

**NOTICE OF SUBSTITUTE TRUSTEE'S SALE**

**Date:** May 12, 2014

**Deed of Trust:**

**Date:** October 30, 2008  
**Grantor:** Jerry W. Waller and spouse, Kathleen M. Waller  
**Beneficiary:** AgTexas, FLCA  
**Trustee:** Mitchell Harris

2014-76  
FILED FOR RECORD  
2:30 O'CLOCK P.M.

MAY 12 2014

SHERRY DOWD  
COUNTY CLERK, NAVARRO COUNTY, TEXAS  
BY SW DEPUTY

**County Where Property Is Located:** Navarro County, Texas

**Substitute Trustee:** Ryan J. Bigbee and/or Sharon St. Pierre and/or Robert LaMont and/or Kelly Goddard and/or Darian Goddard

**Substitute Trustee's Mailing Address (including County):**

9816 Slide Road, Suite 201  
Lubbock, Lubbock County, Texas, 79424

**Recording Information:** Deed of Trust recorded in County Clerk No. 00010183, in the Official Public Records of Navarro County, Texas.

**Property:** All that certain tract or parcel of land, a part and out of the N.H. Carroll Survey, A-192, in said Navarro County, Texas, described herein by metes and bounds as follows, to-wit:

BEGINNING at the S.W. corner of said survey;  
THENCE N. 30 W. 740.5 vrs. stake for corner this tract, in W. line of said survey;  
THENCE N. 60 E. 950 vrs. to stake for N.E. corner this tract;  
THENCE S. 30 E. 740.5 vrs. to stake in the S. line of said survey for the S.E. corner this tract;  
THENCE S. 60 W. with said S. line of survey, 950.5 vrs., more or less, to the point of BEGINNING, containing 124.6 acres, more or less, and being the identical land described in Warranty Deed from W.T. Blerschwale et ux to C.P. Barlow, dated Feb. 10, 1910, and recorded in Volume 160, Page 80 of the Deed Records of Navarro County, Texas, together with all improvements now located on the property and all fixtures now located on the property.

**Note:**

**Date:** October 30, 2008  
**Amount:** \$252,680.00  
**Debtor:** Jerry W. Waller and Kathleen M. Waller

**Holder:** AgTexas, FLCA; Post Office Box 53240; Lubbock, Texas 79453-3240

**Date of Sale of Property (First Tuesday of the Month):** Tuesday, June 3, 2014

**Earliest Time of Sale of Property (Between 10:00 a.m. and 4:00 p.m.):** 10:00 o'clock, a.m.

**Place of Sale of Property:**

At the place designated by the Navarro County Commissioner's Court, and if no area is designated, the sale will be held at the main entrance of the Courthouse in Corsicana, Navarro County, Texas.

The Deed of Trust may encumber both real and personal property. Notice is hereby given of Holder's election to proceed against and sell both the real property and any personal property described in the Deed of Trust in accordance with the Holder's rights and remedies under the Deed of Trust and Section 9.604 of the Texas Business and Commerce Code.

Because of default in performance of the obligations of the deed of trust, the above named person as Substitute Trustee will sell the property 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 (3) hours after that time.

No warranties, express or implied, including but not limited to the implied warranties of merchantability and fitness for a particular purpose shall be conveyed at the sale, save and except the Grantor's warranties specifically authorized by the Grantor in the Deed of Trust. The property shall be offered "AS IS", purchasers will buy the property "at the purchaser's own risk" and "at his peril", and no representation is made concerning the quality or nature of title to be acquired. Purchasers will receive whatever interest Grantor and Grantor's assigns have in the property, subject to any liens or interests of any kind that may survive the sale. Interested persons are encouraged to consult counsel of their choice prior to participating in the sale of the property.

Assert and protect your rights as a member of the armed forces of the United States. If you 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.

This notice is an attempt to collect a debt, and any information obtained will be used for that purpose.

Executed this 12th day of May, 2014.

  
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Sharon St. Pierre, Substitute Trustee