

## Notice of Substitute Trustee's Sale

Date: February 28, 2019

Trustee: CC&T Property Investments, LLC

Mortgagor: Edward & Janet Gallaway

Note: November 30, 2015

Deed of Trust

Date: November 30, 2015

Grantor: Edward & Janet Gallaway

Mortgagee/Lender: CC&T Property Investments, LLC

Recording information: 2015, Clerk No. 107717, Book OR, Volume 1609, Pages 46-52, Real Property Records of Chambers County, Texas.

Property: Lot Four (4) Thompson Acres, a re-plat that delineates the result of a ground survey of 3.44 acres situated in the Anson Taylor League, Abstract 241, Chambers County, Texas and being out of Lot 14C, P.A. Huffman Subdivision, a Subdivision in Chambers County, Texas according to the map or plat records in Volume "A", Page 17 of the plat records of Chambers County, Texas also being out of a called 20.592 acre tract of land conveyed to Charles Edmond recorded by Deed in Volume 410, Page 379 of the Deed Records of Chambers County, Texas. Also known as 3008 FM 2936, Anahuac, Texas 77514.

County: Chambers County, Texas

Substitute Trustee's Name: Toby C. Easley

Substitute Trustee's Address: 1214 Elgin Street, Houston, Texas 77004

Date of Sale (first Tuesday of month): **April 2, 2019**

Time of Sale: Between the hours of 10:00 A.M. and 1:00 P.M.

Earliest Time Sale Will Begin: 10:00 A.M.

Place of Sale: The foreclosure sale will be conducted at the public venue in the area designated by the Chambers County Commissioners Court pursuant to Section 51.002 of the Texas Property Code

\*03-155-2019-2848\*



as the place where foreclosure sales are to take place, or if no place is designated by the Commissioners Court, the sale will be conducted at the place where the Notice of Substitute Trustee's Sale was posted.

Mortgagee has appointed Toby C. Easley 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, Trustee will offer the Property for sale at public auction at the Place of Sale, to the highest bidder for cash. The sale will begin at the Time of Sale or not later than three hours thereafter.

If the sale is set aside for any reasons, the Purchaser at the sale shall be entitled to a return of the funds paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee, or the Mortgagee's attorney.

NOTICE IS FURTHER GIVEN that, except to the extent that the Substitute Trustee may bind and obligate the Mortgagors to warrant title to the Property under the terms of the Deed of Trust, conveyance of the Property shall be made "AS IS, WHERE IS" without any representations and warranties whatsoever, express or implied, and subject to all matters of record affecting the Property.

A debtor who is serving on active military duty may have special rights or relief related to this notice under federal law, including the Servicemembers Civil Relief Act (50 U.S.C. app. Section 501 et seq.), and state law, including Section 51.015 Texas Property Code. **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.**



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Toby C. Easley  
EASLEY LAW FIRM, P.L.L.C.  
1214 Elgin Street  
Houston, TX 77004  
713-233-4000

**FILED FOR RECORD IN:**  
**Chambers County**  
**On: 3/8/2019 9:40:58 AM**  
**Doc Number: 2019 - 2848**  
**Number of Pages: 2**  
**Amount: 10.00**  
**Order#: 20190308000007**  
**By: LM**



**Heather H. Hawthorne, County Clerk**

Recorded: 