

Notice of Substitute Trustee's Sale

Date: January 7, 2026

Substitute Trustee: Gaylene Rogers Lonergan
12801 North Central Expressway, Suite 150, Dallas, Tx, 75243

Lender: The Raziel Investors Group LLC

Note: Promissory Note dated December 18, 2019 in the original principal amount of \$74,900.00, executed by Albert Lundy and Benita G. Gray.

Deed of Trust:

Date: December 1, 2019

Grantor: Albert Lundy and Benita G. Gray

Lender: The Raziel Investors Group LLC

Recording information:

Recorded under Instrument Number 2021-00425 of the County Clerk's Records, Red River County, Texas.

Property:

HILLSIDE, BLOCK 3, LOT 2 & E.10'OF 3, TC-18 0.379 ACRES.

Said Property more commonly known as 1401 W. Jackson Street, Clarksville Texas 75426.

County: Red River

Date of Sale: June 2, 2026

Time of Sale: 10:00 AM - 1:00 PM

Place of Sale: at the hallway inside the east door of the Red River County Courthouse, located at 200 N. Walnut Street, Clarksville, TX 75426.

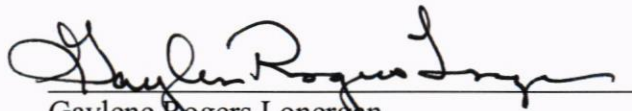
FILED FOR RECORD
11:40 o'clock A M. on

MAY 11 2026

Chassidy Chandler
CHASSIDY CHANDLER, COUNTY CLERK
RED RIVER CO., TX

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

STATE OF TEXAS

COUNTY OF DALLAS

This instrument was acknowledged before me on this 29th day of April 2026, by Gaylene Rogers Lonergan, Trustee.



Notary Public in and for the State of Texas

My Commission Expires:

Print/Typed Name of Notary

