Notice of Trustee's Sale

FILED FOR RECORD IN MY OFFICE AT 3:00 O'CLOCK M_____M___

Date: March 11, 2016

MAR 11 2016

Substitute Trustee:

CODY COCKERHAM

Substitute Trustee's Address:

P.O. Drawer 579

Carthage, Texas 75633

BOBBIE DAVIS
COUNTY CLERK, PANOLA COUNTY, TEXAS
BY 1 Charley DEPUTY

Mortgagee:

FIRST STATE BANK AND TRUST COMPANY, CARTHAGE, TEXAS, a

Texas bank

Note: Note dated September 20, 2013 in the amount of TWENTY-SEVEN THOUSAND NINE HUNDRED AND NO/100 DOLLARS (\$27,900.00)

Deed of Trust

Date:

September 20, 2013

Grantor:

CHARLENE HATTAWAY, a single person

Mortgagee:

FIRST STATE BANK AND TRUST COMPANY, CARTHAGE,

TEXAS, a Texas bank

Recording information:

1747, Page 649 Official Public Records of Panola County,

Texas

Property:

All that certain tract or parcel of land situated in the George Goodwin Survey, A-224, Panola County, Texas, and being in Block No. 55 of the City of Carthage, Texas, and being designated on the City Map of Carthage, Texas, on file in the Tax Assessor's office of City of Carthage, Texas, on file in the Tax Assessor's office of said City as being lot No. 9, and being more particularly described as follows, to-wit:

BEGINNING at an iron stake found at the Southwest corner of Lot No. 11, Block 54 of the City of Carthage, the same being the Southwest corner of Block No. 55 of the City of Carthage, Texas;

THENCE North 30° 19' 58" West 108.45 feet to a stake;

THENCE South 62° 0' West 107.60 feet to a stake in the East boundary line of Lot No. 5 of Block No. 55 according to the City Map on file in the Tax Assessor's office of the City Map of Carthage, Texas;

THENCE South 31° 23' 52" East 71.93 feet with the East boundary line of said Lot No. 5 to a stake at the East boundary line of No. 5 to a stake at the East boundary line of No. 5;

THENCE South 80° 46' 26" West 113.95 feet to the place of beginning, and being the same land described in that certain Warranty Deed from Bobby Malone to Laverne Plemons, dated July 31, 1980, recorded in the office of the County Clerk, Panola County, Texas under said Clerk's file number 412313;

Said tract of land being the same tract of land described in that certain deed from Bobby Plemons et al to Charlene Marie Price, recorded in the Official Public Records of Panola County, Texas.

County:

Panola

Date of Sale (first Tuesday of month):

April 5, 2016

Time of Sale: The sale will begin no earlier than 1:00 p.m. and no later than three hours

thereafter. The sale will be completed by no later than 4:00 p.m.

Place of Sale: Panola County Courthouse in Carthage, Texas, at the following location: Courthouse steps on the East side of the Panola County Courthouse situated on 110 S. Sycamore Street, Carthage, Texas 75633

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.

Mortgagee has appointed CODY COCKERHAM as Substitute Trustee under the Deed of Trust. Mortgagee has instructed Trustee to offer the Property for sale toward the satisfaction of the Note.

Notice is given that on the Date of Sale, Substitute Trustee will offer the Property for sale at public auction at the Place of Sale, to the highest bidder for cash, "AS IS". The sale will begin at the Time of Sale or not later than three hours thereafter.

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.

CODY COCKERHAM, Substitute Trustee for FIRST STATE BANK AND TRUST COMPANY, CARTHAGE, TEXAS, Mortgagee

P.O. Drawer 579

Carthage, Texas 75633