

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM THIS INSTRUMENT BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

NOTICE OF TRUSTEE'S SALE

STATE OF TEXAS
COUNTY OF RED RIVER

WHEREAS, by Deed of Trust dated August 9, 2016, Blake Williams conveyed to R. E. Gooding as Trustee the following described property situated in Red River County, Texas, to-wit:

All that certain tract or parcel of land situated in Red River County, Texas, on the Northwest edge of the town of Clarksville; and being part of the JOHN M. RITCHEY SURVEY, ABSTRACT NO. 708, and being part of a called 247 acre tract of land described in Deed from J. L. Reed and wife, Emma Reed to D. H. Taylor, dated January 9, 1895, and recorded in Volume 31, Page 402, of the Deed Records of Red River County, Texas; and being more particularly described as follows, to-wit:

BEGINNING at a 1/2" dia. R. S. Rod (s) in the South line of Industrial Way Street and at the Northeast corner of a called 3.000 Ac. tract described in Deed to Justin Withers (OPR 597, Page 322); also being N 78° 49' 33" E, 250.68 feet from the intersection of the East line of Loop Highway No. 37 and the South line of said Industrial Way Street;

THENCE Easterly, along the South line of said street as follows: N 78° 56' 50" E, 649.23 feet, a 1/2" R.S. Rod (s); N 85° 45' 39" E, 194.73 feet, a 1/2" R.S. Rod (s); and S 89° 02' 42" E, 155.76 feet to a 1/2" R.S. Rod (s) in the West line of a called 13 Ac. tract described in Deed to W. R. Grace & Co. (DR 270, Page 78);

THENCE S 2° 20' 34" E, a distance of 485.38 feet to a 2 1/2" dia. Metal Pipe (f) at the Southwest corner of said 13 Ac. tract and in the North line of a called 24.72 Ac. tract described in Deed to Red River Industrial Foundation (Dr 313, Page 132);

THENCE S 68° 14' 49" W, a distance of 133.45 feet to a 5/8" R.S. Rod (f) at the upper Northwest corner of said 24.72 Ac. tract;

THENCE S 25° 30' 02" W, a distance of 419.87 feet to a 5/8" R.S. Rod (f) at the Northeast corner of a called 12.61 Ac. tract described in Deed to J. B. Strickland (DR 101, Page 138);

THENCE S 31° 48' 44" W, along the North line of said 12.61 Ac. tract, a distance of 449.80 feet to a 1/2" R.S. Rod (s) for a corner;

THENCE N 84° 10' 02" W, along the North line of a called 10.000 Ac. tract described in Deed to Wendell A. Reeder (DR 437, Page 368), a distance of 1002.03 feet to a 1/2" R.S. Rod (s) in the East line of said highway;

THENCE Northerly, along the East line of said highway, as follows: N 6° 35' 00" E, 293.53 feet, a Concrete Monument (f); N 15° 54' 00" E, 300.00 feet, a 1/2" R.S. Rod (s); and N 21° 37' 00" E, 36.28 feet to a 1/2" R.S. Rod (s) at the Southwest corner of said 3.000 Ac. tract;

THENCE N 78° 49' 33" E, a distance of 480.85 feet to a 1/2" R.S. Rod (s) at the Southeast corner of said 3.000 Ac. tract;

THENCE N 11° 10' 27" W, a distance of 357.28 feet to the place of beginning and containing 30.038 acres of land, more or less.

Being the same land described as Tract I in Deed from G. A. Hines, Jr. and wife, Corene Hines, to Bobby R. Woody, Sr. and Bobby R. Woody, Jr., dated June 3, 2011, and recorded in Volume 657, Page 539, of the Official Public Records of Red River County, Texas.

(herein referred to as "the property"), to secure that one certain promissory note therein described, in the original principal sum of \$280,000.00 executed by the said Blake Williams, payable to Bobby R. Woody, Sr., Individually and as Independent Executor of the Estate of Dana C. Woody and Bobby R. Woody, Jr., and wife, Diane C. Woody (which note is hereby referred to as "note"), which said Deed of Trust is recorded in Volume 720, Page 795, of the Official Public Records of Red River County, Texas, (herein referred to as "Deed of Trust") and;

Whereas, default has occurred under the terms of said Deed of Trust and the indebtedness evidenced therein is now wholly due, and Bobby R. Woody, Sr., Individually and as Independent Executor of the Estate of Dana C. Woody and Bobby R. Woody, Jr., and wife, Diane C. Woody, the owners and holders of said indebtedness, have requested the undersigned to sell the property to satisfy same; and

NOW, THEREFORE, notice is hereby given that on Tuesday, the 6th day of August, 2019, I will sell said property in the hallway just inside the East door of the Red River County Courthouse to the highest bidder for cash. Ten o'clock a.m. is the earliest time on said date at which the sale may occur and the sale will begin at that time or not later than three hours after that time. I will sell said property at the area designated by the Commissioners Court of Red River County, Texas, for such

sale, to-wit, in the hallway just inside the East door of the Red River County Courthouse, Clarksville, Texas.

WITNESS MY HAND this 10 day of July, 2019.

R. E. Gooding
R. E. Gooding, Trustee

The original of the within notice was posted by me on the 10th day of July, 2019, on the bulletin board inside the East door of the Red River County Courthouse, Clarksville, Texas, where such notices are posted at 1:40 o'clock p. m., and a copy of the within notice was filed for record on the 10th day of July, 2019, in the office of the County Clerk of Red River County, Texas, at 1:30 o'clock p. m.

R. E. Gooding
R. E. Gooding, Trustee

FILED FOR RECORD
1:30 o'clock P M. on

JUL 10 2019

Shawn Weemes
SHAWN WEEMES, COUNTY CLERK
RED RIVER CO., TX