

## Notice of Trustee's Sale

Date: January 12, 2024

Substitute Trustee: Gaylene Lonergan  
Lonergan Law Firm PLLC  
12801 North Central Expressway, Suite 150, Dallas, Tx, 75243

Lender: The Raziel Investors Group, LLC

Note: Promissory Note dated June 13, 2019 in the original principal amount of \$77,500.00, executed by Michelle L. Jamerson and Charles R. Jamerson.

### General Warranty Deed with Vendors Lien:

Date: June 13, 2019

Grantor: George Desheilds

Grantee: Michelle L. Jamerson and Charles R. Jamerson

Lender: The Raziel Investors Group, LLC

### Recording information:

Recorded under Instrument Number 2021-02213 of the County Clerk's Records, Red River County, Texas.

### Property:

**ABSTRACT 878 W H VININGTC-05 GUARANTY BOND BANK 0.4 ACRES.**

**Said Property more commonly known as 1109 W. Main Street, Clarksville, TX 75426**

County: Red River

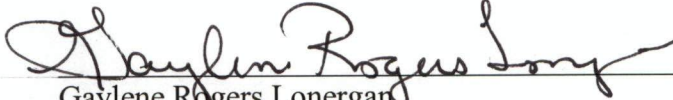
Date of Sale: February 6, 2024

Time of Sale: 12:00 p.m. - 2 p.m.

Place of Sale: At the Red River County Courthouse, 400 N. Walnut Street, Clarksville, TX 75426, or as otherwise designated by the County Commissioners.

Gaylene Rogers Lonergan is the Trustee as appointed by Lender. Lender has instructed Trustee to offer the Property for sale toward the satisfaction of the Note.

Notice is given that on the Date of Sale, Trustee will offer the Property for sale at public auction at the Place of Sale, to the highest bidder for cash. **THERE WILL BE NO WARRANTY RELATING TO TITLE, POSSESSION, QUIET ENJOYMENT, OR THE LIKE FOR THE PERSONAL PROPERTY IN THIS DISPOSITION.** The earliest time the sale will occur is the Time of Sale, and the sale will be conducted no later than three hours thereafter.

  
Gaylene Rogers Lonergan  
Lonergan Lawn Firm, P.L.L.C

STATE OF TEXAS

COUNTY OF DALLAS

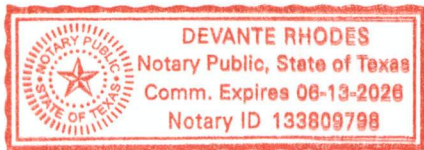
This instrument was acknowledged before me on this 12<sup>th</sup> day of January 2024, by Gaylene Rogers Lonergan, Trustee.



Notary Public in and for the State of Texas

My Commission Expires:

Print/Typed Name of Notary



FILED FOR RECORD  
2:43 o'clock P M. on

JAN 16 2024

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