

NOTICE OF TRUSTEE'S SALE

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.

Date: December 10, 2024

Deed of Trust:

Date: May 5, 2023
Grantor: Ron M. Balboa and Angelica M. Espinoza
Grantor's County: Tom Green County
Beneficiary: Danny Campos
Trustee: Greg Gossett
Recorded in: Instrument No. 202305477, Official Public Records of Tom Green County, Texas.

Property: Lot 17, Block 2, MINELOLA ADDITION, City of San Angelo, Tom Green County, Texas, according to the map or plat of record in the office of the County Clerk, Tom Green County, Texas, locally known as 608 West 17th Street, San Angelo, Texas.

Trustee: Greg Gossett

Trustee's Mailing Address (Including County): 2 S. Koenigheim St., San Angelo, Tom Green County, Texas 76903

Date and Time of Sale of Property: January 7, 2025 at 10:00 a.m. or within three hours after 10:00 a.m.

Place of Sale of Property:

At the location designated by the Tom Green County Commissioners Court, at the foyer of the Edd B. Keyes Building at 113 West Beauregard, San Angelo, Tom Green County, Texas, and in the event that the Keyes Building is closed, the foreclosure sale will be held at the South entrance of said Keyes Building.

Notice: Because of default in performance of the obligations of the Deed of Trust, Danny Campos's Trustee will sell the property by public auction to the highest bidder for cash at the place and date specified to satisfy the debt secured by the Deed of Trust.

FILED FOR RECORD
DEC 10 PM 2:57
CHRISTINA UBANDO
COUNTY CLERK
COUNTY OF TOM GREEN TEXAS

By: Greg Gossett
Greg Gossett, Trustee
2 S. Koenigheim St.
San Angelo, Texas 76903

STATE OF TEXAS §
COUNTY OF TOM GREEN §

This instrument was acknowledged before me by **GREG GOSSETT**, as **TRUSTEE** under the Deed of Trust referred to above, this 16th day of December, 2024.

Amy Wolslager
Notary Public - State of Texas

