

NOTICE OF TRUSTEE'S SALE

2021-62
FILED FOR RECORD
AT 11:10 O'CLOCK A.M.
SEP 14 2021
SHERRY BOWD, County Clerk
NAVARRO COUNTY, TEXAS
BY [Signature] DEPUTY

Date: September 13, 2021

Deed of Trust

Date: March 30, 2020

Grantor: Kanfin Jerome Olopuy and Bancy B. Killion

Grantor's County: Navarro

Beneficiary: Scott Hampel

Trustee: David W. Wilson, Jr.

Recorded on: April 13, 2020, under Clerk's Document No. 3051, Official Records of Navarro County, Texas.

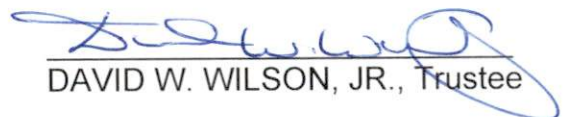
Property: All that certain lot, tract or parcel of land situated in Block 641, City of Corsicana, Navarro County, Texas more fully described in Exhibit "A" attached hereto.

Date of Sale of Property (first Tuesday of each month, between 10:00 AM and 4:00 PM):

Tuesday, October 5, 2021, at 11:00 AM.

Place of Sale of Property (including county): Front steps of the Navarro County Courthouse in Navarro County, Texas.

Because of default in performance of the obligations of the deed of trust, the 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 hours after that time.


DAVID W. WILSON, JR., Trustee

ACKNOWLEDGMENT

STATE OF TEXAS

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COUNTY OF NAVARRO

This instrument was acknowledged before me on the 13th day of September 2021 by David W. Wilson, Jr., as Trustee.

Nancy G. Smith

Notary Public, State of Texas

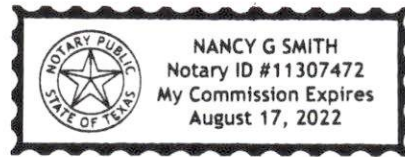


EXHIBIT "A"

All that certain lot, tract or parcel of land lying and being situated in the City of Corsicana, Navarro County, Texas, being the East one-half (1/2) of the 150 by 300-foot tract conveyed by O. L. Stegall, et ux to H. O. Valentine dated June 16, 1945, recorded in Volume 436, Page 286, Deed Records of Navarro County, Texas, and being a lot 150 by 150 feet out of the N.E. corner of Block No. 641, according to the Official Map of the City of Corsicana, Navarro County, Texas, described as follows:

BEGINNING at a stake in the N.E. corner of said Block No. 641, being the intersection of the West line of South 25th Street with the South line of West 10th Avenue;

THENCE S 30 E and with and along the said West line of South 25th Street 150 feet to a point therein;

THENCE S 60 W and parallel with the said 10th Avenue 150 feet to a stake;

THENCE N 30 W and parallel with the said 25th Street 150 feet to a stake in the South line of said 10th Avenue;

THENCE N 60 E and with the South line of said 10th Avenue 150 feet to the PLACE OF BEGINNING.

SAVE AND EXCEPT the West 10 feet described and conveyed by Warranty Deed from Joe L. Baker et us to Lee O. Jones dated January 13, 1960 and recorded on February 5, 1960 in Volume 668, Page 189, Deed Records of Navarro County, Texas.