

FILED FOR RECORD
ROCKWALL CO. TEXAS

25 MAY 12 AM 11:30

NOTICE OF TRUSTEE'S SALE

JENNIFER FOGG
ROCKWALL COUNTY CLERK
BY
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.

Date: May 6, 2025

Deed of Trust:

Date: August 30, 2021

Grantor: Major Anthony Rush

Beneficiary: Mineola Community Bank, SSB now known as Broadstreet Bank SSB

Trustee: J. H. Herlocker, III now Jason Sobel

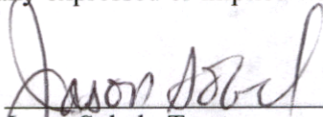
Recorded in: Document Number 2021-0000024152 of the Official Public Records of Rockwall County, Texas

Property: Lot 12, Block A, Chandlers Landing, Phase 20, an Addition to the City of Rockwall, Rockwall County, Texas, according to the Plat thereof recorded in Cabinet B, Slide 254, Plat Records, Rockwall County, Texas, TOGETHER WITH, all and singular, the rights, privileges and appurtenances pertaining to the said real property, including any right, title and interest of Grantor in and to adjacent streets, alleys, and rights-of-way; and all improvements and fixtures situated on and attached thereto

Date of Sale of Property: Tuesday, June 3, 2025, at or within three hours after 10 a.m.

Place of Sale of Property (including County): the area immediately outside on the front steps of the Rockwall County Courthouse (Rockwall County), located at 1111 Yellowjacket Lane in Rockwall, Rockwall County, Texas or as designated by County Commissioner's Court rules.

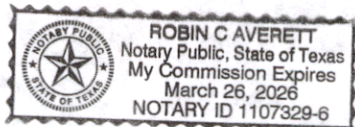
Because of default in performance of the obligations under the Deed of Trust, Trustee will sell the Property by public auction to the highest bidder for cash at the place and date specified to satisfy the debt secured by the Deed of Trust. Any sale will be subject to unpaid ad valorem taxes and any title matters set forth in the deed of trust. A purchaser at the sale of the Property acquires the Property "AS IS" without any expressed or implied warranties.

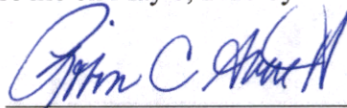


Jason Sobel, Trustee
215 W Broad
Mineola TX 75773

STATE OF TEXAS
COUNTY OF WOOD

This instrument was acknowledged before me on May 6, 2025 by
Jason Sobel





Notary Public, State of Texas