



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 OF SALE

PURSUANT TO AUTHORITY conferred upon the Trustee by that certain Deed of Trust dated March 26, 2021, executed by JONATHAN LESLIE DYCUS AND SHAWNA KAY DYCUS, A MARRIED COUPLE, ("Mortgagor") to Tim Williams, Trustee, for the benefit of 21ST MORTGAGE CORPORATION ("Mortgagee"), filed for record under Instrument No. 2021016647, Official Public Records of Lubbock County, Texas, Mortgagee appoints K. Clifford Littlefield, Alexander J. Tiffany, Mara E. Schechter or Norma Jean Hesselstine, whose address is listed below, or Terry Browder, Laura Browder or Jamie Osborne, whose business address is 14800 Landmark Blvd., Suite 850, Dallas, Texas 75254, under said Deed of Trust, in order to satisfy the indebtedness secured thereby and at the request of the holder of said indebtedness, default having been made in the covenants of the Deed of Trust, to sell on Tuesday, November 5, 2024, (that being the first Tuesday of the month), at public auction to the highest bidder for cash, at the Lubbock County Courthouse at the place designated by the Commissioner's Court for such sales in Lubbock County, Texas, (on the steps of the county courthouse or as designated by the County Commissioner), the sale to begin at 10:00 o'clock a.m. or not later than three (3) hours after such time on that date, selling all of the property as an entirety or in such parcels as the Trustee acting may elect the property offered for sale, more particularly described on Exhibit "A" attached hereto and made a part hereof, together with any and all improvements constructed upon, affixed to or located upon the above described real property, including but not limited to the 2019 Legacy Manufactured Home, Serial No. L210416.

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.

EXECUTED this 11 day of September, 2024.

Terry Browder

K. CLIFFORD LITTLEFIELD

K. CLIFFORD LITTLEFIELD, Mortgage Attorney
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Corpus Christi, Texas 78401
Telephone: (361) 884-0612
Facsimile: (361) 884-5291
Email: clittlefield@umhlaw.com

THE STATE OF TEXAS §
COUNTY OF NUECES §

SUBSCRIBED and SWORN TO BEFORE ME, the undersigned Notary Public, by K. CLIFFORD LITTLEFIELD, this 11 day of September, 2024, to certify which witness my hand and official seal.

Norma Jean Hesselstine
NOTARY PUBLIC, STATE OF TEXAS

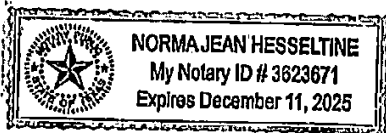


EXHIBIT "A"

A 50.216 acre tract of land located in Section 138, Block C, E.L. & R.R. R.R. Co. Survey, Lubbock County, Texas, being further described as follows:

BEGINNING at a 1/2" iron rod with cap set at the Northwest corner of Section 138, Block C, and the Northwest corner of this tract;

THENCE N. 89°56'40" E., along the North line of said Section 138, a distance of 1653.00 feet to a 1/2" iron rod set at the Northeast corner of this tract;

THENCE S. 00°04'00" E., at 30.00 feet pass a set 1/2" iron rod, continuing for a total distance of 1323.30 feet to a 2" iron pipe found at the Southeast corner of this tract;

THENCE S. 89°56'40" W., at 1628.00 feet pass a set 1/2" iron rod continuing for a total distance of 1653.00 feet to a 1/2" iron rod set in the West line of said Section 138 at the Southwest corner of this tract;

THENCE N. 00°04'00" W., along said West line of said Section 138, a distance of 1323.30 feet to the Point of Beginning.

FILED AND RECORDED

OFFICIAL PUBLIC RECORDS



Kelly Pinion

Kelly Pinion, County Clerk
Lubbock County, TEXAS
09/19/2024 11:04 AM
FEE: \$2.00
2024037853