

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

Date: May 30, 2018

Deed of Trust

Date: May 27, 2009

Grantor: Kenneth L. Lindsay

Grantor's County: Leon County, Texas

Beneficiary: Citizens State Bank Buffalo

Trustee: Hue L. Hills, Jr.

Substitute Trustee: Michael W. McDonald

Substitute Trustee's Address: P.O. Box 257, Hillsboro, TX 76645

Recording Information: Volume 1398, Page 553, Leon County Official Public Records

FILED

10:48am

JUN - 4 2018

CHRISTIE WAKEFIELD
CLERK COUNTY COURT
BY Christie Wakefield
LEON COUNTY, TEXAS

Property:

All that certain lot, tract or parcel of land being 10.03 acres, A. Jackson Survey, A-437 and W. Watkins Survey, A-924, Leon County, Texas, more particularly described in Exhibit A, attached hereto and made a part hereof for all purposes.

Note

Date: May 27, 2009

Amount: \$150,000

Debtor: Kenneth L. Lindsay

Holder: Citizens State Bank Buffalo

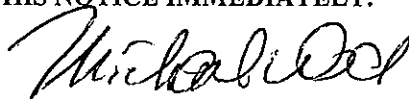
Date of Sale of Property (first Tuesday of month): July 3, 2018

Earliest Time of Day at which Sale will Occur: 11:30 a.m.

Place of Sale of Property (including county): The Leon County Courthouse in the area designated for the conduct of foreclosure sales by the Commissioners of said County in Centerville, TX.

Because of default in performance of the obligations of the Deed of Trust, the Substitute Trustee will sell the property "as is" by 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.

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.



Michael W. McDonald, Substitute Trustee

FIELD NOTES

10.03 ACRES OF LAND
PART OF THE BOWMAN TRACT

A. JACKSON SURVEY A-437
W. WATKINS SURVEY A-924

LEON COUNTY, TEXAS

Being all of that certain lot, tract or parcel of land located in the A. Jackson Survey Abstract No. 437 and the W. Watkins Survey Abstract No. 924 and being part of a called 66.60 acre tract of land as described in Deed to Clarence L. Bowman and wife, Brenda G. Bowman recorded in Volume 991, Page 36 of the Deed Records of Leon County, Texas. Said lot, tract or parcel of land being more particularly described as follows:

BEGINNING at a 1/2" Iron rod found in concrete at the northwesterly corner of the said Bowman tract, the northeasterly corner of a called 10.004 acre tract of land as described in Deed to Ervin Dial Hiser recorded in Volume 746, Page 618 of the Deed Records of Leon County, Texas, and the southerly line of County Road No. 314;

THENCE, N 81° 27' 37" E, along the northerly line of the said Bowman tract and the southerly line of said county road 652.58 feet to a 1/2" Iron rod found at an angle point in the northerly line of the said Bowman tract;

THENCE, S 76° 16' 04" E, continuing along the northerly line of the said Bowman tract 374.40 feet to a 5/8" Iron rod set in the edge of said county road for the northeasterly corner of this tract from which a 5/8" Iron rod set in a fence line bears S 33° 33' 13" W, 12.00 feet;

THENCE, S 33° 33' 13" W, through the said Bowman tract 101.58 feet to a 5/8" Iron rod set;

THENCE, S 15° 12' 23" W, continuing through the said Bowman tract 96.45 feet to a 5/8" Iron rod set;

THENCE, S 43° 11' 24" W, continuing through the said Bowman tract 259.52 feet to a 5/8" Iron rod set;

THENCE, S 64° 22' 45" W, continuing through the said Bowman tract 255.00 feet to a 5/8" Iron rod set;

THENCE, S 81° 32' 25" W, continuing through the said Bowman tract 447.77 feet to a 1/2" Iron rod found in concrete at an ell corner of the said Bowman tract and the southeasterly corner of the said Hiser tract for the southwestely corner of this tract;

THENCE, N 08° 42' 15" W, along the common line of the said Bowman tract and the said Hiser tract 536.88 feet to the POINT OF BEGINNING and CONTAINING 10.03 ACRES OF LAND MORE OR LESS.

*BASIS OF BEARINGS: per Vol. 991, Pg. 36

EXHIBIT A, solo page