

NOTICE OF TRUSTEE'S SALE

FILED this 11 day of Aug 2020  
LAURA WALLA 11:40 AM  
County Clerk Blanco County, Texas  
By [Signature] Deputy

Date: August 3, 2020  
Note:

Date: July 2, 2019  
Maker: Andrew Serrato  
Payee: Rockin J Ranch, Ltd., a Texas Limited Partnership  
Original Principal Amount: \$50,310.00

Deed of Trust:

Date: July 2, 2019  
Grantor: Andrew Serrato  
Beneficiary: Rockin J Ranch, Ltd., a Texas Limited Partnership  
Trustee: Michele Barnes  
Recorded under: Document #192510, of the Official Public Records of Real Property of Blanco County, Texas.

Property:

All that certain tract or parcel of land lying and being situated in Blanco County, Texas, being known and designated as Lot 520, Rockin J Ranch, Phase 2, according to map or plat recorded in Volume 1, Page(s) 342-352, Blanco County, Texas, Map and Plat Records.

Date and Place of Sale of Property:

September 1, 2020, same being the first Tuesday in said month, at a time no earlier than 10:00 a.m. and not later than four (4) hours after such time, I, Michele Barnes, Trustee, will accordingly, after having complied with the terms of sale set forth in the Deed of Trust and the Laws of the State of Texas, sell the Mortgaged Property at public auction to the highest bidder or bidders for cash at the south entrance of the Blanco County Courthouse as designated by the Commissioner's Court of Blanco County, Texas. Default has occurred in the payment of the Note and in the performance of the obligations of the Deed of Trust which secures the Note. Because of such default, Beneficiary, the holder of the Note, has requested Trustee to sell the Property. Therefore, notice is given that on the Date and Time of Trustee's Sale of Property and at the Place of Trustee's Sale of Property, I, Michele Barnes, Trustee, will sell the Property by public sale to the highest bidder for cash or certified funds in accordance with the Deed of Trust, and the proceeds of such sale will be applied to the balance owing on the Note and other indebtedness secured by the Deed of Trust.

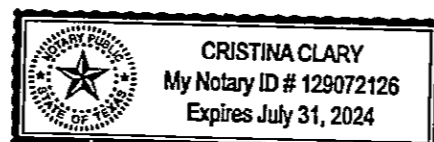
[Signature]

Michele Barnes  
Trustee

THE STATE OF TEXAS     )  
  )  
COUNTY OF COMAL     )

This instrument was acknowledged before me on the 3rd day of August, 2020 by Michele Barnes, Trustee.

[Signature]  
\_\_\_\_\_  
Notary Public, State of Texas  
Notary's printed name &  
Commission expiration date:



NOTICE OF SUBSTITUTE TRUSTEE'S SALE

FILED this 11 day of Aug 2020  
LAURA WALLA 11:40 AM  
County Clerk Blanco County, Texas  
By [Signature] Deputy

Date: August 3, 2020  
Note:

Date: January 16, 2010  
Maker: Karen R. Morgan and husband James B. Morgan IV  
Payee: Rockin J Ranch, Ltd., a Texas Limited Partnership  
Original Principal Amount: \$23,310.00

Deed of Trust:

Date: January 16, 2010  
Grantor: Karen R. Morgan and husband James B. Morgan IV  
Beneficiary: Rockin J Ranch, Ltd., a Texas Limited Partnership  
Trustee: Jason Merz  
Substitute Trustee: Michele Barnes  
Recorded under: Document #100450, of the Official Public Records of Blanco County, Texas.

Property:

All that certain tract or parcel of land lying and being situated in Blanco County, Texas, being known and designated as Lot 698, Rockin J Ranch, Phase 3, according to map or plat recorded in Volume 1, Page(s) 378-390, Blanco County, Texas, Map and Plat Records.

Date and Place of Sale of Property:

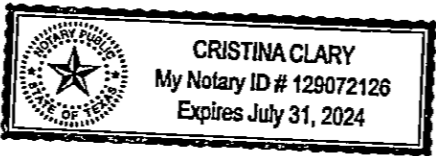
~~September 1, 2020~~ same being the first Tuesday in said month, at a time no earlier than 10:00 a.m. and not later than four (4) hours after such time, I, Michele Barnes, Substitute Trustee, will accordingly, after having complied with the terms of sale set forth in the Deed of Trust and the Laws of the State of Texas, sell the Mortgaged Property at public auction to the highest bidder or bidders for cash at the south entrance of the Blanco County Courthouse as designated by the Commissioner's Court of Blanco County, Texas. Default has occurred in the payment of the Note and in the performance of the obligations of the Deed of Trust which secures the Note. Because of such default, Beneficiary, the holder of the Note, has requested Substitute Trustee to sell the Property. 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, Michele Barnes, Substitute Trustee, will sell the Property by public sale to the highest bidder for cash or certified funds in accordance with the Deed of Trust, and the proceeds of such sale will be applied to the balance owing on the Note and other indebtedness secured by the Deed of Trust.

[Signature]  
Michele Barnes  
Substitute Trustee

THE STATE OF TEXAS     )  
  )  
COUNTY OF COMAL     )

This instrument was acknowledged before me on the 3rd day of August, 2020 by Michele Barnes, Substitute Trustee.

[Signature]  
Notary Public, State of Texas  
Notary's printed name &  
Commission expiration date:



NOTICE OF SUBSTITUTE TRUSTEE'S SALE

FILED this 11 day of August 2020  
LAURA WALLA 11:48 AM  
County Clerk Blanco County, Texas  
By [Signature] Deputy

Date: August 3, 2020  
Note:

Date: December 29, 2007  
Maker: Mary B. Jackson, a married person not joined herein by her spouse  
Payee: Rockin J Ranch, Ltd., a Texas Limited Partnership  
Original Principal Amount: \$29,900.00

Deed of Trust:

Date: December 29, 2007  
Grantor: Mary B. Jackson, a married person not joined herein by her spouse  
Beneficiary: Rockin J Ranch, Ltd., a Texas Limited Partnership  
Trustee: Clint McKinney  
Substitute Trustee: Michele Barnes  
Recorded under: Doc#080205 and re-recorded under Doc#092426, of the Official Public Records of Real Property of Blanco County, Texas.

Property:

All that certain tract or parcel of land lying and being situated in Blanco County, Texas, being known and designated as Lot 794, Rockin J Ranch, Phase 3, according to map or plat recorded in Volume 1, Page(s) 378-390, Blanco County, Texas, Map and Plat Records.

Date and Place of Sale of Property:

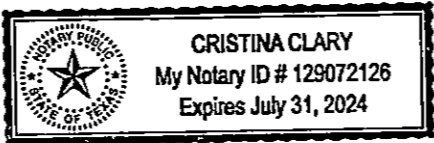
~~September 1, 2020~~ same being the first Tuesday in said month, at a time no earlier than 10:00 a.m. and not later than four (4) hours after such time, I, Michele Barnes, Substitute Trustee, will accordingly, after having complied with the terms of sale set forth in the Deed of Trust and the Laws of the State of Texas, sell the Mortgaged Property at public auction to the highest bidder or bidders for cash at the south entrance of the Blanco County Courthouse as designated by the Commissioner's Court of Blanco County, Texas. Default has occurred in the payment of the Note and in the performance of the obligations of the Deed of Trust which secures the Note. Because of such default, Beneficiary, the holder of the Note, has requested Substitute Trustee to sell the Property. 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, Michele Barnes, Substitute Trustee, will sell the Property by public sale to the highest bidder for cash or certified funds in accordance with the Deed of Trust, and the proceeds of such sale will be applied to the balance owing on the Note and other indebtedness secured by the Deed of Trust.

[Signature]  
Michele Barnes  
Substitute Trustee

THE STATE OF TEXAS     )  
  )  
COUNTY OF COMAL     )

This instrument was acknowledged before me on the 3rd day of August, 2020 by Michele Barnes, Substitute Trustee.

[Signature]  
Notary Public, State of Texas  
Notary's printed name &  
Commission expiration date.



FILED this 11 day of Aug 2020  
LAURA WALLA 11:40 AM  
County Clerk Blanco County, Texas  
By [Signature] Deputy

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

Date: August 3, 2020  
Note:

Date: July 21, 2007  
Maker: Shawn E. Brown and wife Amy Brown  
Payee: Rockin J Ranch, Ltd., a Texas Limited Partnership  
Original Principal Amount: \$32,310.00

Deed of Trust:

Date: July 21, 2007  
Grantor: Shawn E. Brown and wife Amy Brown  
Beneficiary: Rockin J Ranch, Ltd., a Texas Limited Partnership  
Trustee: Clint McKinney  
Substitute Trustee: Michele Barnes  
Recorded under: Document #073055, of the Official Public Records of Real Property of Blanco County, Texas.

Property:

All that certain tract or parcel of land lying and being situated in Blanco County, Texas, being known and designated as Lot 1527, Rockin J Ranch, Phase 4, according to map or plat recorded in Volume 3, Page(s) 17-26, Blanco County, Texas, Map and Plat Records.

Date and Place of Sale of Property:

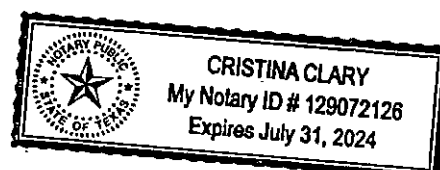
September 1, 2020, same being the first Tuesday in said month, at a time no earlier than 10:00 a.m. and not later than four (4) hours after such time, I, Michele Barnes, Substitute Trustee, will accordingly, after having complied with the terms of sale set forth in the Deed of Trust and the Laws of the State of Texas, sell the Mortgaged Property at public auction to the highest bidder or bidders for cash at the south entrance of the Blanco County Courthouse as designated by the Commissioner's Court of Blanco County, Texas. Default has occurred in the payment of the Note and in the performance of the obligations of the Deed of Trust which secures the Note. Because of such default, Beneficiary, the holder of the Note, has requested Substitute Trustee to sell the Property. 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, Michele Barnes, Substitute Trustee, will sell the Property by public sale to the highest bidder for cash or certified funds in accordance with the Deed of Trust, and the proceeds of such sale will be applied to the balance owing on the Note and other indebtedness secured by the Deed of Trust.

[Signature]  
\_\_\_\_\_  
Michele Barnes  
Substitute Trustee

THE STATE OF TEXAS     )  
  )  
COUNTY OF COMAL     )

This instrument was acknowledged before me on the 3rd day of August, 2020 by Michele Barnes, Substitute Trustee.

[Signature]  
\_\_\_\_\_  
Notary Public, State of Texas  
Notary's printed name &  
Commission expiration date:



NOTICE OF SUBSTITUTE TRUSTEE'S SALE

Date: August 3, 2020  
Note:

Date: August 19, 2007  
Maker: Garry R. Brown and wife Tamara G. Brown  
Payee: Rockin J Ranch, Ltd., a Texas Limited Partnership  
Original Principal Amount: \$25,110.00

Deed of Trust:

Date: August 19, 2007  
Grantor: Garry R. Brown and wife Tamara G. Brown  
Beneficiary: Rockin J Ranch, Ltd., a Texas Limited Partnership  
Trustee: Clint McKinney  
Substitute Trustee: Michele Barnes  
Recorded under: Document #073791, of the Official Public Records of Real Property of Blanco County, Texas.

Property:

All that certain tract or parcel of land lying and being situated in Blanco County, Texas, being known and designated as Lot 1538, Rockin J Ranch, Phase 4, according to map or plat recorded in Volume 3, Page(s) 17-26, Blanco County, Texas, Map and Plat Records.


Date and Place of Sale of Property:

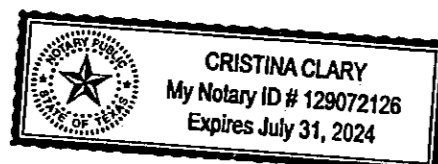
September 1, 2020, same being the first Tuesday in said month, at a time no earlier than 10:00 a.m. and not later than four (4) hours after such time, I, Michele Barnes, Substitute Trustee, will accordingly, after having complied with the terms of sale set forth in the Deed of Trust and the Laws of the State of Texas, sell the Mortgaged Property at public auction to the highest bidder or bidders for cash at the south entrance of the Blanco County Courthouse as designated by the Commissioner's Court of Blanco County, Texas. Default has occurred in the payment of the Note and in the performance of the obligations of the Deed of Trust which secures the Note. Because of such default, Beneficiary, the holder of the Note, has requested Substitute Trustee to sell the Property. 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, Michele Barnes, Substitute Trustee, will sell the Property by public sale to the highest bidder for cash or certified funds in accordance with the Deed of Trust, and the proceeds of such sale will be applied to the balance owing on the Note and other indebtedness secured by the Deed of Trust.

  
\_\_\_\_\_  
Michele Barnes  
Substitute Trustee

THE STATE OF TEXAS     )  
                                      )  
COUNTY OF COMAL     )

This instrument was acknowledged before me on the 3rd day of August, 2020 by Michele Barnes, Substitute Trustee.

  
\_\_\_\_\_  
Notary Public, State of Texas  
Notary's printed name &  
Commission expiration date:



NOTICE OF SUBSTITUTE TRUSTEE'S SALE

Date: August 3, 2020  
Note:

Date: November 24, 2013  
Maker: Mauricio Rafael Camargo Noriega, a single person  
Payee: Rockin J Ranch, Ltd., a Texas Limited Partnership  
Original Principal Amount: \$62,910.00

Deed of Trust:


Date: November 24, 2013  
Grantor: Mauricio Rafael Camargo Noriega, a single person  
Beneficiary: Rockin J Ranch, Ltd., a Texas Limited Partnership  
Trustee: Jason Merz  
Substitute Trustee: Michele Barnes  
Recorded under: Document #133702, of the Official Public Records of Real Property of Blanco County, Texas.

Property:

All that certain tract or parcel of land lying and being situated in Blanco County, Texas, being known and designated as Lot 1722, Rockin J Ranch, Phase 6, according to map or plat recorded in Volume 3, Page(s) 72-77, Blanco County, Texas, Map and Plat Records.


Date and Place of Sale of Property:

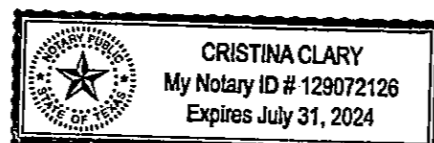
September 1, 2020 same being the first Tuesday in said month, at a time no earlier than 10:00 a.m. and not later than four (4) hours after such time, I, Michele Barnes, Substitute Trustee, will accordingly, after having complied with the terms of sale set forth in the Deed of Trust and the Laws of the State of Texas, sell the Mortgaged Property at public auction to the highest bidder or bidders for cash at the south entrance of the Blanco County Courthouse as designated by the Commissioner's Court of Blanco County, Texas. Default has occurred in the payment of the Note and in the performance of the obligations of the Deed of Trust which secures the Note. Because of such default, Beneficiary, the holder of the Note, has requested Substitute Trustee to sell the Property. 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, Michele Barnes, Substitute Trustee, will sell the Property by public sale to the highest bidder for cash or certified funds in accordance with the Deed of Trust, and the proceeds of such sale will be applied to the balance owing on the Note and other indebtedness secured by the Deed of Trust.

  
\_\_\_\_\_  
Michele Barnes  
Substitute Trustee

THE STATE OF TEXAS     )  
  )  
COUNTY OF COMAL     )

This instrument was acknowledged before me on the 3rd day of August, 2020 by Michele Barnes, Substitute Trustee.

  
\_\_\_\_\_  
Notary Public, State of Texas  
Notary's printed name &  
Commission expiration date:



NOTICE OF SUBSTITUTE TRUSTEE'S SALE

Date: August 3, 2020  
Note:

Date: January 17, 2009  
Maker: Juan H. Espinoza and wife Katherine Espinoza  
Payee: Rockin J Ranch, Ltd., a Texas Limited Partnership  
Original Principal Amount: \$22,410.00

Deed of Trust:

Date: January 17, 2009  
Grantor: Juan H. Espinoza and wife Katherine Espinoza  
Beneficiary: Rockin J Ranch, Ltd., a Texas Limited Partnership  
Trustee: Jason Merz  
Substitute Trustee: Michele Barnes  
Recorded under: Document #092063, of the Official Public Records of Real Property of Blanco County, Texas.

Property:

All that certain tract or parcel of land lying and being situated in Blanco County, Texas, being known and designated as Lot 1464, Rockin J Ranch, Phase 5, according to map or plat recorded in Volume 3, Page(s) 37-46, Blanco County, Texas, Map and Plat Records.

Date and Place of Sale of Property:

**September 1, 2020**; same being the first Tuesday in said month, at a time no earlier than 10:00 a.m. and not later than four (4) hours after such time, I, Michele Barnes, Substitute Trustee, will accordingly, after having complied with the terms of sale set forth in the Deed of Trust and the Laws of the State of Texas, sell the Mortgaged Property at public auction to the highest bidder or bidders for cash at the south entrance of the Blanco County Courthouse as designated by the Commissioner's Court of Blanco County, Texas. Default has occurred in the payment of the Note and in the performance of the obligations of the Deed of Trust which secures the Note. Because of such default, Beneficiary, the holder of the Note, has requested Substitute Trustee to sell the Property. 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, Michele Barnes, Substitute Trustee, will sell the Property by public sale to the highest bidder for cash or certified funds in accordance with the Deed of Trust, and the proceeds of such sale will be applied to the balance owing on the Note and other indebtedness secured by the Deed of Trust.

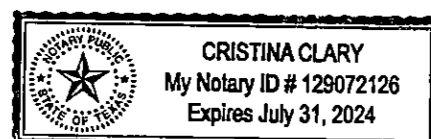
[Signature]

Michele Barnes  
Substitute Trustee

THE STATE OF TEXAS     )  
  )  
COUNTY OF COMAL     )

This instrument was acknowledged before me on the 3rd day of August, 2020 by Michele Barnes, Substitute Trustee.

[Signature]  
\_\_\_\_\_  
Notary Public, State of Texas  
Notary's printed name &  
Commission expiration date:



NOTICE OF SUBSTITUTE TRUSTEE'S SALE

Date: August 3, 2020  
Note:

Date: May 13, 2006  
Maker: Simon A. Franco and wife Josie A. Franco  
Payee: Rockin J Ranch, Ltd., a Texas Limited Partnership  
Original Principal Amount: \$24,210.00

Deed of Trust:

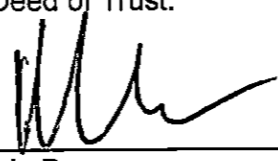
Date: May 13, 2006  
Grantor: Simon A. Franco and wife Josie A. Franco  
Beneficiary: Rockin J Ranch, Ltd., a Texas Limited Partnership  
Trustee: Clint McKinney  
Substitute Trustee: Michele Barnes  
Recorded under: Document #064832, of the Official Public Records of Real Property of Blanco County, Texas.

Property:

All that certain tract or parcel of land lying and being situated in Blanco County, Texas, being known and designated as Lot 824, Rockin J Ranch, Phase 3, according to map or plat recorded in Volume 1, Page(s) 378-390, Blanco County, Texas, Map and Plat Records.

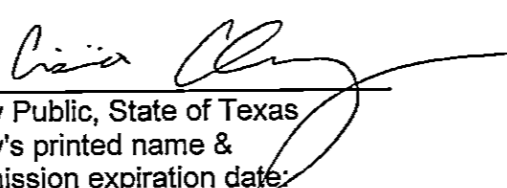
Date and Place of Sale of Property:

~~September 1, 2020~~ same being the first Tuesday in said month, at a time no earlier than 10:00 a.m. and not later than four (4) hours after such time, I, Michele Barnes, Substitute Trustee, will accordingly, after having complied with the terms of sale set forth in the Deed of Trust and the Laws of the State of Texas, sell the Mortgaged Property at public auction to the highest bidder or bidders for cash at the south entrance of the Blanco County Courthouse as designated by the Commissioner's Court of Blanco County, Texas. Default has occurred in the payment of the Note and in the performance of the obligations of the Deed of Trust which secures the Note. Because of such default, Beneficiary, the holder of the Note, has requested Substitute Trustee to sell the Property. 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, Michele Barnes, Substitute Trustee, will sell the Property by public sale to the highest bidder for cash or certified funds in accordance with the Deed of Trust, and the proceeds of such sale will be applied to the balance owing on the Note and other indebtedness secured by the Deed of Trust.

  
Michele Barnes  
Substitute Trustee

THE STATE OF TEXAS     )  
                                      )  
COUNTY OF COMAL     )

This instrument was acknowledged before me on the 3rd day of August, 2020 by Michele Barnes, Substitute Trustee.

  
Notary Public, State of Texas  
Notary's printed name &  
Commission expiration date:

