

NOTICE OF TRUSTEE'S SALE

THE STATE OF TEXAS *

COUNTY OF CALDWELL *

Date: February 8, 2024

Deed of Trust:

Date: December 18, 2015

Grantor: Erminia F. Gonzales, 5353 Old Colony Line Road, Lockhart, Texas 78644

Beneficiary: Windmill Hollow Ltd.

Recorded under Clerks Document Number 2015-008138, Official Public Records, Caldwell County, Texas.

Property: Being 5.00 acres, more or less, of land out of the Edmund Person Survey, Abstract No. 235, Caldwell County, Texas, and being known as Tract 4 and being more particularly described in Exhibit A attached to Deed of Trust recorded in Clerk's Document #2015-008138, Caldwell County, Texas.

Date of Sale: March 5, 2024

Time of Sale: The earliest time at which the sale will occur is 10:00 a.m. and no later than 1:00 p.m.

Place of sale of Property: Caldwell County Justice Center, Lockhart, Texas
1703 S. Colorado Street, Lockhart, Texas 78644

Designated Area: Outside the main entrance of the Caldwell County Justice Center and more particularly described above, or in the area designated by the Commissioner's Court, pursuant to Section 51.002 of the Texas Property Code.

Because of the default by Grantor under the terms of the Deed of Trust and the Note secured thereby, as Substitute Trustee, I will sell the property by public auction to the highest bidder for cash at the place and date above specified to satisfy the debt secured by the Deed of Trust.

The property is being sold subject to all matter of record which are prior to the Deed of Trust, which affect title thereto, and which are a superior interest therein.



Substitute Trustee – Dean Murphy, Gordon
Murphy, Timothy Murphy, or Lindsey Meyer

For more information:

P.O. Box 1249
San Marcos, Texas 78667
512-396-5115

Filed this 9th day of Feb 2024
9:35 AM
TERESA RODRIGUEZ
COUNTY CLERK, CALDWELL COUNTY, TEXAS
By Lydia Alexander Deputy
Lydia Alexander