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NOTICE OF SUBSTITUTE TRUSTEE'S SALE

Notice is hereby given that a public sale at auction of the Property (as that term is defined and described below) will be held at the date, time and place specified in this notice.

DATE OF SALE: Tuesday, March 2, 2021.

TIME OF SALE: The earliest time at which the sale shall occur is 11:00 a.m. The sale shall begin at that time or not later than three hours after that time.

PLACE OF SALE: Gaines County Courthouse, 101 South Main Street, Seminole, Texas 79360, in the area bounded by the West edge of the West porch of the Gaines County Courthouse and on the East by the middle landing of the inside stairs leading into the courthouse from the West door, or in the area designated by the Commissioner's Court of Gaines County, Texas, where foreclosure sales are to take place.

INFORMATION REGARDING THE DEED OF TRUST LIEN THAT IS THE SUBJECT OF THIS SALE:

NAME OF DOCUMENT: Deed of Trust and Security Agreement (the "Deed of Trust")

DATE: June 10, 2015

GRANTOR: Eidy Martinez and Esmeralda Martinez

BENEFICIARY: American Momentum Bank, successor in interest to Commercial State Bank

TRUSTEE: John E. Grist

RECORDING INFORMATION: Document Number 2015-3478, Official Public Records of Gaines County, Texas

PROPERTY DESCRIPTION: The South One-half (S/2) of Lot 10, and all of Lots 11 and 12, Block 3, Highway Addition to the City of Seminole, Gaines County, Texas as per plat thereof of record in Volume 95, Page 451, Deed Records of Gaines County, Texas

INDEBTEDNESS SECURED:

NAME OF DOCUMENT: Real Estate Lien Note

DATE: June 10, 2015

FACE AMOUNT: \$50,000.00

MAKER: Eidy Martinez

PAYEE: American Momentum Bank, successor in interest to Commercial State Bank

SUBSTITUTION OF TRUSTEE:

NAME OF DOCUMENT: Appointment of Substitute Trustee

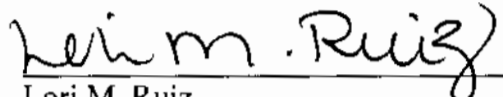
NAME OF SUBSTITUTE TRUSTEE: Lori M. Ruiz and/or Jimmy W. Peacock and/or Alex Reynolds
3800 East 42nd Street, Suite 500
Odessa, Texas 79762

2/8/2021 FILED 10:25A. m
Terri Berry, County Clerk
Gaines County, Texas
BY Alissa Rodriguez
Deputy

Default has occurred in the payment of the indebtedness secured by the Deed of Trust and in the performance of the covenants, agreements and conditions set forth in the Deed of Trust. The maturity of the indebtedness secured by the Deed of Trust has been accelerated and such indebtedness is now wholly due and payable.

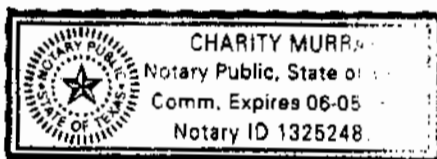
Therefore, at the date, time and place set forth above, the undersigned, as Substitute Trustee, will sell the Property to the highest bidder pursuant to the terms of the Deed of Trust.

IN WITNESS WHEREOF this Notice of Substitute Trustee's Sale has been executed on this the 8th day of February, 2021.


Lori M. Ruiz
Substitute Trustee

STATE OF TEXAS §
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COUNTY OF ECTOR §

This instrument was acknowledged before me on the 8th day of February, 2021, by Lori M. Ruiz, Substitute Trustee, who acknowledged to me that she executed the same for the purposes and consideration therein expressed, and in the capacity therein stated.




Notary Public