

COPY

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

FEB 13 2018

STATE OF TEXAS §
 §
COUNTY OF BROOKS §

Elvaray B. Silvas
County Clerk Brooks County, TX
By Diana L... Deputy

WHEREAS, by certain Deed of Trust dated April 8, 2005, executed by VICTOR AREVALO, ("Grantor, whether one or more") to Luis Cortinas, ("Trustee") recorded in VOLUME 252 PAGE 581 and DOCUMENT #81188, Official Records, Brooks County, Texas, reference to which is hereby made for all purposes (the "Deed of Trust"), Grantor conveyed to Trustee certain property (the "Property") situated in Brooks County, Texas, which Property includes the real property more particularly described as follows:

LOT FIVE (5) AND THE EAST ONE HALF (E ½) OF LOT SIX (6), BLOCK ONE (1) OF PORTER ADDITION, AN ADDITION SITUATED IN THE CITY OF FALFURRIAS, BROOKS COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 2, PAGE 3, OF THE MAP RECORDS, BROOKS COUNTY, TEXAS.

together with all improvements located thereon to secure the payment of a certain promissory note (the "Note") dated of even date, executed by VICTOR AREVALO , in the original principal sum of \$38,259.94, and made payable to the order of Greater South Texas Bank n/k/a Greater State Bank, (the "Noteholder"), 3300 N. 10th Street, McAllen, Texas 78501 (956) 687-4782;

WHEREAS, default has occurred in the payments of said Note and the same is now wholly due, and the owner and holder of said debt has requested the undersigned to sell the herein described property to satisfy said Note;

WHEREAS, the undersigned has been duly appointed Substitute Trustee, by instrument dated of even date and filed in the Official Records of Brooks County, Texas.

WHEREAS, the Substitute Trustee may be replaced with a Substitute Trustee at the election of the Noteholder at any time prior to the sale in accordance with the terms of the Deed of Trust. The following is the name and street address of the potential future Substitute Trustees which hereafter may be appointed by the Noteholder to complete the sale. Until public notice is given of a further change in Trustee, the undersigned is who should be contacted by any interested party in regard to the sale:

Mr. Scott A. Walsh	Ms. Deborah L. Cordova	Mr. Weldon "Beau" Nixon
4900 N. 10 th Street Ste. B	4900 N. 10 th St. Ste B	4900 N. 10 th St. Ste. B
McAllen, Texas 78504	McAllen, Texas 78504	McAllen, Texas 78504

NOW, THEREFORE, Notice Is Hereby Given That on Tuesday, the **6th day of MARCH, 2018, at 1:00 p.m., or within three (3) hours thereafter**, I will sell said property at the East side of the County Courthouse in Brooks County, Texas, said property, along with any improvements located thereon, to be sold to the highest bidder for cash.

SUBJECT TO:

- a) Mineral reservations of record.
- b) Oil, Gas and Mineral Leases of record, if any.

- c) Rules, regulations, rights of way and easements in favor of the water district within which property is located.
- d) All easements and restrictions of record and all visible easements.
- e) Ad valorem taxes and other assessments which may be due with respect to the property.
- f) All liens, encumbrances and other matters appearing in the Official Records of the County Clerk, Brooks County, Texas.
- g) Any and all claims pertaining to the legality of the trustee's sale.

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.
THE NAME AND ADDRESS OF THE SENDER OF THIS NOTICE IS SCOTT A. WALSH, 4900-B N. 10TH, MCALLEN, TX 78504.

WITNESS my hand February 12th, 2018.



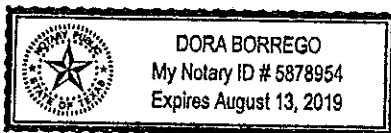
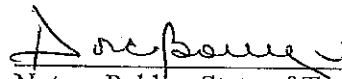
DAVID SALINAS, SUBSTITUTE TRUSTEE
 3300 N. 10TH ST.
 MCALLEN, TEXAS 78501
 (956) 687-4782

(Acknowledgment)

State of TEXAS

County of HIDALGO

This instrument was acknowledged before me on February 12, 2018, by David Salinas, Substitute Trustee.

Notary Public, State of Texas