

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

WHEREAS, on the 15th day of October, 2004, Rick A. Blankenship, I and Elizabeth Hastings (collectively the "Grantor"), executed a Deed of Trust conveying to F-T Service Corp., Trustee, the Property hereinafter described, to secure Speed Investments, Inc. in payment of the indebtedness therein described, said Deed of Trust was duly recorded in the Official Public Records of Real Property of Live Oak County, Texas; and

WHEREAS, the Note and Deed of Trust were assigned to J. Glenn Lee, Trustee for Alpha Invesco Corporation Profit Sharing Plan; and

WHEREAS, J. Glenn Lee, Trustee for Alpha Invesco Corporation Profit Sharing Plan is the owner and holder of the Note secured by the Deed of Trust and has appointed the undersigned as Substitute Trustee under the Deed of Trust in the manner authorized by the Deed of Trust; and

WHEREAS, default has occurred in the payment of said indebtedness, and the same is now wholly due, and the owner and holder of said debt has requested the undersigned to sell the Property to satisfy said indebtedness; and

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on Tuesday, the 4th day of December, 2018, between the hours of 1:00 P.M. and 4:00 P.M., I will sell the Property to the highest bidder for cash, on the front porch of the Live Oak County Courthouse, where the Commissioners Court has designated such sales to take place. The courthouse is located at 301 Houston Street, Texas 78022.

NOTICE IS FURTHER GIVEN that, except to the extent that the Substitute Trustee(s) may bind and obligate the Grantor to warrant title to the property under the terms of the Deed of Trust, conveyance of the property shall be made "AS IS" "WHERE IS" without any representations and warranties whatsoever, express or implied, and subject to all matters of record affecting the property.

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 send of this notice immediately.

Said Property is described as follows:

- 1. SEE ATTACHED EXHIBIT "A"
- 2. ALL INTEREST OF GRANTOR IN AND TO THE IMPROVEMENTS NOW OR HEREAFTER ERECTED ON THE PROPERTY AS MORE SPECIFICALLY SET FORTH IN THE ABOVE REFERENCED DEED OF TRUST.

Witness my hand this the 12th day of November, 2018.

Address of Substitute Trustee:
Foreclosure Services, LLC
8101 Boat Club Road, Suite 320
Fort Worth, Texas 76179

By: [Signature]
Bob Frisck Substitute Trustee

Return to:
J. Glenn Lee, Trustee for Alpha Invesco
Corporation Profit Sharing
Plan P.O. Box 19562
Houston, TX 77224

FILED Nov 13 A.D. 2018
LIVE OAK COUNTY, TEXAS
IDA VASQUEZ, CLERK, COUNTY COURT
BY [Signature] DEPUTY
AT 4:14 O'CLOCK pm

Exhibit A

STATE OF TEXAS:
COUNTY OF LIVE OAK:

Lot 15

FIELD NOTE DESCRIPTION
11.06 (NET 9.55) ACRES OF LAND
LIVE OAK COUNTY, TEXAS

using a 11.06 acre tract of land, out of the Nueces County School Land Survey Abstract 307 Live Oak County, Texas. Situated about 24 miles Northwest of Sandia, Jim Wells County, Texas. Also being out of a called 343.02 acre tract of land deeded to John Worsham and wife, of record in Volume 570 page 272-275 Deed Records, Jim Wells County, Texas, and recorded in Volume 508 Page 200 of the Deed Records of Live Oak County, Texas. Said 11.06 acre tract of land being more particularly described by metes and bounds as follows:

BEGINNING at an iron rod set on the Northeast right-of-way of Highway 534, as it curves to the right, for the Northwest corner of a 11.21 acre tract for the Southwest corner of this tract, from whence the P.C. of said curve, bears Southeasterly 299.97 feet, also continues from said P.C. of curve, S27°23'30"E, 2785.66 feet to the intersect point of the North right-of-way of County Road 369 (80' wide) and the East right-of-way of State Highway 534 (80' wide), same being the Southwest corner of said 343.02 acre tract;

THENCE, in a Northerly direction, along the Northeast right-of-way of said Highway 534, as it curves to the right, having a radius of 1869.86 feet, a Delta angle of 9°11'30" and a Arc Length, at 257.87 feet a Southwest corner of a road easement, in all 299.97 feet, to an iron rod set for the Southwest corner of a 16.62 acre tract, for the Northwest corner of this tract;

THENCE N62°36'30"E, with the Southeast line of said 16.62 Acre tract, 1633 feet to an iron rod set for the Northeast corner of this tract;

THENCE S10°11'57"E, at 40.58 feet cross the Southeast line of a 40 foot wide road easement, in all 298.73 feet to an iron rod set for the Northeast corner of said 11.21 acre tract, for the Southeast corner of this tract;

THENCE S62°44'33"W, 1656.70 feet to the PLACE OF BEGINNING and containing 11.06 acres of land. There are 1.51 acres of this tract in a road easement along the Northwest line of this tract, leaving a net of 9.55 acres of land, more or less. Bearings assumed

[Signature]
JANUARY 20 05
LIVING COUNTY CLERK

STATE OF TEXAS
COUNTY OF LIVE OAK
THE
CORRECT
COPY OF THE INSTRUMENT ON FILE IN
MY OFFICE WITNESS MY HAND AND
OFFICIAL SEAL THIS 20th DAY

Record:
Live Oak County 04-22P
Dt: Jan 04, 2005 164515
Deedbook Number:
Account:
Receipt Num: 2512 24.00
user name: 07-1-01
Eagan J... Clerk
Live Oak County

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