

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.

### NOTICE OF SALE

PURSUANT TO AUTHORITY conferred upon the Trustee by that certain Deed of Trust dated August 7, 2014, executed by **JONATHON AARON AYCOCK, A SINGLE MAN**, ("Mortgagor") to K. Clifford Littlefield, Trustee, for the benefit of **VANDERBILT MORTGAGE AND FINANCE, INC.** ("Mortgagee"), filed for record under Instrument No. 162029, Official Public Records of Trinity County, Texas, Mortgagee appoints K. Clifford Littlefield or Norma Jean Hesseltine, whose address is listed below, or Sharon St. Pierre, Sheryl LaMont, Mollie McCoslin, Christine Wheelless, Phillip Hawkins, Kevin Key and Jay Jacobs, whose business address is 14800 Landmark Blvd., Suite 850, Dallas, Texas 75254, under said Deed of Trust, in order to satisfy the indebtedness secured thereby and at the request of the holder of said indebtedness, default having been made in the covenants of the Deed of Trust, to sell on **Tuesday, August 5, 2025**, (that being the first Tuesday of the month), at public auction to the highest bidder for cash, at the Trinity County Courthouse at the place designated by the Commissioner's Court for such sales in Trinity County, Texas, (on the steps of the county courthouse or as designated by the County Commissioner), the sale to begin at 1:00 o'clock p.m. or not later than three (3) hours after such time on that date, selling all of the property as an entirety or in such parcels as the Trustee acting may elect the property offered for sale, more particularly described on Exhibit "A" attached hereto and made a part hereof, together with any and all improvements constructed upon, affixed to or located upon the above described real property, including but not limited to the 2014 CMH Manufactured Home, Serial No. CBH026992TX.

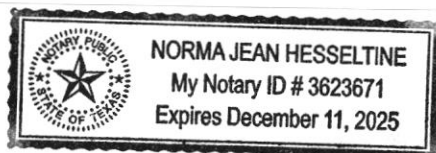
Assert and Protect Your Rights as a Member of the Armed Forces of the United States. If You Are or Your Spouse Is Serving on Active Military Duty, Including Active Military Duty as a Member of the Texas National Guard or the National Guard of Another State or as a Member of a Reserve Component of the Armed Forces of the United States, Please Send Written Notice of the Active Duty Military Service to the Sender of this Notice Immediately.

EXECUTED this 27 day of June, 2025.

  
K. CLIFFORD LITTLEFIELD, Mortgagee Attorney  
UPTON, MICKITS & HEYMANN, L.L.P.  
802 N. Carancahua, Suite 450  
Corpus Christi, Texas 78401  
Telephone: (361) 884-0612  
Facsimile: (361) 884-5291  
Email: clittlefield@umhlaw.com

THE STATE OF TEXAS     §  
COUNTY OF NUECES     §

SUBSCRIBED and SWORN TO BEFORE ME, the undersigned Notary Public, by **K. CLIFFORD LITTLEFIELD**, this 27 day of June, 2025, to certify which witness my hand and official seal.



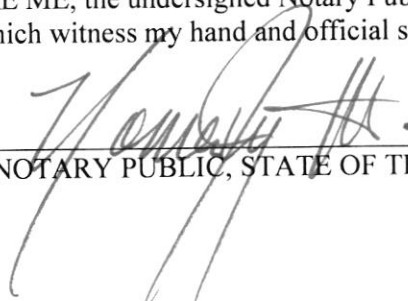
  
NOTARY PUBLIC, STATE OF TEXAS

EXHIBIT "A"

BEING all that certain tract or parcel of land lying and situated in Trinity County, Texas, out of the J. G. AINSWORTH SURVEY, ABSTRACT NO. 68 and being all that certain called 0.316 acre tract conveyed to Michael Aycock, et ux in the document recorded in Volume 729, Page 749 and all the residue of that certain called 3.40 acre tract conveyed to Michael Aycock, et ux in the document recorded in Volume 729, Page 746, both of the Official Records of Trinity County, Texas, to which references are hereby made for all purposes and being more particularly described by metes and bounds as follows, to wit:

BEGINNING at a 1" iron pin found for the Southeast corner of the aforesaid referred to 3.40 acre tract and the Southwest corner of the aforesaid referred to 0.316 acre tract;

THENCE, along the South boundary line of the said 3.40 acre tract, N 87° 32' 39" W at 209.41 feet a 1/2" iron pin found for the Southeast corner of a called 1.000 acre tract conveyed to Joshua Aycock in the document recorded in Volume 808, Page 54 of the said Official Records, from which a bolt found for the Southwest corner of the said 3.40 acre tract and the said Joshua Aycock 1.000 acre tract bears N 87° 32' 39" W 442.14 feet;

THENCE, across the said 3.40 acre tract and along the East boundary line of the said Joshua Aycock 1.000 acre tract the following two (2) courses:

N 01° 20' 23" E at 98.54 feet a point in a pond for the Northeast corner of the said Joshua Aycock 1.000 acre tract, from which a 1/2" iron pin found for reference bears S 87° 32' 39" E 11.68 feet;

N 87° 32' 39" W at 86.86 feet a point in a pond for the Southeast corner of a called 1.000 acre tract owned by Michael Aycock and described in a document recorded in Volume 811, Page 572 of the said Official Records, from which a 1/2" iron pin found for reference bears N 87° 32' 39" W 60.40 feet;

THENCE, continuing across the said 3.40 acre tract and along the East boundary line of the said Michael Aycock 1.000 acre tract, N 01° 20' 23" E at 125.04 feet a 1/2" iron pin found for the Northeast corner of the said Michael Aycock 1.000 acre tract on the common boundary line of the said Michael Aycock 1.000 acre tract and a called 3.04 acre tract conveyed to Elna Gandy in the document recorded in Volume 636, Page 268 of the said Official Records, from which a 1/2" iron pipe found for the Northwest corner of the said 3.40 acre tract and the Southwest corner of the said 3.04 acre tract bears N 88° 17' 31" W 355.21 feet;

THENCE, along the common boundary line of the said 3.40 acre tract and the said 3.04 acre tract, S 88° 17' 31" E, at 316.40 feet pass on line an iron stake found for reference, at 318.44 feet the Northeast corner of the said 3.40 acre tract and the Southeast corner of the said 3.04 acre tract, on a West boundary line of a called 68.75 acre tract conveyed to Waydene McMullen Burke, et vir in the document recorded in Volume 712, Page 589 of the

said Official Records, from which a 1/2" iron pipe found for reference bears S 24° 54' 53" W 0.29 feet;

THENCE, along the common boundary line of the said 3.40 acre tract and the said 68.75 acre tract, S 06° 55' 25" W at 72.74 feet a 1/2" iron pin found for the Northwest corner of the said 0.316 acre tract and an angle corner for the said 68.75 acre tract;

THENCE, along the common boundary lines of the said 0.316 acre tract and the said 68.75 acre tract the following two (2) courses:

S 46° 16' 12" E at 185.36 feet a 1/2" iron pin found for the Northeast corner of the said 0.316 acre tract and an angle corner of the said 68.75 acre tract;

S 00° 36' 51" E at 29.07 feet a 1/2" iron pin found for the Southeast corner of the said 0.316 acre tract;

THENCE, along the South boundary line of the said 0.316 acre tract, N 88° 59' 26" W at 153.04 feet the POINT AND PLACE OF BEGINNING and containing 1.711 acres of land, more or less.

TOGETHER WITH a 20 foot ACCESS EASEMENT as described in Volume 811, on Page 572, of the Official Records, Trinity County, Texas.

The bearings for this tract are based on the South boundary line of the said 3.40 acre tract.

at 10:10 FILED  
o'clock *[Signature]* M

JUL 02 2025

SHASTA BERGMAN  
COUNTY CLERK TRINITY CO. TEXAS  
By *[Signature]* Deputy