NOTICE OF SUBSTITUTE TRUSTEE'S SALE

The state of texas δ

δ KNOW ALL MEN BY THESE PRESENTS

COUNTY OF EASTLAND δ

WHEREAS, by a Deed of Trust dated August 8, 2002, Stephen Glen Gryder conveyed to Tommy J. Barrow, as Trustee, the property situated in Eastland County, Texas and described as follows:

Being two tracts of land described as Tract One and Tract Two in Exhibit A attached hereto and made a part hereof for all purposes

to secure that one certain Promissory Note therein described in the original principal sum of \$25,000.00, executed by Stephen Glen Gryder and made payable to Eastland National Bank (herein the "Note"), which such Deed of Trust is recorded at Volume 2099, Page 153, Official Public Records of Eastland County, Texas (herein "Deed of Trust"); and

WHEREAS, First Financial Bank, N.A. released part of Tract One as described in Partial Release of Lien recorded under Instrument Number 2014-001039, Official Public Records of Eastland County, Texas;

WHEREAS, First Financial Bank, N.A. retained a lien on the property described on Exhibit A attached hereto (herein "the Property") under the Deed of Trust;

WHEREAS, First Financial Bank, N.A., the owner and holder of said Note and the beneficiary of said Deed of Trust, did appoint the undersigned Derrick Saucedo to act as Substitute Trustee under the Deed of Trust; and

WHEREAS, default has occurred under the terms of the Note secured by the Deed of Trust, the indebtedness evidenced therein is now wholly due, and First Financial Bank, N.A. the owner and holder of said indebtedness, has requested the undersigned to sell the Property to satisfy same.

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on Tuesday, the 2nd day of May, 2017, between the hours of 10:00 o'clock a.m. and 1:00 o'clock p.m., I will sell, for cash, the Property at the South entrance steps of the Eastland County Courthouse, Eastland, Texas, to the highest bidder for cash. Said sale will begin at the earliest at 10:00 a.m. and will take place not later than three hours after that time.

Witness my hand this 10th day of

Derrick Saucedo, Substitute Trustee

Address of Substitute Trustee: 201 E. Main, Eastland, TX 76448

RECEIVED 1 2 M CATHY JENTHO, COUNTY CLERK

APK 1 0 2017 STLANDY ONTY TEXA

____Deputy

EXHIBIT A

(page 1)

TRACT ONE; 4.156 acres, more or less, out of the W. 1/2 of Lot 1, Block 57, of the Town of Carbon, Eastland County, Texas, and being more particularly described by notes and bounds as follows:

BEGINNING at a 3/8 inch pinched pipe set is the Southwesterly line of said Lot 1 at its intersection with a fence line along the Easterly line of a readway used by others that is located 8 59° 30' E 20 feat from its most westerly corner;

THERCE E 30° 30° E slong said fence and road line 592,58 feet to a 3/6 inch pinched pipe sat in the Southwesterly line of State Highway Loop 349;

THENCE \$ 59° 55' E 305.1 feet to a 3/4 inch pinched pipe set in the Southwesterly line of said Loop 319 at its intersection with the Easterly line of the West one-half (WL/2) of said Lot 19.

THENCE S. 30° 30' West 594.79 feet to a 3/4 inch pinched pipe set in the center of the Southwesterly line of said Lot 1;

THENCE, N. 594 30' W 305 feet to the place of beginning.

TRACT TWO: SEING a parcel of land out of Lot 1, Block 57, of the Town of Carbon, Bostland County, Texas, as per Plat recorded in Vol. 2, Box 54, of the Plat Records of Eastland County, Texas, and being more particularly described as follows:

BEGINNIEG at 3/4 inch pinched pipe set in the Southwesterly line of State Highway Loop 389 at its intersection with the Wortheast corner of a 4.156 acre tract of land described in field notes of zeoord in Vol. 6, Page 403, Record of Public Surveys, Restland County, Texas;

THENCE S 59 deg. 55' B 36 feet for corner:

THRECE \$ 30 dog. 30' M 594.79 feet for corner;

TRENCE W.59 deg. JO' W 30 feet for corner;

THRNCH H 30 dag, 30' B to the place of baginning, containing .41 agree of land, more or lass.

EXHIBIT A (page 2)

SAVE AND EXCEPT FROM TRACT ONE:

STATE OF TEXAS COUNTY OF EASTLAND

Field notes of a survey of 2.50 acres of hand out of and part of Lot 1 Block 57, Town of Carbon, Eastland County, Texas as per the Official Plat of said Revised Map of the Town of Carbon Bled in Slide 136 of the Plat Cabbert Records of Eastland County, Texas. Said 2.50 acres also being out of and part of a 4.156 acre tract described as Texas Cose is a deed from Doris E. Gryder to Sambert Glen Gryder, recorded in Volume 2099 Pages 149 of the Official Public Records of Eastland County, Texas. This survey of said 2.50 acres being made for Craig Gryder by wirtse of his request and being particularly described as fallows.

Beginning at a 4" pipe fence corror post found at the Northwest corner of Stephen Glen Gryder 4.156 acre tract and in the South right of way line of State Highway Loop 389, said point also being in the Best line of an existing gravel reastway or hat, said less being inows as Lover Lean, (a non-dedicated roadway, street or alley) for the Northwest conner of this described tract and being located 5 30" 31" 05" W 57.71 feet and 5 59" 53" 27" E 20.00 feet from the Northwest corner of Lot 1 Block 57, Town of

Carbon.

These 8 59° 53' 27' E, 179.21 feet with the North line of this described tract and North line of Stephens Gine Order 4.156 area tract, same being the South right of way line of State Highway Loop 389, to a 4" pipe feece corour post found for the Northeast corner of this described tract.

These 8 29° 44' 57' W, 593.81 feet with the East line of this described tract, to a 1" reber with survey cap 5 505\$ set at its interpretion with the South line of Stephens Glen Gryder 4.156 area tract, same being the North line of Lot 2 Block 57 and the South line of Stephens Glen Gryder 4.156 area tract, same being the South line of this described tract and Stuth line of Stephens Glen Gryder 4.156 area tract, same being the South line of Lot 2 Block 57 and the North line of Lot 2 Block 57, to a 15" reber with survey on ph 5 505; set at the Southwest corner of said Stephen Glen Gryder 4.156 area tract, same being in the East line of Lot 2 Block 57 and the North line of Lot 2 Block 57, to a 15" reber with survey on ph 5 505; set at the Southwest corner of said Stephen Glen Gryder 4.156 area tract, same being in the East line of said existing gravel readway or lane, for the Southwest corner of this described tract.

These N 39° 31' 33" B, 597.35 fact with the West line of this described tract and West line of Stephen Glen Gryder 4.156 area tract, same being the East line of said existing roadway or lane, to the place of beginning and containing 2.50 acres of land.