

**SUBSTITUTE TRUSTEE'S NOTICE OF SALE**

**Note:** Promissory Note (Loan No. 96211210) dated March 21, 2011 executed by Rinrock, LLC payable to Great Southern Bank modified by (1) Change in Terms Agreement dated April 21, 2012 (2) Loan Modification Agreement dated July 15, 2013 (3) First Addendum to Loan Modification Agreement dated September 9, 2013 and (4) Change in Terms Agreement dated July 28, 2014 (collectively "the Promissory Note")  
Original Principal Amount: \$1,124,270.95  
Borrower: Rinrock, LLC  
Original Lender: Great Southern Bank  
Current Holder: Great Southern Bank

**Deed of Trust:**

Date: February 2, 2009  
Grantor: Rinrock, LLC  
Trustee: L&GST Corporation  
Recording Information: Clerk's File No. 304362 recorded in the Official Public Records of Aransas County, Texas  
Property: All that property (and improvements thereon) covered by and described in the above Deed of Trust (attached hereto for convenience is **Exhibit "A"** which is a copy of the property description contained in or attached to the aforesaid Deed of Trust), which property has a physical address commonly known as 1820-1902, Colorado Ave., Rockport, Texas 78382  
Current Beneficiary: Great Southern Bank

**County:** Aransas, Texas

**Date of Sale (first Tuesday of month):** December 6, 2016

**Time of Sale:** 10:00 o'clock A.M. or no later than three (3) hours thereafter

**Place of Sale:** The sale will be held at the county courthouse in Aransas County, Texas (located at 301 N. Live Oak, Rockport, Texas), the county in which the above described Property is located, and at that area of said county courthouse which has been so designated by the Commissioners' Court as follows: The front steps to the East lobby entrance.

**Substitute Trustee:** Current Beneficiary has appointed Kenneth M. Culbreth, Jr. as Substitute Trustee, to act under the Deed of Trust and has instructed Substitute Trustee to offer the above-described Property for sale toward satisfaction of the Promissory Note, as a result of the default thereunder.

NOTICE IS HEREBY GIVEN that Substitute Trustee will offer the above described Property (and improvements thereon) to the highest bidder for cash on the Date of Sale, at the Time of Sale and at the Place of Sale as stated above.

**Dated:** November 1, 2016

  
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Kenneth M. Culbreth, Jr., Substitute Trustee  
500 N. SHORELINE, SUITE 900  
CORPUS CHRISTI, TX 78401-0341  
(361) 884-5678 (361) 888-9149 Telefax

**Exhibit "A"**

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**OUTLOT 1 LEGAL DESCRIPTION  
JOS. HOND SURVEY, ABSTRACT 77  
ROCKPORT, ARANSAS COUNTY, TEXAS**

**BEING A 1.1008 ACRE (61,872 SQUARE FEET) TRACT OF LAND CALLED OUTLOT 1 OUT OF THE WAL-MART CENTER-ROCKPORT AS RECORDED IN VOLUME 5, PAGE 67, MAP RECORDS OF ARANSAS COUNTY, TEXAS, WITH SAID OUTLOT 1 BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:**

**BEGIN at a 5/8" steel rebar set at the intersection of the North R.O.W. line of Colorado Avenue, a 65-foot wide platted roadway, with the East R.O.W. line of Omohundro Street, a 100-foot wide platted roadway, and being the SOUTHWEST corner and PLACE OF BEGINNING of this survey;**

**THENCE, North 01°00'36" West along and with the common line of Outlot 1 and Omohundro Street a distance of 170.26 feet to a 5/8" steel rebar set for the NORTHWEST corner of this survey;**

**THENCE, North 88°59'27" East a distance of 246.91 feet to a 5/8" steel rebar set for a point of curvature on said Outlot 1;**

**THENCE, along a curve to the right with a central angle of 90°00'00", a radius of 64.00 feet, a tangent of 64.00 feet, a chord bearing of South 46°00'33" East with a chord distance of 90.51 feet for an arc distance of 100.53 feet to a 5/8" steel rebar found for a point of tangency;**

**THENCE, South 01°00'33" East a distance of 90.89 feet to a 5/8" steel rebar found for a NORTHERLY SOUTHEAST cut-back corner at the intersection of a proposed drive and said Colorado Avenue;**

**THENCE, South 43°59'27" West a distance of 21.11 feet to a 5/8" steel rebar found for a SOUTHERLY SOUTHEAST cut-bank corner at the intersection of a proposed drive and said Colorado Avenue;**

**THENCE, South 96°54'16" West along and with the North R.O.W. line of said Colorado Avenue a distance of 295.98 feet to the PLACE OF BEGINNING and containing 1.1008 acres (61,872 square feet) of land, more or less.**

**Exhibit "A"**

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**OUTLOT 2 LEGAL DESCRIPTION  
JOS. HOND SURVEY, ABSTRACT 77  
ROCKPORT, ARANSAS COUNTY, TEXAS**

**BEING A 0.7969 ACRE (34,712 SQUARE FEET) TRACT OF LAND CALLED OUTLOT 2 OUT OF THE WAL-MART CENTER-ROCKPORT AS RECORDED IN VOLUME 5, PAGE 67, MAP RECORDS OF ARANSAS COUNTY, TEXAS, WITH SAID OUTLOT 2 BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:**

**BEGIN at a 5/8" steel rebar found at the intersection of the North R.O.W. line of Colorado Avenue, a 65-foot wide platted roadway, with the East line of said Outlot 2 and being the SOUTHEAST corner and PLACE OF BEGINNING of this survey;**

**THENCE, South 88°54'16" West along and with the North R.O.W. line of Colorado Avenue a distance of 104.41 feet to a 5/8" steel rebar found for the SOUTHERLY SOUTHWEST cut-back corner at the intersection of a proposed private drive and said Colorado Avenue;**

**THENCE, North 46°00'33" West departing the North R.O.W. line of Colorado Avenue a distance of 21.20 feet to a 5/8" steel rebar found for the NORTHERLY SOUTHWEST cut-back corner of a proposed private drive and said Colorado Avenue;**

**THENCE, North 01°00'33" West a distance of 90.69 feet to a 5/8" steel rebar found for a point of curvature of said Outlot 2;**

**THENCE, along a curve to the left with a central angle of 66°11'48", a radius of 121.00 feet, tangent of 78.88 feet, chord bearing of North 34°06'27" West with a chord distance of 132.15 feet for an arc distance of 139.80 feet to a 5/8" steel rebar found for a corner of this survey;**

**THENCE, North 01°00'33" West a distance of 35.29 feet to a 5/8" steel rebar found for the NORTHWEST corner of this survey;**

**THENCE, North 88°59'27" East a distance of 191.57 feet to a 5/8" steel rebar found for the NORTHEAST corner of this survey;**

**THENCE, South 01°00'33" East a distance of 251.52 feet to the PLACE OF BEGINNING and, containing 0.7969 acres (34,712 square feet of land, more or less. /**

**FILED**

AT 3:57P M.

NOV 03 2016

VALERIE K. AMASON  
COUNTY CLERK, ARANSAS CO., TEXAS