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 TRUSTEE'S SALE

STATE OF TEXAS '

' **KNOW ALL MEN BY THESE PRESENTS:**

COUNTY OF LAMAR '

WHEREAS, by Deed of Trust dated the **19th** day of **June, 2018**, **Texas Heritage Luxury Homes, LLC, a Texas Limited Liability Company,** hereinafter referred to as "Borrower", conveyed to **Don Biard,** as Trustee, the following described property situated in **Lamar County, Texas**, to-wit:

ALL THOSE LOTS, TRACTS, OR PARCELS OF LAND SITUATED IN LAMAR COUNTY, TEXAS, BEING LOTS 3-A, 3-B, AND 3-C OF THE REPLAT OF LOT 3, CITY BLOCK NO. 188-C, AS SHOWN ON THE PLAT OF RECORD IN ENVELOPE 270-C, LAMAR COUNTY PLAT RECORDS;

(herein referred to as "the property"), to secure that one certain promissory note therein described in the original principal sum of **$12,000.00**, executed by said Borrower and payable to **Barney W. Bray III**, (which note is hereby referred to as "note"), said Deed of Trust being of record as **Instrument Number 153982-2018** of the **Lamar County Official Public Records**, (herein referred to as "Deed of Trust"); and

WHEREAS, default has occurred under the terms of said Deed of Trust and the indebtedness secured thereby is now wholly due, and **the Estate of Barney W. Bray III**, the owner and holder of said indebtedness, has requested the undersigned to sell the property to satisfy same; and

NOW, THEREFORE, notice is given that on **Tuesday, the 7th day of April, 2020**, I will sell said property at the County Courthouse in **Lamar County, Texas**, to the highest bidder, for cash. **10:00 o'clock a.m.** is the earliest time on said date at which the sale may occur and the sale will begin at that time or not later than three hours after that time. I will sell said property at the area designated by the Commissioners Court of said County for such sale, to-wit: **the East Foyer, just inside what is now called the first floor East entrance to the Lamar County Courthouse, 119 North Main Street, Paris, Lamar County, Texas.**

WITNESS MY HAND this **16th** day of **March, 2020.**

Don Biard, Trustee
38 1st NW
Paris, TX 75460
(903) 785-1606

RECEIVED BY
LAMAR COUNTY CLERKS OFFICE
ON THIS THE 16th DAY OF March, 2020.