

A Debtor who is serving on active duty in the military may have special rights or relief related to this notice under federal law, including the Servicemembers Civil Relief Act (50 U.S.C. app. Section 501, et. seq.) and state law, including Section 51.015 of the 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 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 to the sender of this notice immediately.**

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

DATE: October 8, 2019

PROMISSORY NOTE: Promissory Note described as:
Date: March 14, 2011
Makers: Francisco A. Ramirez and Coralene H. Ramirez
Payee: Jerry L. Hunter
Principal Amount: \$140,000.00

DEED OF TRUST: Deed of Trust described as:
Date: March 14, 2011
Grantor: Francisco A. Ramirez and Coralene H. Ramirez
Trustee: Don R. Lane
Beneficiary: Jerry L. Hunter
Recording Information: Recorded in/under Instrument No. 0190764, Vol. 0933 beginning at page 0594 in the Official Public Records of Gray County, Texas.

LENDER: Jerry L. Hunter

BORROWER: Francisco A. Ramirez and Coralene H. Ramirez

PROPERTY: All of Lot No. Four (4), in Block No. Twenty-Three (23), in NORTH CREST SECTION IV, an Addition to the City of Pampa, Gray County, Texas, according to the Revised map or plat of said Addition recorded in Volume 130, Page 411 of the Deed Records of Gray County, Texas.

TRUSTEE: Don R. Lane
P. O. Box 1781
Pampa, Texas 79066

SUBSTITUTE TRUSTEE: Johnathan Hinders
Substitute Trustee's Mailing Address: 500 S. Taylor, Ste. 800
Amarillo, Texas 79101

DATE AND TIME OF TRUSTEE'S SALE OF PROPERTY:

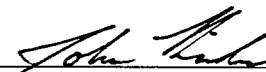
November 5, 2019, being the first Tuesday of the month, to commence at 10:00 a.m., or within three hours thereafter.

PLACE OF TRUSTEE'S SALE OF PROPERTY:

THE PROPERTY TO BE SOLD IS SITUATED IN GRAY COUNTY, TEXAS. THE PROPERTY TO BE SOLD WILL BE SOLD BY THE UNDERSIGNED SUBSTITUTE TRUSTEE AT 205 N. RUSSELL, PAMPA, GRAY COUNTY, TEXAS, ON THE SOUTH SIDE OF THE COURTHOUSE AS DESIGNATED BY THE GRAY COUNTY COMMISSIONERS COURT IN ITS MINUTE ORDER 03-153 AS PASSED ON JULY 1, 2003.

Default has occurred in the payment of the Promissory Note and in the performance of the obligations of the Deed of Trust, which secures payment of the Promissory Note. Because of such default, Lender, as the owner of the Promissory Note, and as the current holder of the Promissory Note and of the Deed of Trust, has requested the Trustee or any duly appointed Substitute Trustee, to sell the Property in accordance with the terms of the Deed of Trust and applicable law.

Therefore, notice is given that on the Date and Time of Trustee's Sale of Property and at the Place of Trustee's Sale of Property, the Substitute Trustee or any duly appointed successor substitute trustee as Lender may subsequently appoint, will sell the Property by public sale to the highest bidder for cash, in accordance with the Deed of Trust and applicable law. The sale and conveyance of the Property will be subject to all matters of record applicable to the Property which are superior to the Deed of Trust. The Substitute Trustee has not made and will not make any covenants, warranties, or representations concerning the Property other than providing the successful bidder at the sale with a deed to the Property containing any warranties of title required by the Deed of Trust. The Property shall be sold "AS IS, WHERE IS", and WITH ALL FAULTS.




Johnathan Hinders, Substitute Trustee

ACKNOWLEDGMENT

STATE OF TEXAS)
)
COUNTY OF POTTER)

This instrument was acknowledged before me on October 8, 2019, by Johnathan Hinders, Substitute Trustee.



Notary Public, State of Texas

