

**NOTICE OF TRUSTEE'S SALE**

Date: February 6, 2018

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Deed of Trust

Date: December 20, 2013

Grantor: JEFFREY NOEY, a single man

Grantor's County: Freestone County, Texas

Beneficiary: CITIZENS STATE BANK, fka FIRST NATIONAL BANK,  
GROESBECK, TEXAS

Trustee: DEBBIE WILLIAMS or BRENT JONES

Recording Information: Deed of Trust dated December 20, 2013 and recorded in Document No. 01304875 of the Official Property Records of Freestone County, Texas

Property:

Property: All that certain lot, tract or parcel of land situated in the County of Freestone, State of Texas, being a part of the R. B. Longbotham Survey, A-16, located in the city of Wortham, and being parts of Block Number Ninety-Five (95) according to the official plat drawn by Theo Kosse of record in Volume K, Page 777, Deed Records of Freestone County, Texas, being the West one-half of Lot Number Four (4) AND ALL OF Lot Number Five (5) described in a certain Warranty Deed from Willie Tucker and wife, to W. B. Auerback, dated November 30, 1940, and recorded in Volume 159, Page 417, Deed Records of Freestone County, Texas.

Note

Date: December 20, 2013

Amount: FIFTY-NINE THOUSAND SEVEN HUNDRED AND NO/100 DOLLARS (\$59,700.00)

Borrower: JEFFREY NOEY

Lender: CITIZENS STATE BANK, fka FIRST NATIONAL BANK,  
GROESBECK, TEXAS

Date of Sale of Property: March 6, 2018

Earliest time of Sale of Property: 10:30 a.m.

Place of Sale of Property: Front door of Freestone County Courthouse located at 103 Main, Fairfield, Freestone County, Texas.

ASSERT AND PROTECT YOUR RIGHTS AS A MEMBER OF THE ARMED FORCES OF THE UNITED STATES. IF YOU ARE OR YOUR SPOUSE IS SERVING

FILED FOR RECORD IN  
Freestone County  
Linda Jarvis  
COUNTY CLERK  
ON: Feb 08, 2018 AT 08:43A  
as Notice of Trustee Sale  
Total Fees : 8.00  
Receipt Number - 145408  
By, Melissa Santana, Deputy

ON ACTIVE MILITARY DUTY, INCLUDING ACTIVE MILITARY DUTY AS A MEMBER OF THE TEXAS NATIONAL GUARD OR THE NATION GUARD OF ANOTHER STATE OR AS A MEMBER OF A RESERVE COMPONENT OF THE ARMED FORCES OF THE UNITED STATE, PLEASE SEND WRITTEN NOTICE OF THE ACTIVE DUTY MILITARY SERVICE TO THE SENDER OF THIS NOTICE IMMEDIATELY.

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 "AS IS". The sale will begin at the Time of Sale or not later than three hours thereafter. This sale will be conducted subject to the right of rescission contained in section 51.016 of the Texas Property Code.

CITIZENS STATE BANK

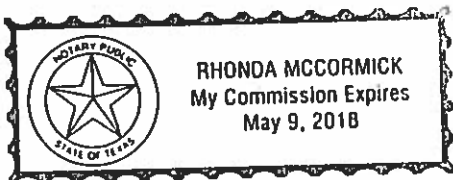


BY: DEBBIE WILLIAMS

STATE OF TEXAS

COUNTY OF LIMESTONE

This instrument was acknowledged before me on the 6 day of February 2018, by DEBBIE WILLIAMS, of Citizens State Bank, a bank corporation, on behalf of said corporation.

  
NOTARY PUBLIC