

#606

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

Date: November 2, 2023

Deed of Trust

Date: April 13, 2021

Grantor: Eric Perez

Grantor's County: Hill

Beneficiary (or Holder): Diversified Investment Holding Corp.

Trustee: Billy J. Basham

Substitute Trustee: Billy J. Basham
701 E. Expwy. 83, Suite 330
McAllen, Texas 78501-1147

Recording Information: Document Number 00121455 in the Official Records, Hill County, Texas

Property: Lot 18, Lake Whitney Acres, Hill County, Texas, Hill County, Texas, according to the map or plat thereof recorded as Document No. 00120811, Slide 346 in the Official Records of Hill County, Texas.

FILED
NICOLE TANNER, COUNTY CLERK
HILL COUNTY, TEXAS
2023 NOV 13 AM 8:54

Note

Date: April 13, 2021

Amount: \$71,750.00

Debtor: Eric Perez

Holder: Diversified Investment Holding Corp.

Date of Sale of Property: December 5, 2023

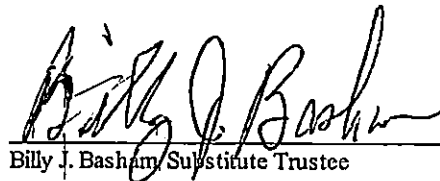
Earliest Time of Sale of Property: 10:00 A.M.

Place of Sale of Property: The Hill County Courthouse, located at 1 North Waco Street, Hillsboro, TX 76645 (East door of the courthouse), the place specified for foreclosure sales by the Commissioner's Court of Hill County, Texas, by Resolution recorded as Document Number 2939102, Official Records, Hill County, Texas.

Because of default in performance of the obligations of the deed of trust, Trustee will sell the property by public auction to the highest bidder at the place and date specified to satisfy the debt secured by the deed of trust. The full amount of bid is due in the form of a cashier's check payable to Billy J. Basham, Trustee, immediately upon the acceptance of the bid. The sale will begin at the earliest time stated above or within three hours after that time.

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.

THIS INSTRUMENT APPOINTS THE SUBSTITUTE TRUSTEE(S) IDENTIFIED TO SELL THE PROPERTY DESCRIBED IN THE SECURITY INSTRUMENT IDENTIFIED IN THIS NOTICE OF SALE. THE PERSON SIGNING THIS NOTICE IS THE ATTORNEY OR AUTHORIZED AGENT OF THE MORTGAGEE OR MORTGAGE SERVICER.



Billy J. Basham, Substitute Trustee