

NOTICE OF TRUSTEE'S SALE
BY SUBSTITUTE TRUSTEE

WHEREAS, on JANUARY 4, 2021, JONATHAN RAMON MARTINEZ MARRIED MAN APOLONIA MARISSA MORONES MARRIED WOMAN, executed a Deed of Trust conveying to MICHAEL H. PATTERSON, Trustee, the Real Estate hereinafter described, to secure SILVER LOTS, LLC, in the payment of a debt therein described, said Deed of Trust being recorded the Deed of Trust Records of Hill County, Texas; and

WHEREAS, the undersigned has been appointed Substitute Trustee in the place of said original Trustee, upon the contingency and in the manner authorized by said Deed of Trust; and

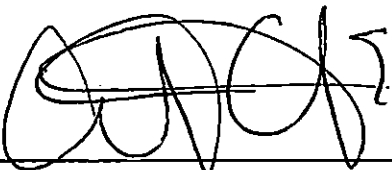
WHEREAS, Default has occurred in the payment of said indebtedness, and the same is now wholly due, and the owners and holders of said debt have requested the undersigned to sell said property to satisfy said indebtedness.

NOW, THEREFORE, NOTICE IS HEREBY GIVEN That on Tuesday, the 4th day of November, 2025, between ten o'clock a.m. and one o'clock p.m., I will sell said Real Estate at the steps at the Hill County Courthouse, Hillsboro, Texas, in Hill County, Texas, which is the place designated by the Hill County Commissioner's Court, to the highest bidder for cash.

Said Real Estate is described as follows: In the County of Hill, State of Texas:

See Exhibit A attached.

In witness whereof, this 10th day of October, 2025.



ANTHONY CLARKSON, Substitute Trustee

FILED
MICHAEL H. PATTERSON, COUNTY CLERK
HILL COUNTY, TEXAS
2025 OCT 14 AM 8:16

TRACT 2:

FIELD NOTES FOR A 0.235 ACRE PARCEL OF LAND IN THE TOWN OF IRENE, AND JANE M. CAZNEAU SURVEY, ABSTRACT NO. 116, IN HILL COUNTY, TEXAS, AND BEING THAT SECOND TRACT DESCRIBED IN A DEED TO JOHN GREER OF RECORD IN VOLUME 960, PAGE 826, OF THE DEED RECORDS OF HILL COUNTY, TEXAS, SAID 0.235 ACRE PARCEL OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT A 1/2 INCH IRON ROD WITH CAP STAMPED "M&A" PLACED IN THE SOUTH LINE OF SECOND STREET, WAS CORSICANA STREET, 60 FOOT RIGHT OF WAY, AS SHOWN ON THE PLAT OF THE MASON, PARKS AND LOVE ADDITION, OF RECORD IN VOLUME 75, PAGE 638, OF THE DEED RECORDS OF HILL COUNTY, TEXAS, AT THE NORTHWEST CORNER OF THAT PARCEL OF LAND DESCRIBED AS TWO 50 FOOT LOTS IN A DEED TO CARRIER RESIDENTIAL PROPERTIES, INC., OF RECORD IN VOLUME 2011, PAGE 635, OF THE OFFICIAL PUBLIC RECORDS OF HILL COUNTY, TEXAS, FOR THE NORTHEAST CORNER OF THE HEREIN DESCRIBED PARCEL OF LAND;

THENCE SOUTH 35 DEGREES 44 MINUTES 03 SECONDS EAST, 119.07 FEET (RECORD: SOUTH 36° EAST, 120.00 FEET) ALONG THE WEST LINE OF SAID CARRIER RESIDENTIAL PROPERTIES, INC. TRACT TO A 1/2 INCH IRON ROD WITH CAP STAMPED "M&A" PLACED AT A NORTHERLY CORNER OF THAT

THIRD TRACT DESCRIBED IN A DEED TO WILLIAM POOL AND ROSIE POOL OF RECORD IN VOLUME 1116, PAGE 648, OF THE OFFICIAL PUBLIC RECORDS OF HILL COUNTY, TEXAS, FOR THE SOUTHEAST CORNER OF THE HEREIN DESCRIBED PARCEL, FROM WHICH A 4" STEEL POST FOUND FOR THE SOUTHEAST CORNER OF SAID THIRD TRACT AND THE SOUTHWEST CORNER OF SAID CARRIER RESIDENTIAL PROPERTIES, INC. TRACT BEARS SOUTH 35 DEGREES 44 MINUTES 03 SECONDS EAST, 112.50 FEET;

THENCE SOUTH 59 DEGREES 08 MINUTES 53 SECONDS WEST, 86.00 FEET (RECORD: SOUTH 59° WEST, 86.00 FEET) TO A 1/2 INCH IRON ROD WITH CAP STAMPED "M&A" PLACED AT AN INTERIOR CORNER OF SAID THIRD TRACT, FOR THE SOUTHWEST CORNER OF THE HEREIN DESCRIBED PARCEL;

THENCE NORTH 35 DEGREES 44 MINUTES 03 SECONDS WEST, 119.07 FEET (RECORD: NORTH 36° WEST, 120.00 FEET) TO A 1/2 INCH IRON ROD WITH CAP STAMPED "M&A" PLACED IN THE SOUTH LINE OF SECOND STREET, AT A NORTHERLY CORNER OF THAT THIRD TRACT, FOR THE NORTHWEST CORNER OF THE HEREIN DESCRIBED PARCEL;

THENCE NORTH 59 DEGREES 08 MINUTES 53 SECONDS EAST, 86.00 FEET (RECORD: NORTH 59° EAST, 86.00 FEET) ALONG THE SAID SOUTH LINE OF THE STREET TO THE POINT OF BEGINNING.

Exhibit "A"

TRACT 1:

FIELD NOTES FOR A 0.531 ACRE PARCEL OF LAND IN THE TOWN OF IRENE, JANE M. CAZNEAU SURVEY, ABSTRACT NO. 116, IN HILL COUNTY, TEXAS, AND BEING THAT PARCEL OF LAND DESCRIBED AS TWO 50 FOOT LOTS IN A DEED TO CARRIER RESIDENTIAL PROPERTIES, INC., OF RECORD IN VOLUME 2011, PAGE 635, OF THE OFFICIAL PUBLIC RECORDS OF HILL COUNTY, TEXAS, SAID 0.531 ACRE PARCEL, BEING MORE PARTICULARLY DESCRIBED AS METES AND BOUNDS AS FOLLOWS:

BEGINNING AT A 1/2 INCH IRON ROD WITH CAP STAMPED "M&A" PLACED AT THE INTERSECTION OF THE SOUTH LINE OF SECOND STREET, WAS CORSICANA STREET, 60 FOOT RIGHT OF WAY, AND THE WEST LINE OF HUBBARD STREET, 40 FOOT RIGHT OF WAY, AS SHOWN ON THE PLAT OF THE MASON, PARKS AND LOVE ADDITION OF RECORD IN VOLUME 75, PAGE 638, OF THE SAID HILL COUNTY DEED RECORDS FOR THE NORTHEAST CORNER OF THE HEREIN DESCRIBED PARCEL OF LAND;

THENCE SOUTH 36 DEGREES 27 MINUTES 33 SECONDS EAST, 227.49 FEET ALONG THE WEST LINE OF THE HUBBARD STREET RIGHT OF WAY TO A 1/2 INCH IRON ROD WITH CAP STAMPED "M&A" PLACED FOR THE SOUTHEAST CORNER OF THE HEREIN DESCRIBED PARCEL IN THE NORTH LINE OF THE WILLIAM COUCH AND KAREN COUCH PARCEL OF THE RECORD IN VOLUME 1820, PAGE 658, OF THE OFFICIAL PUBLIC RECORDS OF HILL COUNTY, TEXAS;

THENCE SOUTH 56 DEGREES 44 MINUTES 00 SECONDS WEST, 102.61 FEET ALONG THE NORTH LINE OF THE COUCH PARCEL TO A 4 INCH FENCE CORNER POST AT THE SOUTHEAST CORNER OF THAT THIRD TRACT DESCRIBED IN A DEED TO WILLIAM POOL AND ROSIE POOL OF RECORD IN VOLUME 1116, PAGE 648, OF THE SAID OFFICIAL PUBLIC RECORDS OF HILL COUNTY, TEXAS, FOR THE SOUTHWEST CORNER OF THE HEREIN DESCRIBED PARCEL;

THENCE NORTH 35 DEGREES 44 MINUTES 03 SECONDS WEST, 231.57 FEET ALONG THE EAST LINE OF THE SAID THIRD TRACT AND ITS PROJECTION TO A 1/2 INCH IRON ROD WITH CAP STAMPED "M&A" PLACED IN THE SOUTH LINE OF SECOND STREET, AND AT THE NORTHEAST CORNER OF THAT SECOND TRACT DESCRIBED IN A DEED TO JOHN GREER OF RECORD IN VOLUME 960, PAGE 826, OF THE DEED RECORDS OF HILL COUNTY, TEXAS, FOR THE NORTHWEST CORNER OF THE HEREIN DESCRIBED PARCEL OF LAND;

THENCE NORTH 59 DEGREES 08 MINUTES 53 SECONDS EAST, 100.00 FEET ALONG THE SAID SOUTH LINE OF THE STREET TO THE POINT OF BEGINNING.