

This 15th day of April 2024
Posted
at 4:04 AM

A Debtor who is serving on active duty in the military may have special rights or relief related to this notice under federal law, including the SERVICEMEMBERS CIVIL RELIEF ACT (50 U.S.C. app. Section 501, et. seq.) and state law, including Section 51.015 of the TEXAS PROPERTY CODE. **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.**

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

DATE: April 12, 2024

PROMISSORY NOTE:

Date: September 14, 2022
Maker: M & G Transportation, LLC
Payee: Interstate Bank
Principal Amount: \$274,000.00

DEED OF TRUST:

Date: September 14, 2022
Grantor: M & G Transportation, LLC
Trustee: Mike Blasingame
Beneficiary: Interstate Bank
Recording Information: Recorded in/under Instrument No. 22-2132, Official Public Records of Deaf Smith County, Texas

LENDER: Interstate Bank

BORROWER: M & G Transportation, LLC

PROPERTY: A part of Section No. Sixty-two (62), Block K-Three (K-3), Deaf Smith County, Texas, and a part of Block No. Eleven (11), Evants Addition to the Town of Hereford, Deaf Smith County, Texas, as shown by the map or plat thereof of record in the Deed Records of Deaf Smith County, Texas, reference to which is here made for all purposes, being more particularly described by metes and bounds.

SUBSTITUTE TRUSTEE: Erica Anderson

Mailing Address: 500 S. Taylor, Ste. 800
Amarillo, Texas 79101

DATE AND TIME OF TRUSTEE'S SALE OF PROPERTY:

May 7, 2024, being the first Tuesday of the month, to commence at 11:00 a.m., or within three hours thereafter.

PLACE OF TRUSTEE'S SALE OF PROPERTY:

THE PROPERTY TO BE SOLD IS SITUATED IN DEAF SMITH COUNTY, TEXAS. THE PROPERTY TO BE SOLD WILL BE SOLD BY THE UNDERSIGNED SUBSTITUTE TRUSTEE AT THE COUNTY COURTHOUSE AT THE FOLLOWING LOCATION: THE SOUTH, 2ND FLOOR ENTERANCE (BALCONY AREA), IN CASE OF INCLEMENT WEATHER, THE SALE MAY BE MOVED INSIDE THE DOORS IN THE ENTRANCE HALL OR IF THE PRECEDING AREA IS NO LONGER THE DESIGNATED ARE, THE AREA MOST REACENTLY DESIGNATED BY THE COUNTY COMMISSIONER'S COURT.

Default has occurred in the payment of the Promissory Note and in the performance of the obligations of the Deed of Trust, which secures payment of the Promissory Note. Lender has requested the Trustee or any duly appointed Substitute Trustee, to sell the Property in accordance with the terms of the Deed of Trust and applicable law.

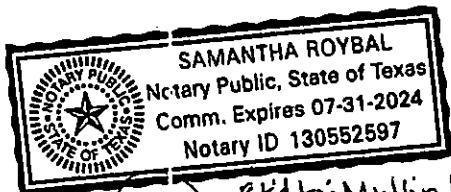
Therefore, notice is given that on the Date and Time of Trustee's Sale of Property and at the Place of Trustee's Sale of Property, the Substitute Trustee or any duly appointed successor substitute trustee as Lender may subsequently appoint, will sell the Property by public sale to the highest bidder for cash, in accordance with the Deed of Trust and applicable law. The sale and conveyance of the Property will be subject to all matters of record applicable to the Property which are superior to the Deed of Trust. The Substitute Trustee has not made and will not make any covenants, warranties, or representations concerning the Property other than providing the successful bidder at the sale with a deed to the Property containing any warranties of title required by the Deed of Trust. The Property shall be sold "AS IS, WHERE IS", and WITH ALL FAULTS.



Erica Anderson, Substitute Trustee

ACKNOWLEDGMENT

STATE OF TEXAS)
COUNTY OF POTTER)

This instrument was acknowledged before me on April 12, 2024, by Erica Anderson, Substitute Trustee.




Notary Public, State of Texas



FILED and certified as RECORDED in the Official Public Records of Deaf Smith County on the date and time stamped. Rachel Garman, County Clerk, Deaf Smith County, Texas.

By:  Deputy April 15, 2024 (4:02pm)

24-0668

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