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FILED
at 4:29 o'clock P M

DEC 08 2025

Nancy E. Ruten
County Clerk, Williamson Co., TX

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

DATE: November 19, 2025

DEED OF TRUST:

Date: May 29, 2008

Grantor: HECTOR MESTA

Beneficiary: CONSOLIDATED RURAL PROPERTIES, LTD.

Trustee: **TIM KLEINSCHMIDT**

Substitute Trustee: ROBERT E. BLACK

Substitute Trustee's Address:

2499 S. Capital of Texas Highway, Ste. A-205
Austin, Texas 78746

Recorded in: Document No. 2008045729, Real Property Records, Williamson County, Texas.

PROPERTY:

Tract 3, Wuthrich Meadows, a recorded Subdivision in Williamson County, Texas according to map or plat thereof recorded in Cabinet W, Slide 202 of the Williamson County Plat Records.

NOTE SECURED BY DEED OF TRUST:

Date: May 29, 2008

Original Principal Amount: \$48,269.00

Holder: CONSOLIDATED RURAL PROPERTIES, LTD.

DATE OF SALE OF PROPERTY (first Tuesday of month, between 10:00 a.m. and 4:00 p.m.): **6th day of January, 2026.**

PLACE OF SALE OF PROPERTY:

County Courthouse of Williamson County, Georgetown, Texas, at area designated by County Commissioners for said sales.

The earliest time at which a sale will occur is 1:00 p.m., provided the sale must begin at such time or not later than three hours after that time.

Because of default in performance of the obligations of the Deed of Trust, Substitute 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.

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 services to the sender of this notice immediately.



ROBERT E. BLACK
2499 S. Capital of Texas Hwy., Ste A-205
Austin, Texas 78746
(512) 477-1964