

**APPOINTMENT OF SUBSTITUTE TRUSTEE  
AND NOTICE OF SUBSTITUTE TRUSTEE'S SALE**

For the purpose of correcting a few minor typos on its previous Appointment of Substitute Trustee and Notice of Trustee Sale, Oil Field Girls, Ltd. submits this Appointment of Substitute Trustee and Notice of Substitute Trustee's Sale.

**DATE:** March 9, 2017

**NOTE:** Promissory Note (Real Estate Lien Note) described as follows:

Date: April 5, 2013  
Maker: Daniel Winn and Brandi Winn  
Payee: Oil Field Girls, Ltd.  
Original Principal Amount: \$60,000.00

**DEED OF TRUST:** Deed of Trust described as follows:

Date: April 5, 2013  
Grantor: Daniel Winn and wife, Brandi Winn  
Trustee: Stephen W. McDaniel  
Beneficiary: Oil Field Girls, Ltd.  
Recorded: Volume 1729, Page 221 as Document No. 175178 in the real property records of Panola County, Texas

**MORTGAGEE:** Oil Field Girls, Ltd.

**BORROWER:** Daniel Winn and Brandi Winn

**PROPERTY:** The real property described as follows:

Leasehold estate in all that certain tract or parcel of land situated in Panola County, Texas, described as LOTS 5 & 6 , SECTION 2-N, of the MURVAL RESERVOIR SHORELINE SUBDIVISION, according to the map of the subdivision and the Plat of said subdivision; reference to which are herein made for further description of said lots and for all intents and purposes; and said Lot 5 being the same described in that certain Assignment of Lease dated November 7, 2001, from Farmer's State Bank to Benny Paddie, recorded in Volume 1221, Page 566, Official Public Records, Panola County, Texas; and Lot 6 being the same described in that certain Assignment of Lease, dated February 2, 2002, from Panola County Fresh Water Supply District Number One, as Lessor, to Benny Paddie, as Lessee, recorded in Volume 1144, Page 34, Official Public Records, Panola County, Texas

FILED FOR RECORD  
IN MY OFFICE

AT 9:26 O'CLOCK A M

MAR 09 2017

BOBBIE DAVIS  
COUNTY CLERK, PANOLA COUNTY, TEXAS  
BY Gina Goldman DEPUTY

Together with all improvements, easements, personal property, intangibles, rents, revenues, contracts, and rights appurtenant to the real property, as described in the Deed of Trust.

**ORIGINAL TRUSTEE:** Stephen W. McDaniel

**SUBSTITUTE TRUSTEE:** Paul W. Turner

Mailing Address: 400 S. Alamo, Suite A  
Marshall, Texas 75670  
Phone Number 903-935-0135  
Fax Number 903-935-0235  
Email Address: pturner@thelawofficeofpwt.com

**SALE OF PROPERTY BY  
SUBSTITUTE TRUSTEE**

Date and Time of Sale: April 4, 2017, the first Tuesday of the month to commence at 10:00 AM, or within three (3) hours after that time  
Place of Sale: Panola County Courthouse, Carthage, Texas, 110 S. Sycamore Street, Carthage, Texas 75633, at the steps on the east side of the Courthouse or at an area designated by the Panola County Commissioners Court

**NOTICE**

**Assert and protect your rights as a member of the armed forces of the United States. If you 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.**

**THIS INSTRUMENT APPOINTS THE SUBSTITUTE TRUSTEE 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.**

**RECITALS**

Default has occurred in the payment of the Note and in the performance of the obligations under the Deed of Trust that secures the Note. Because of this default, Mortgagee, the owner and holder of the Note and the Deed of Trust lien under Texas Property Code section 51.002, has requested that Substitute Trustee sell the Property according to the terms of the Deed of Trust and applicable law.

The Deed of Trust may encumber both real and personal property. Formal notice is now given of Mortgagee's election to proceed against and sell both the real property and any personal property described in the Deed of Trust, consistent with Mortgagee's rights and remedies under the Deed of Trust and Texas Business and Commerce Code section 9.604(a).

Therefore, notice is given that on the Date and Time of Substitute Trustee's Sale of Property and at the Place of Substitute Trustee's Sale of Property, Substitute Trustee, or any other substitute trustee Mortgagee may appoint, will sell the Property by public sale to the highest bidder for cash or acceptable certified funds, according to the Deed of Trust and applicable law. The sale and conveyance of the Property will be subject to all matters of record applicable to the Property that are superior to the Deed of Trust and to any permitted exceptions to title described in the Deed of Trust. Substitute Trustee has not made and will not make any covenants, representations, or warranties about the Property other than providing the successful bidder at the sale with a deed to the Property containing any warranties of title required by the Deed of Trust. The Property will be sold AS IS, WHERE IS, AND WITH ALL FAULTS.

EXECUTED as of March 9, 2017.

Oil Field Girls, Ltd., a Texas limited partnership, by and through its General Partner, OFG, LLC, a Texas limited liability company

*Loretta D. Ward*

Loretta D. Ward  
Managing Member, OFG, LLC  
P.O. Box 552  
Judson, Texas 75660

STATE OF TEXAS  
COUNTY OF ~~GREGG~~  
Panola

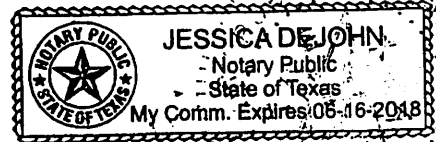
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This document was acknowledged before me on March 9, 2017 by Loretta D. Ward, Managing Member, OFG, LLC.

*Jessie DeJohn*  
Notary Public in and for the State of Texas

After recording, please return original to:

Loretta D. Ward  
P.O. Box 552  
Judson, Texas 75660



STATE OF TEXAS

COUNTY OF PANOLA

FILED FOR RECORD

I hereby certify that this instrument was filed on the date and time stamped hereon by me and was duly recorded in the volume and page of the named records of PANOLA County, Texas as stamped hereon by me.

OFFICIAL PUBLIC RECORDS

Mar 09, 2017 09:26A

Bobbie Davis, COUNTY CLERK  
PANOLA COUNTY, TEXAS

Mar 09, 2017 09:26A

Bobbie Davis, COUNTY CLERK  
BY: Gina Goldman, Deputy  
PANOLA COUNTY, TEXAS