

2022-17
FILED FOR RECORD
AT 8:45 O'CLOCK A.M.

DEC 08 2022

NOTICE OF TRUSTEE'S SALE

SHERRY DOWD, County Clerk
NAVARRO COUNTY, TEXAS
BY _____ DEPUTY

WHEREAS, on September 3, 2019, Marvin Riggs and Jennifer Riggs executed a Deed of Trust (Purchase; Manufactured Home) (hereinafter referred to as the "Deed of Trust") conveying to David K. Waggoner, as Trustee, certain personal property in Navarro County, Texas, more particularly described in Exhibit A attached hereto and made a part hereof for all purposes (the "Personal Property"), which is all or a portion of the property described in the Deed of Trust, for the purpose of securing the payment of a Real Estate Lien Note (Purchase; Manufactured Home) of even date therewith in the original principal amount of \$63,000.00 (the "Note"), and originally payable to the order of Pillans Properties, LLC, now owned by TIERRA DEL SOL HOMES, LLC (hereinafter referred to as "TDSH"), the Deed of Trust having been recorded under Document No. 00010090 of the Official Public Records of Navarro County, Texas;

WHEREAS, on November 7, 2022, TDSH has appointed Nancy K. Hamilton as Substitute Trustee, as evidenced by the Appointment of Substitute Trustee recorded in the Official Public Records of Navarro County, Texas;

WHEREAS, default has occurred in the payment of the Note, which is now wholly due, and TDSH, as the owner and holder of the Note, has requested the undersigned to sell the Personal Property to satisfy the indebtedness evidenced by the Note;

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on Tuesday, January 3, 2023, at 10 o'clock a.m., or within three hours thereafter, the undersigned, or any successor Substitute Trustee hereafter appointed, will sell the Personal Property at public auction to the highest bidder for cash. Such sale shall be held at the Navarro County Courthouse, Corsicana, Texas, within the area designated by the Commissioners Court of such County for such sales (as such designation is recorded in the Real Property Records of said County), or if no area is so designated, then where this notice is posted.

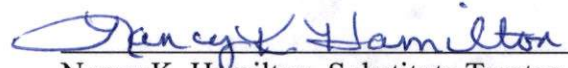
The Personal Property is as described in Exhibit A hereto and made a part hereof for all purposes, and includes all rights, titles, estates, reversions, remainders and other interests with respect thereto as are granted in the Deed of Trust.

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.

SENDER'S NAME AND ADDRESS:

TIERRA DEL SOL HOMES, LLC
P.O. BOX 446
RICE, TEXAS 75155

Dated: December 8, 2022.

A handwritten signature in blue ink that reads "Nancy K. Hamilton". The signature is written in a cursive style and is positioned above a horizontal line.

Nancy K. Hamilton, Substitute Trustee
P.O. Box 446
Rice, Texas 75155

EXHIBIT A

One 2018 Model S2468-42A manufactured home, Serial Numbers L210350A and L210350B located at 205 Harvey Lane, Rice, Navarro County, Texas 75155.