

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

THE STATE OF TEXAS           §  
  §       **KNOW ALL MEN BY THESE PRESENTS:**  
COUNTY OF ARANSAS         §

WHEREAS, on December 21, 2011, **GCE Properties, Inc., a Texas corporation** ("Grantor") executed and delivered a Deed of Trust, Security Agreement and Financing Statement (the "Deed of Trust") conveying to **Gail Kolle Hoad**, as Trustee, the hereinbelow described property (the "Property") to secure **Prosperity Bank, the successor by merger with First Victoria National Bank**, in the payment of all indebtedness therein described (collectively, the "Note"), the Deed of Trust being filed and recorded under Clerk's File No. 320964, in the Official Public Records of Real Property of Aransas County, Texas, to which reference is hereby made for all purposes; and

WHEREAS, default has occurred in the payment of the Note and the same is now wholly due, and **Prosperity Bank, the successor by merger with First Victoria National Bank** (the "Beneficiary"), the owner and holder of the Note, has requested the undersigned to sell the Property to satisfy the Note; and

WHEREAS, the above named Trustee and any previously appointed substitute Trustee was removed under and in accordance with the Deed of Trust and the Beneficiary designated and appointed **L. David Smith** as Substitute Trustee to enforce the Trust.

**NOW, THEREFORE**, pursuant to the authority conferred upon me by the Deed of Trust, I hereby give notice that I will sell the Property at public auction to the highest bidder, for cash, on **Tuesday, September 2, 2014**. The earliest time at which the sale will occur shall be at **1:00 o'clock**



**P.M.** and it may take place not later than three hours after said time, and the sale shall take place in the area at the Aransas County Courthouse which has been designated as the area for foreclosures to take place, being the front steps to the East lobby entrance of the Aransas County Courthouse, located at 301 North Live Oak Street, Rockport, Aransas County, Texas, which designated area is more particularly described in the Aransas County Commissioner's Court Designation, recorded in Volume 22, Page 41, in the Minutes of the Commissioner's Court and under County Clerk's File Number 157787, Image Number 72194, in the Official Real Property Records of Aransas County, Texas, or any other area which has been designated by the Aransas County Commissioner's Court as the area for foreclosures to take place. This conveyance will be made subject to any exceptions referenced in the Deed of Trust to the extent the same are still in effect and shall not cover any part of the Property that has been released from the liens of the Deed of Trust. The Property that will be sold at the foreclosure sale includes the following described real property, together with all improvements, fixtures and goods (as defined in the Deed of Trust) thereon and appurtenances thereto:

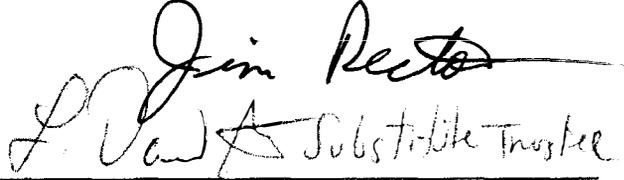
Lot Fourteen (14), Block One (1), THE BOARDWALK AT ST. CHARLES BAY, a subdivision located in Aransas County, Texas, according to the map or plat thereof recorded in Volume 5, Page 332, Map Records of Aransas County, Texas, to which reference is here made for all pertinent purposes; more commonly known as 152 Reserve Lane, Rockport, TX 78382.

THE SALE OF THE PROPERTY IS "AS-IS" AND "WHERE-IS" AND WITHOUT REPRESENTATION OR WARRANTY OF ANY KIND BY THE SUBSTITUTE TRUSTEE, EXPRESS, IMPLIED, STATUTORY, QUASI-STATUTORY OR OTHERWISE, ANY WARRANTY OF MERCHANTABILITY OR FITNESS FOR ANY PARTICULAR PURPOSE BEING EXPRESSLY DISCLAIMED. THE SUBSTITUTE TRUSTEE MAKES NO REPRESENTATIONS OR WARRANTIES WITH RESPECT TO THE COMPLIANCE WITH THE LAWS, RULES, AGREEMENTS OR SPECIFICATIONS, CONDITION, QUALITY, CAPACITY, DESIGN, OPERATION, ABSENCE OF ANY LATENT DEFECTS OR ANY

OTHER WARRANTY OR REPRESENTATION WHATSOEVER WITH RESPECT TO THE PROPERTY, ALL OF WHICH ARE EXPRESSLY WAIVED BY PURCHASER.

**ASSERT AND PROTECT YOUR RIGHTS AS A MEMBER OF THE ARMED FORCES OF THE UNITED STATES. IF YOU ARE 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 THE SENDER OF THIS NOTICE IMMEDIATELY.**

Dated this 9<sup>th</sup> day of August, 2014.



*L. David Smith*  
Substitute Trustee

L. David Smith, Substitute Trustee  
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Houston, Texas 77027  
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**FILED**  
**AT 10:09 AM.**

**AUG 12 2014**



*Peggy L. Friebele*  
PEGGY L. FRIEBELE  
COUNTY CLERK, ARANSAS CO., TEXAS