

**Notice of Trustee's Sale****Date:** November 6, 2020**Substitute Trustee:** Megan Randle or Pete Florez or Ebbie Murphy or
Florence Rosas**Substitute Trustee's Address:** P. O. Box 1571
Boerne, Texas 78006**Mortgagee:** Guillermo Gonzalez and Aurelia Porras De Gonzalez**Mortgagee's Address:**Guillermo Gonzalez and Aurelia Porras De Gonzalez
c/o P. O. Box 15826
San Antonio, TX 78212-4281
Bexar County**Mortgage Servicer:** SecureNet Loan Services, LLC**Mortgage Servicer's Address:** P. O. Box 15826
San Antonio, Texas 78212-4281**Note:** Note dated July 31, 2019 in the amount of \$225,000.00**Deed of Trust****Date:** July 31, 2019**Grantor:** Francisco Gomez; and Alehandra Mares**Mortgagee:** Guillermo Gonzalez and Aurelia Porras De Gonzalez**Recording information:** Instrument Number 1907442, Official Public Records of Waller
County, Texas.**Property:**

See Exhibit "A" attached hereto and made a part hereof for all purposes.

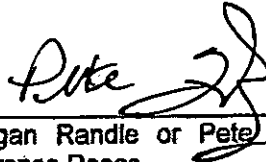
County: Waller County**Date of Sale (first Tuesday of month):** December 1, 2020**Time of Sale:** 1:00 p.m. - 4:00 p.m.**Place of Sale:** Area of the Waller County Courthouse as designated by the Waller County
Commissioners CourtASSERT AND PROTECT YOUR RIGHTS AS A MEMBER OF THE ARMED FORCES OF THE
UNITED 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.

Mortgage Servicer has appointed Megan Randle or Pete Florez or Ebbie Murphy or Florence Rosas as Trustee under the Deed of Trust. Mortgage Servicer has instructed Trustee to offer the Property for sale toward the satisfaction of the Note. This foreclosure is being administered by Mortgage Servicer. Mortgage Servicer is representing Mortgagee under a servicing agreement.

THIS INSTRUMENT APPOINTS THE SUBSTITUTE TRUSTEE(S) IDENTIFIED TO SELL THE PROPERTY DESCRIBED IN THE SECURITY INSTRUMENT IDENTIFIED IN THIS NOTICE OF SALE THE PERSON SIGNING THIS NOTICE IS THE ATTORNEY OR AUTHORIZED AGENT OF THE MORTGAGEE OR MORTGAGE SERVICER.

Notice is given that on the Date of Sale, Trustee will offer the Property for sale at public auction at the Place of Sale, to the highest bidder for cash, "AS IS". The sale will begin at the Time of Sale or not later than three hours thereafter. This sale will be conducted subject to the right of rescission contained in section 51.016 of the Texas Property Code.



Megan Randle or Pete Florez or Ebbie Murphy or
Florence Rosas
P. O. Box 1571
Boerne, Texas 78006

EXHIBIT "A"

BEING a 17.574 acre tract or parcel of land out of and being a part of the Jared E. Groce Survey, A-131, in Waller County, Texas, and being a part of that certain 148.937 acre tract described in a deed from Johnny Koehler to J.K.O. Ltd., dated April 21, 2008, recorded in Volume 1106, Page 185, Waller County Deed Records; herein described tract or parcel of land being more particularly described by metes and bounds as follows:

COMMENCING FOR REFERENCE at a 1 inch iron rod found at a fence corner in the south or southeast line of Mitchamore Road, the northeast corner of that certain 7.852 acre tract described in a deed from Tobi Lynn Moree-White to James Godfrey, et us, recorded in Volume 835, Page 656, Waller County Deed Records, an angle corner of the said 148.937 acre tract;

THENCE with the south line of Mitchamore Road and north line of the 148.937 acre tract, N 64 deg. 51 min. 52 sec. E, 60.01 feet to a 5/8 inch iron rod set for the POINT OF BEGINNING, the northwest corner of this tract;

THENCE continuing with the south line of Mitchamore Road and north line of the 148.937 acre tract, N 64 deg. 51 min. 52 sec. E, 378.90 feet to a 5/8 inch iron rod set for the northeast corner of this tract;

THENCE crossing said 148.937 acre tract, S 25 deg. 04 min. 15 sec. E, 768.36 feet to a 5/8 inch iron rod set; S 89 deg. 27 min. 03 sec. W, 180.96 feet to a 5/8 inch iron rod set; S 00 deg. 00 min. 00 sec. E, 945.64 feet to the upper south line of same, a 5/8 inch iron rod set in the north line of that certain 13.638 acre tract described in a deed from Michael Braden, et ux, to Winford D. Roberts, et ux, recorded in Volume 763, Page 760, Waller County Deed Records, for the southeast corner of this tract;

THENCE with the south line of the 148.937 acre tract and north line of the Roberts tract, S 88 deg. 43 min. 54 sec. W, 550.11 feet to a 1/2 inch iron pipe found at a fence corner at the northwest corner of the Roberts tract and northeast corner of that certain 10,081 acre tract described in a deed from Nancy Stoorza to Harry Stoorza recorded in Volume 899, Page 24, Waller County Deed Records, for the southwest corner of this tract;

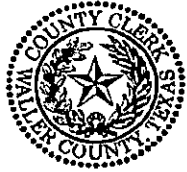
THENCE crossing said 148.937 acre tract, N 00 deg. 04 min. 18 sec. W, 895.93 feet to a 5/8 inch iron rod set; N 89 deg. 54 min. 50 sec. E, 306.23 feet to a 5/8 inch iron rod set; N 00 deg. 05 min. 19 sec. W, 60.37 feet to a 5/8 inch iron rod set; N 24 deg. 17 min. 15 sec. W, 590.04 feet to the POINT OF BEGINNING, containing 17.574 acres of land.

FILED AND RECORDED

Instrument Number: 20-060

Filing and Recording Date: 11/09/2020 02:48:11 PM Pages: 4 Recording Fee: \$5.00

I hereby certify that this instrument was FILED on the date and time stamped hereon by me and was duly RECORDED in the OFFICIAL PUBLIC RECORDS of Waller County,



Debbie Hollan

Debbie Hollan, County Clerk
Waller County, Texas

ANY PROVISION CONTAINED IN ANY DOCUMENT WHICH RESTRICTS THE SALE, RENTAL, OR USE OF THE REAL PROPERTY DESCRIBED THEREIN BECAUSE OF RACE OR COLOR IS INVALID UNDER FEDERAL LAW AND IS UNENFORCEABLE.

Marlene Arranaga, Deputy

Returned To: