2024-090

FILED FOR RECORD
AT 12 O'CLOCK ___ M.
SEP 09 2024
SHERRY DOWD, County Clerk
NAVARRO COUNTY, TEXAS
BY ___ DEPUTY

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

Date: September 9, 2024

Substitute Trustee: Lowell Olsen Dunn
Lender/Holder: Habitat for Humanity of Navarro County, Inc.

Note: Real Estate Lien Note, dated August 28, 2020, in the original principal sum of $65,000.00, executed by Natasha Y. Horn and payable to the order of Habitat for Humanity of Navarro County, Inc.

Deed of Trust

Date: August 28, 2020
Grantor: Natasha Y. Horn
Lender: Habitat for Humanity of Navarro County, Inc.
Recording Information: Instrument No. 2020-007694, Official Records of Navarro County, Texas.

Property:

All that certain lot, tract or parcel of land being Lot 2, Block 514, according to the Official Map of Corsicana, Texas and part of closed alley as shown in Quit Claim Deed executed by the City of Corsicana, Navarro County, Texas, recorded in Instrument Number 3523 (2016), Official Records of Navarro County, Texas.

County: Navarro
Date of Sale of Property (*first Tuesday of month*): October 1, 2024
Time of Sale: Between the hours of 10:00 a.m. and 4:00 p.m.
Place of Sale: The front steps of the Navarro County Courthouse, 300 West Third Avenue, Corsicana, Navarro County, Texas.

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.

Lender/Holder has appointed Lowell Olsen Dunn as Substitute Trustee under the Deed of Trust. Lender/Holder has instructed Substitute Trustee to offer the Property for sale toward the satisfaction of the Note.

Notice is given that on the Date of Sale, Substitute Trustee will offer the Property for sale at public auction at the Place of Sale, to the highest bidder for cash "AS IS." The earliest time the sale will occur is the Time of Sale, and the sale will be conducted no later than three hours thereafter.

Lowell Olsen Dunn, *Substitute Trustee*