

AUG 27 2026 KW

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

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NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM ANY INSTRUMENT THAT TRANSFERS AN INTEREST IN REAL PROPERTY BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

**AMENDED NOTICE OF SUBSTITUTE TRUSTEE'S SALE AND
APPOINTMENT OF SUBSTITUTE TRUSTEES**

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.

**THIS NOTICE OF SUBSTITUTE TRUSTEE'S SALE HAS BEEN AMENDED TO
CORRECT THE SUBSTITUTE TRUSTEE LIST.**

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

DATE: August 25, 2026

NOTE: Note described as follows:

Date: January 28, 2022
Maker: Aimee Cu and Jacob Whitecotton
Original Principal Amount: \$422,262.00

DEED OF TRUST: Deed of Trust described as follows:

Date: January 28, 2022
Grantor: Aimee Cu and Jacob Whitecotton, Wife and Husband
Trustee: Thomas E Black, Jr.
Beneficiary: NewRez, LLC D/B/A Shellpoint Mortgage Servicing
Recorded: INSTRUMENT NO. 2022015235 WHICH WAS RECORDED IN THE
OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY,
TEXAS.

CURRENT MORTGAGEE: NewRez, LLC D/B/A Shellpoint Mortgage Servicing

BORROWERS: Aimee Cu and Jacob Whitecotton

PROPERTY: The property described as follows:

THE PROPERTY LOCATED IN WILLIAMSON COUNTY, TEXAS, INCLUDING PERSONAL PROPERTY, IF ANY, AS DESCRIBED IN THE DEED OF TRUST AND IN EXHIBIT A, ATTACHED HERETO AND INCORPORATED HEREIN FOR ALL PURPOSES, together with all buildings, structures, fixtures and improvements thereon and any and all appurtenances and rights thereto. ***SAVE AND EXCEPT ANY AND ALL LOTS OR PORTIONS THEREOF THAT HAVE BEEN RELEASED OF RECORD BY THE HOLDER OF THE DEED OF TRUST.***

SUBSTITUTE TRUSTEE: Angela Zavala, Michelle Jones, Sharlet Watts, Richard Zavala, Rick Zavala, David Garvin, Auction.com, LLC

Substitute Trustee's Mailing Address:

c/o SettlePou
3333 Lee Parkway, Eighth Floor
Dallas, Texas 75219

DATE AND TIME OF SUBSTITUTE TRUSTEE'S SALE OF PROPERTY:

November 3, 2026, the first Tuesday of the month, to commence at 10:00 AM, or within three (3) hours after that time.

PLACE OF SUBSTITUTE TRUSTEE'S SALE OF PROPERTY:

In WILLIAMSON County, Texas, LOCATED AT THE NORTHEAST BASEMENT DOOR IN THE NEW ADDITION TO THE WILLIAMSON COUNTY JUSTICE CENTER, OR IF THE PRECEDING AREA IS NO LONGER THE DESIGNATED AREA, AT THE AREA MOST RECENTLY DESIGNATED BY THE COUNTY COMMISSIONERS COURT.

RECITALS

Current Mortgagee, the owner and holder of the Note and the Deed of Trust lien under Texas Property Code Section 51.002, has requested that Substitute Trustee sell the Property according to the terms of the Deed of Trust and applicable law due to a default in the payment of the Note and/or in the performance of the obligations under the Deed of Trust that secures the Note.

Formal notice is now given of Current Mortgagee's election to proceed against and sell the real property described in the Deed of Trust, consistent with the Current Mortgagee's rights and remedies under the Deed of Trust and applicable law.

Therefore, notice is given that on the Date and Time of Substitute Trustee's Sale of Property and at the Place of Substitute Trustee's Sale of Property, I, as Substitute Trustee, or any other substitute trustee Current Mortgagee may appoint, will sell the Property by public sale to the highest bidder for cash or acceptable certified funds, according to the Deed of Trust and applicable law. The sale and conveyance of the Property will be subject to all matters of record applicable to the Property that are superior to the Deed of Trust and to any permitted exceptions to title described in the Deed of Trust. Substitute Trustee has not made and will not make any

covenants, representations, or warranties about the Property other than providing the successful bidder at the sale with a deed to the Property containing any warranties of title required by the Deed of Trust. The Property will be sold AS IS, WHERE IS, AND WITH ALL FAULTS.

ASSERT AND PROTECT YOUR RIGHTS AS A MEMBER OF THE ARMED FORCES OF THE UNITED STATES. IF YOU 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 PETITIONER OR PETITIONER'S ATTORNEY IMMEDIATELY.

APPOINTMENT OF SUBSTITUTE TRUSTEE

DEED OF TRUST: Deed of Trust described as follows:

Date: January 28, 2022
Grantor: Amiee Cu and Jacob Whitecotton, Wife and Husband
Trustee: Thomas E Black, Jr.
Beneficiary: NewRez, LLC D/B/A Shellpoint Mortgage Servicing
Recorded: INSTRUMENT NO. 2022015235 WHICH WAS RECORDED IN THE OFFICIAL PUBLIC RECORDS OF WILLIAMSON COUNTY, TEXAS.

PROPERTY: The property described as follows:

THE PROPERTY LOCATED IN WILLIAMSON COUNTY, TEXAS, INCLUDING PERSONAL PROPERTY, IF ANY, AS DESCRIBED IN THE DEED OF TRUST AND IN EXHIBIT A, ATTACHED HERETO AND INCORPORATED HEREIN FOR ALL PURPOSES, together with all buildings, structures, fixtures and improvements thereon and any and all appurtenances and rights thereto, ***SAVE AND EXCEPT ANY AND ALL LOTS OR PORTIONS THEREOF THAT HAVE BEEN RELEASED OF RECORD BY THE HOLDER OF THE DEED OF TRUST.***

SUBSTITUTE TRUSTEE: Angela Zavala, Michelle Jones, Sharlet Watts, Richard Zavala, Rick Zavala, David Garvin, Auction.com, I.LC

Substitute Trustee's Mailing Address:

c/o SettlePou
3333 Lee Parkway, 8th Floor
Dallas, Texas 75219

Each Substitute Trustee is appointed **effective as of August 25, 2026**, pursuant to Texas Property Code § 51.0075 to succeed to all title, powers, and duties of the original or successor trustees under the Deed of Trust.

Appointment of Substitute Trustees:

By: 

Name: J. Garth Fennegan, Attorney for
NewRez LLC

THE STATE OF TEXAS

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§
§

COUNTY OF DALLAS

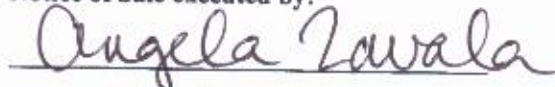
BEFORE ME, the undersigned authority, on this day appeared J. Garth Fennegan, and after being by me duly sworn, stated that they executed the foregoing instrument for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL OF OFFICE on August 25, 2026.


Notary Public, State of Texas



Notice of Sale executed by:



Name: Angela Zavala

Substitute Trustee

EXHIBIT A

Lot 45, Block F, SANTA RITA RANCH PHASE I, SECTION 2B, according to the map or plat thereof; recorded in Document No. 2015038969, Official Public Records of Williamson County, Texas.



113 Ivy Glen Ct
Liberty Hill, TX 78642

CERTIFIED MAIL



9434 7266 9904 2244 1936 42

RETURN RECEIPT REQUESTED

\$12.180
US POSTAGE
FIRST-CLASS
0633001096290
FROM 75219



Aymee Cu
 113 Ivy Glen Ct
 Liberty Hill, TX 78642

U.S. Postal Service®
CERTIFIED MAIL® RECEIPT
 Domestic Mail Only

USPS® ARTICLE NUMBER

9434 7266 9904 2244 1936 42

Certified Mail Fee	\$ 5.50
Return Receipt (Hardcopy)	\$ 4.40
Return Receipt (Electronic)	\$ 0.00
Certified Mail - Restricted Delivery	\$ 0.00
Postage	\$ 0.74
Total Postage and Fees	\$ 10.44

Postmark
 Here

Sent to: Aymee Cu
 113 Ivy Glen Ct
 Liberty Hill, TX 78642

Reference Information

25-2125 JGF (Amended NOS)