

NOTICE OF TRUSTEE'S SALE

Date: April 15, 2024

Deed of Trust

Date: September 29, 2021

Grantor: Hector Villarreal Jr.

Grantor's County: Brooks

Beneficiary (or Holder): El Plako Investments, LLC.

Trustee: Patrick Moore  
701 E. Expwy. 83, Suite 330  
McAllen, Texas 78501-1147

Recording Information: Document Number 101367 in the Official Records, Brooks County, Texas

Property: Lot Tract 1, of 193 Falfurrias Ranches, Brooks County, Texas, according to the map or plat thereof recorded in Volume 392, Page 738-747, Map Records of Brooks County, Texas.

Note

Date: September 29, 2021

Amount: \$150,000.00

Debtor: Hector Villarreal Jr.

Holder: El Plako Investments, LLC.

Date of Sale of Property: May 7, 2024

Earliest Time of Sale of Property: 10:00 A.M.

Place of Sale of Property: The Brooks County Administrative Building, located at 100 E. Miller, Falfurrias, Texas (on the front steps of the east side of the building), the place specified for foreclosure sales by the Commissioner's Court of Brooks County, Texas, by Resolution recorded as Document Number 2939102, Official Records, Brooks County, Texas.

Because of default in performance of the obligations of the deed of trust, Trustee will sell the property by public auction to the highest bidder at the place and date specified to satisfy the debt secured by the deed of trust. The full amount of bid is due in the form of a cashier's check payable to Patrick Moore or Aaron Alaniz, Trustee, immediately upon the acceptance of the bid. The sale will begin at the earliest time stated above or within three hours after that time.

**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.**

File for Record  
at 2:32 o'clock P.M.

APR 18 2024

Elvaray B. Silvas  
County Clerk, Brooks County, Texas  
By: [Signature] Deputy

Patrick Moore, Trustee