

10:05 FILED A.
AT ___ O'CLOCK ___ M

NOV 14 2017

JC Perez, III, Co. Clk, Jim Wells Co., Texas
By [Signature] Deputy

**NOTICE OF TRUSTEE'S SALE
BY SUBSTITUTE TRUSTEE**

WHEREAS, MIHAIL CHRISSOS and MARIA CHRISSOS (hereinafter referred to collectively as "Debtor") executed and delivered a Deed of Trust Security Agreement – Financing Statement (Commercial) dated as of April 9, 2007 (the "Deed of Trust") conveying to M. V. McCarthy, Trustee, the real estate and other property therein described, to secure First National Bank, in the payment of certain indebtedness evidenced by the promissory note therein described (the "Note"), said Deed of Trust being filed for record on April 13, 2007, under Document No. 382572, in Volume 987, Page 368 in the Official Public Records of Jim Wells County, Texas, as may be modified, renewed or extended from time to time.

WHEREAS, M. V. McCarthy has been removed as Trustee and the undersigned has been appointed Substitute Trustee in accordance with the provisions of said Deed of Trust;

WHEREAS, by reason of the failure of Debtor to timely cure a default under the Deed of Trust, the indebtedness secured by the Deed of Trust been accelerated and is now due and unpaid, and PlainsCapital Bank, being the current owner and holder of said indebtedness, has requested the undersigned to sell the property covered by said Deed of Trust to satisfy said indebtedness; and

NOW, THEREFORE, NOTICE IS HEREBY GIVEN, that on Tuesday, the 5th day of December, 2017, between the hours of 1:00 p.m. and 4:00 p.m. I, the undersigned, will sell and convey all or part of the real estate being more particularly described on Exhibit A attached hereto and made a part hereof, at the area designated by the Commissioners Court as the location where foreclosure sales are to take place, such designation being the South door of the Jim Wells County Courthouse, located at 200 N. Almond, Alice, Texas 78332, or as designated by the County Commissioners in Jim Wells County, Texas, at public auction to the highest bidder for cash.

Notice is hereby further given that the sale hereinabove mentioned shall include both the real estate hereinabove referenced and all improvements, fixtures and personal property located or related thereto, all as more particularly described in said Deed of Trust to which reference is hereby made for all purposes.

The real estate and other property sold hereunder shall be sold "as is" and subject to all matters of record that are not extinguished through the foreclosure of the lien established under the above described Deed of Trust.

WITNESS MY HAND this 14 day of November, 2017.

Denise Rector

Jim Rector or Denise Rector or Sandra
Mendoza or Arnold Mendoza or Bob Frisch
or Vicki Hammonds or Jamie Steen,
Substitute Trustee
c/o Tejas Trustee Services
14800 Landmark Blvd., Suite 850
Addison, Texas 75254
Telephone: (469) 208-0401

STATE OF TEXAS §
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COUNTY OF Jim Wells §

BEFORE ME, the undersigned authority, on this day personally appeared DENISE RECTOR, known to me to be the person whose name is subscribed to the foregoing instrument as Substitute Trustee, and acknowledged to me that he/she executed the same for the purposes and consideration therein expressed, and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this 14 day of November, 2017.



Audrey Mae Owens
Notary Public, State of Texas

Audrey MAE OWENS
Typed or Printed Name of Notary

My Commission Expires:

2019

EXHIBIT "A"

LEGAL DESCRIPTION

Lots One (1), Two (2), Ten (10), Eleven (11), and Twelve (12), Block Four Hundred Twenty (420) of ALICE TOWN, an addition situated in the City of Alice, Jim Wells County, Texas, according to plat thereof recorded in Volume 1, Page 63 of the Map Records of Jim Wells County, Texas.