

1:30pm

JUL 16 2018

#11

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

Dawn Shepard
DAWSON COUNTY CLERK

Notice is hereby given that a public sale at auction of the Property (as that term is defined and described below) will be held at the date, time and place specified herein.

Information regarding the indebtedness and lien that is the subject of this sale:Note:

Date: September 28, 2016
Maker: Bobby Lee Bellows
Original Payee: First State Bank
Original Principal Amount: \$120,800.00
First State Bank, Shallowater, Texas Loan No. 44641

Deed of Trust:

Date: September 28, 2016
Grantor: Bobby Lee Bellows and wife, Rae Breanne Bellows
Trustee: Mark Taylor
Recorded in: Volume 799, Page 582, Official Public Records of Dawson County, Texas.

Property:

The following described real property, together with all mineral interests, improvements, fixtures, personal property and intangible property, if any, described in and presently covered by the Deed of Trust and all other rights, privileges and appurtenances pertaining thereto:

The Southeast One-fourth (SE/4) of Section 11, Block 36, T-4-N, T. & P. Ry. Co. Survey, in Dawson County, Texas, SAVE AND EXCEPT a tract described in Warranty Deed dated September 29, 1954, executed by W. F. King and wife, Lucille King, to J. L. Barron, Jr., recorded in Volume 196, Page 241, of the Deed Records of Dawson County, Texas.

Prior Modification of Note and/or Deed of Trust:

Modification of Deed of Trust dated June 27, 2017, executed by Bobby Lee Bellows and wife, Rae Breanne Bellows, as Grantor, and First State Bank, Lender, recorded in Volume 820, Page 192, Official Public Records of Dawson County, Texas.

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Present Owner of Note and Beneficiary under Deed of Trust:

First State Bank

Information regarding the public sale to be held:

Substitute Trustees: Shelley Nail, Johnie Eads, Donna Trout

Appointed by written instrument dated July 12, 2018, executed by First State Bank and recorded or to be recorded in the appropriate Official Public Records of Dawson County, Texas.

Date of Sale: August 7, 2018, being the first Tuesday in said month.

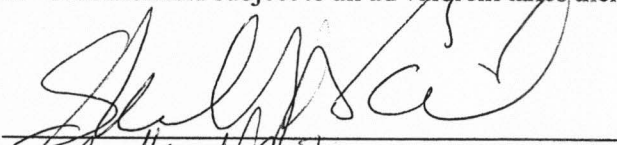
Time of Sale: The earliest time at which the sale will occur is 1:00 P.M., Lamesa, Texas local time, and shall begin not later than 3 hours thereafter.

Place of Sale: The designated area of the County Courthouse as designated by the Commissioners Court of Dawson County, Texas

Default has occurred in the payment of the indebtedness evidenced by the Note. Because of such default, First State Bank appointed Substitute Trustee and has requested Substitute Trustee to enforce the Deed of Trust.

Therefore, notice is given that on the date and time and at the place set forth hereinabove, any one of the above-named Substitute Trustees will sell the above-referenced Property by public sale to the highest bidder for cash in accordance with the Deed of Trust and the laws of the State of Texas.

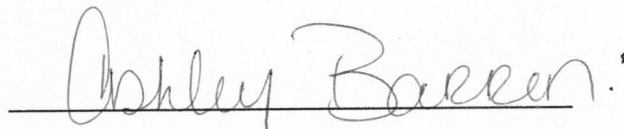
Prospective bidders are advised to make their own examination of title to the Property to determine the existence of any easements, restrictions, liens or other matters affecting title to the Property. Neither Substitute Trustee nor First State Bank makes any representation or warranty (express or implied) regarding title to or the condition of the Property. The Property to be sold at the public sale will be sold in its present "AS IS" condition and subject to all ad valorem taxes then owing with respect to the Property.


_____, Substitute Trustee

Please return File-Stamped Copy to:

Tommy J. Swann
McCleskey, Harriger, Brazill & Graf, L.L.P.
5010 University Ave, Floor 5
Lubbock, TX 79413-4422

FILED FOR RECORD this the 16th day of July, 2018 at 1:30P M.
RECORDED this the 1:30P day of July, 2018.
DARLA SHEPPARD, COUNTY CLERK
DAWSON COUNTY, TEXAS



DEPUTY