

**NOTICE OF  
SUBSTITUTE 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:** March 17, 2026

**Deed of Trust:**

**Date:** September 9, 2022  
**Grantor:** Manuel H. Gonzales and Christina R. Gonzales  
**Trustee:** Wrey W. Montgomery  
**Beneficiary:** The City National Bank of Colorado City  
**County Where Property Is Located:** Tom Green County, Texas

FILED FOR RECORD  
2026 MAR 17 PM 2:32  
CHRISTINA UBANDO  
COUNTY CLERK  
COUNTY OF TOM GREEN, TEXAS

**Recorded in:** Deed of Trust, Security Agreement – Financing Statement dated September 9, 2022, recorded in Document No. 202214393, Official Public Records of Real Property of Tom Green County, Texas.

**Property:** Lot Fifteen (15), Block Sixty (60), HATCHER ADDITION, City of San Angelo, Tom Green County, Texas, per the map or plat of said Addition recorded in the Office of the County Clerk, Tom Green County, Texas; commonly known as 2604 Waco Street, San Angelo, Texas 76901.

**Substitute Trustee:** Paul D. Stipanovic or Greg Gossett or Amy Zetzman  
2 S. Koenigheim  
San Angelo, Tom Green County, Texas 76903

**Date and Time of Sale of Property:** April 7, 2026 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, in the foyer of the Edd B. Keyes Building at 113 West Beauregard, San Angelo, Tom Green County, Texas.

**Notice:** Because of default in performance of the obligations of the Note and Deed of Trust, The City National Bank of Colorado City's Substitute 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.

The Foreclosure Sale will be made expressly subject to any title matters set forth in the Deed of Trust, but prospective bidders are reminded that the Foreclosure Sale will necessarily be made

