

## NOTICE OF FORECLOSURE SALE

Property:

The Property to be sold is described as follows:

BEING ALL OF LOT NO. SIX (6), IN BLOCK NO. THIRTEEN (13), KENTWOOD ADDITION (UNIT NO. 1), TO THE CITY OF BIG SPRING, HOWARD COUNTY, TEXAS, ACCORDING TO THE PROPER MAP OR PLAT OF RECORD IN ENVELOPE 63/B, PLAT RECORDS OF HOWARD COUNTY, TEXAS.

Security Instrument:

Deed of Trust dated April 16, 2018 and recorded on April 16, 2018 as Instrument Number 2018-00004724 in the real property records of HOWARD County, Texas, which contains a power of sale.

Sale Information:

September 02, 2025, at 10:00 AM, or not later than three hours thereafter, at the north steps of the Howard County Courthouse, or as designated by the County Commissioners Court.

Terms of Sale:

Public auction to highest bidder for cash. In accordance with Texas Property Code section 51.009, the Property will be sold as is, without any expressed or implied warranties, except as to warranties of title, and will be acquired by the purchaser at its own risk. In accordance with Texas Property Code section 51.0075, the substitute trustee reserves the right to set additional, reasonable conditions for conducting the sale and will announce the conditions before bidding is opened for the first sale of the day held by the substitute trustee.

Obligation Secured:

The Deed of Trust executed by JOSEPH C. GREGORY secures the repayment of a Note dated April 16, 2018 in the amount of \$135,500.00. LAKEVIEW LOAN SERVICING, LLC, whose address is c/o M&T Bank, One M&T Plaza, Buffalo, NY 14203, is the current mortgagee of the Deed of Trust and Note and M&T Bank is the current mortgage servicer for the mortgagee. Pursuant to a servicing agreement and Texas Property Code section 51.0025, the mortgagee authorizes the mortgage servicer to administer the foreclosure on its behalf.

Substitute Trustee:

In accordance with Texas Property Code section 51.0076 and the Security Instrument referenced above, mortgagee and mortgage servicer's attorney appoint the substitute trustees listed below.



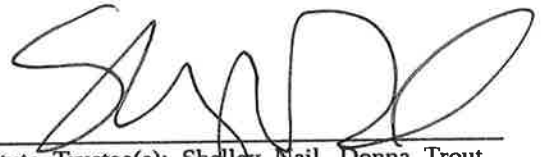
Substitute Trustee(s): Shelley Nail, Donna Trout, Cassie Martin, Zane Nail, Charles Green, Kristopher Holub, Ramiro Cuevas, Patrick Zwiers, Zoey Fernandez, Zia Nail, Brian Hooper, Mike Jansta, Mike Hayward, Jay Jacobs, Jim Mills, Susan Mills, Jeff Benton, Andrew Mills-Middlebrook, Kory Young, Johnie Eads, Angie Worley, Ed Henderson, Auction.com, LLC, Dustin George

**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.**

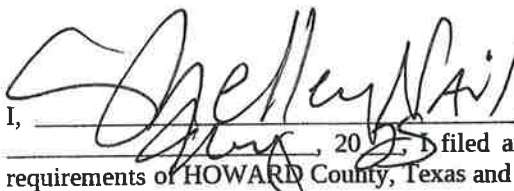
**ASSERT AND PROTECT YOUR RIGHTS AS A MEMBER OF THE ARMED FORCES OF THE UNITED STATES. IF YOU ARE OR YOUR SPOUSE IS SERVING ON ACTIVE MILITARY DUTY, INCLUDING ACTIVE MILITARY DUTY AS A MEMBER OF THE TEXAS NATIONAL GUARD OR THE NATIONAL GUARD OF ANOTHER STATE OR AS A MEMBER OF A RESERVE COMPONENT OF THE ARMED FORCES OF THE UNITED STATES, PLEASE SEND WRITTEN NOTICE OF THE ACTIVE DUTY MILITARY SERVICE TO THE SENDER OF THIS NOTICE IMMEDIATELY.**



Miller, George & Suggs, PLLC  
Tracey Midkiff, Attorney at Law  
Jonathan Andring, Attorney at Law  
Rachel Son, Attorney at Law  
6080 Tennyson Parkway, Suite 100  
Plano, TX 75024



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c/o Miller, George & Suggs, PLLC  
6080 Tennyson Parkway, Suite 100  
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Certificate of Posting

I, Shelley Nail, declare under penalty of perjury that on the 10 day of July, 2025, filed and posted this Notice of Foreclosure Sale in accordance with the requirements of HOWARD County, Texas and Texas Property Code sections 51.002(b)(1) and 51.002(b)(2).

FILED

2025 JUL 10 PM 12:29

JURY PADRON  
COUNTY CLERK HOWARD COUNTY

BY DEPUTY Araceli Sanchez