deed of Trust executed by **Raul Flores, Jr.**, of Angelina County, Texas, dated August 24, 2012, and recorded as Instrument Number 2012-00296099, of the Official Public Records of Angelina County, Texas, I will, as Trustee under said Deed of Trust, in order to satisfy the indebtedness secured thereby and at the request of the holder of said indebtedness, default having been made in the payment thereof, sell on Tuesday, July 3, 2018, (that being the first Tuesday of said month), at public auction to the highest bidder for cash, "AS IS". The sale will be conducted in the hallway adjacent to the atrium, outside the Angelina County Commissioners Courtroom located at the Angelina County Courthouse Annex Building located at 606 East Lufkin Avenue, Lufkin, Angelina County, Texas, between the hours of ten o'clock a.m. and one o'clock p.m. of that day (the earliest time at which the sale will occur being 10:00 a.m.); the following described property, to-wit:

BEING 0.300 acres of land situated in Angelina County, Texas, and being a part or portion of a 5 acre tract in the G.W. Massingill and Lewis Holloway Surveys. Said 5 acres being conveyed to Clyde C. Jordan by George H. Grant by deed dated March 26, 1960 and recorded in Volume 242, Page 36 of the Deed Records of Angelina County, Texas. Said part or portion also being known as Lot No. 7, Block 2 of an unrecorded subdivision of said 5 acres and being described by metes and bounds as follows:

BEGINNING S 20 deg. 32 min. W, 522.04 feet from the Northwest corner of the aforesaid referred to 5 acres, an angle iron for corner in the West Boundary Line of same, and at the Southwest corner of Lot No. 6, Block No. 2;

THENCE South 69 deg. 08 min. East, with the South boundary line of said Lot No. 6, at 150.25 feet the Southeast corner of same, an iron pipe for corner in the West margin of Shady Pine Street;

THENCE South 20 deg. 33 min. West, with the West Margin of said street, at 86.96 feet an iron pipe for corner in the South Boundary Line of said 5 acres;

THENCE North 69 deg. 08 min. West, with the South Boundary line of said 5 acres, at 150.23 feet the Southwest corner of same, an iron axle for corner;


THENCE North 20 deg. 32 min. West, with the West Boundary line of said 5 acres at 86.94 feet, the Place of Beginning and containing 0.300 acres of land.

In the event that early voting or elections are going on in the Commissioners Courtroom, all sales will be held on the front steps of the Angelina County Courthouse Annex, 606 E. Lufkin Avenue, Lufkin, Angelina County, Texas. If early voting is going on and the weather is bad, the sales will be held in the Angelina County Courthouse Annex Foyer located at 606 East Lufkin Avenue, Lufkin, Angelina County, Texas.

In the event the Angelina County Courthouse Annex is closed due to observance of a designated holiday, the sale will be conducted on the front steps of the entrance to the Angelina County Courthouse Annex, 606 E. Lufkin Avenue, Lufkin, Angelina County, Texas.

This sale will be conducted subject to the right of rescission contained in section 51.016 of the Texas Property Code.

EXECUTED this 6th day of June, 2018.



JOHNSLOAN, Substitute Trustee

FILLED
AT 9:25 O'CLOCK A.M.
JUN 06 2018
AMY FINCHER
County Clerk, Court at Law
By Angelina County, Texas
JLD