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NOTICE OF TRUSTEE'S SALE

On September 15, 2014, Ray W. Rosero, Sr. signed a Real Estate Lien Note for \$103,000.00, payable to the order of T. Clay Cruce, which is secured by Deed of Trust of record in Document #2014074714, Official Public Records of Bastrop County, Texas, against the following property:

Lot 28, Block "A", GREENHILL-SECTION THREE, a subdivision in Williamson County, Texas, according to the map or plat recorded in Cabinet D, Slide 111, of the Plat Records of Williamson County, Texas.

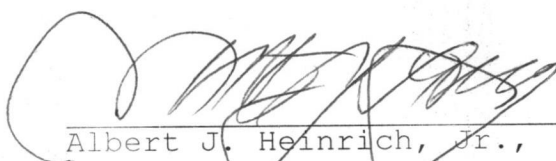
The Note has been accelerated to maturity by reason of a default in the payment thereof, and the Owner of the Note has instructed the Trustee currently serving under the Deed of Trust to exercise the power of sale contained in the Deed of Trust in order to satisfy the indebtedness secured thereby. Accordingly, the undersigned, as Trustee, hereby gives notice that he, as such Trustee, will sell the above described property covered by the Deed of Trust on Tuesday, the 1st day of July, 2025, that being the first Tuesday of said month, at public auction to the highest bidder for cash in that area at the Williamson County Justice Center in Williamson County, Texas, in Georgetown, Texas, designated by the Commissioners Court of such County, in the Official Public Records of Williamson County, Texas, described as the Northeast Basement Door in the new addition to the Williamson County Justice Center in Georgetown, Texas. Such sale will occur, at the earliest, at 10:00 o'clock a.m. and, at the latest, three hours after that time, between the hours of 10:00 o'clock a.m. and 4:00 o'clock p.m. on that day.

Dated: June 2, 2025.

FILED
at 10:47 o'clock a M

JUN 02 2025

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



Albert J. Heinrich, Jr.,
Trustee
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Austin, Texas 78746
(512) 322-9550
FAX (512) 322-9675