

**NOTICE OF TRUSTEE'S SALE**

**DATE:** June 7, 2018

**DEED OF TRUST**

**Date:** March 16, 2015

**Grantor:** R. Coleman Schultz  
Rebecca K. Schultz  
PO Box 87  
Buffalo, TX 75831

**FILED**

10:53AM  
JUN 08 2018

CHRISTIE W. KETFIELD  
CLERK COUNTY CLERK  
LEON COUNTY, TEXAS

BY: *Courtney Spence*

**Beneficiary:** Robert T. Langham and Terresa Langham  
PO Box 1418  
Buffalo, TX 75831

**Substitute Trustee:** Deborah L. Lemons

**Recording Information:** Volume 1631, Page 384, of the Official Records of Leon County, Texas.

**Property:**

*Tract I: being 3.17 acres in the G. W. RAINER SURVEY, A-761, Leon County, Texas, more fully described in the aforementioned document.*

*Tract II: NON-EXCLUSIVE USE OF TWO (2) SIXTY-FOOT WIDE ROAD EASEMENTS in the G. W. RAINER SURVEY, A-761, Leon County, Texas, more fully described in aforementioned document.*

*Tract IV: NON-EXCLUSIVE USE OF A TWENTY- FOOT WIDE ROAD EASEMENT in the S. MCDADE SURVEY, A-1157, and the G. W. RAINER SURVEY, A-761, Leon County, Texas, more fully described in aforementioned document.*

*Tract V: NON-EXCLUSIVE USE OF AN EASEMENT in the A. K. BARRON SURVEY, SF #12265, Leon County, Texas, more fully described documents recorded in Volume 788, Page 716, and amended in Volume 926, Page 398, Official Records of Leon County, Texas.*

*Tract VI: NON-EXCLUSIVE USE OF A FORTY-FOOT WIDE ROAD EASEMENT in the P.L. KEEN SURVEY, A-1112, Leon County, Texas, more fully described in aforementioned document*

**NOTE**

**Date:** March 16, 2015

**Amount:** \$18,500.00

**Debtor:** R. Coleman Schultz and Rebecca K. Schultz

**Holder:** Robert T. Langham and Terresa Langham

**DATE OF SALE OF PROPERTY: July 3, 2018**

**EARLIEST TIME OF SALE OF PROPERTY: 1:00 PM**

**LOCATION OF SALE:** Centerville, Texas, at the Leon County Courthouse in the area designated for the conduct of foreclosure sales by the Commissioners of said County.

Because of default in performance of the obligations of the Deed of Trust, Trustee will sell the property at public auction to the highest bidder for cash at the place and date specified to satisfy the debt secured by the Deed of Trust. The sale will begin at the earliest time stated

above or within three hours after that time.

Grantor has failed to perform obligations set out in the deed of trust, and in accordance with provisions of that instrument, Beneficiary has declared the debt that is secured immediately due and requests that the property it conveys be sold in a Trustee's Sale.

Beneficiary also appoints Trustee to act in accordance with the Deed of Trust and to sell the Property. Beneficiary requests copies of the Notice of Trustee's Sale so that the notice of the sale can be filed and furnished to Grantor in accordance with §51.002 of the Texas Property Code.

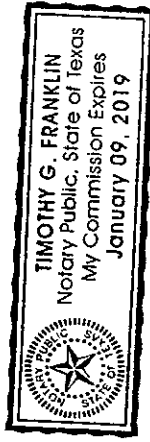
  
DEBORAH L. LEMONS

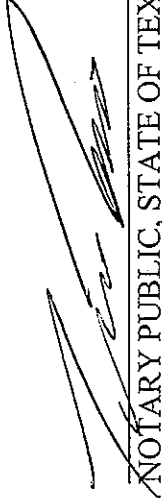
(ACKNOWLEDGMENT)

STATE OF TEXAS §

COUNTY OF LEON §

This instrument was acknowledged before me on June 7, 2018 by Deborah L. Lemons.





NOTARY PUBLIC, STATE OF TEXAS