



Notice of Trustee's Sale

Date: April 25, 2024

Trustee: P. Howard Bailey, Jr.

Trustee's Address: 2301 Broadway, Lubbock, TX 79401

Mortgagee: Henry Ivey

Note: April 30, 2021

Deed of Trust

Date: April 30, 2021

Grantor: Kayla McGowan and Mario Ortiz, as husband and wife

Mortgagee: Henry Ivey

Recording information: Deed of Trust recorded in clerk's document number 2021021764

Property: Lot Four (4), Block One Hundred Seventeen (117), in West Park Addition to the Town of Slaton, Lubbock County, Texas, according to the Map, Plat and/or Dedication Deed thereof recorded in Volume 26, Page 208, of the Deed Records of Lubbock County, Texas

Date of Sale: June 4, 2024

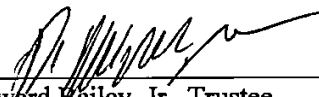
Time of Sale: At the hour of 1:00 p.m. or within three (3) hours thereafter of that date.

Place of Sale: In the area designated by the County Commissioners Court.

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 P. Howard Bailey, Jr. as Trustee under the Deed of Trust. Mortgagee has instructed Trustee to offer the Property for sale toward the satisfaction of the Note.

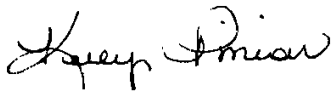
Notice is given that on June 4, 2024, Trustee will offer the Property for sale at public auction at the Place of Sale, to the highest bidder for cash, "AS IS." The sale will begin at the Time of Sale or not later than three hours thereafter.


P. Howard Bailey, Jr., Trustee

FILED AND RECORDED

OFFICIAL PUBLIC RECORDS





Kelly Pinion, County Clerk
Lubbock County, TEXAS
04/25/2024 10:48 AM
FEE: \$2.00
2024016886