

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

DATE: September 2, 2025

DEED OF TRUST:

Date: June 1, 2023

Grantor: JENNIFER ANN HERNANDEZ

Beneficiary: MEDINA VERDE LLC

Trustee: ROBERT E. BLACK

Substitute Trustee: ROBERT E. BLACK, JIM MILLS, SUSAN MILLS GEORGE HAWTHORNE, MICHELLE ALNIS, ANNA TOMEY, NANCY GOMEZ, LEO GOMEZ ED HENDERSON, LYNN BEKKEN, ANITA SHACKLE FORD, STEPHANIE RIOJAS and ANDREW MILLS-MIDDLEBROOK

Substitute Trustee's Address:

2499 S. Capital of Texas Highway, Ste. A-205
Austin, Texas 78746

Recorded in: Document No. 2023004880, Real Property Records, Medina County, Texas.

PROPERTY:

Lot 30, MEDINA VERDE SUBDIVISION, a subdivision in Medina County, Texas, according to the map or plat thereof recorded in Document No. 2023001088, Official Public Records of Medina County, Texas. Locally known as 631 CR 5715, Natalia, Texas 78059.

NOTE SECURED BY DEED OF TRUST:

Date: June 1, 2023

Original Principal Amount: \$70,000.00

Holder: AVALON SECURED INCOME FUND LLC

DATE OF SALE OF PROPERTY (first Tuesday of month, between 10:00 a.m. and 4:00 p.m.): 7th day of October, 2025.

PLACE OF SALE OF PROPERTY:

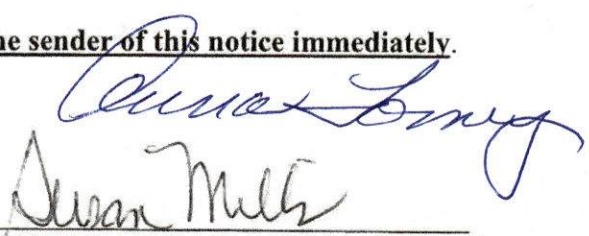
County Courthouse of Medina County, Hondo, Texas, at area designated by County Commissioners for said sales.

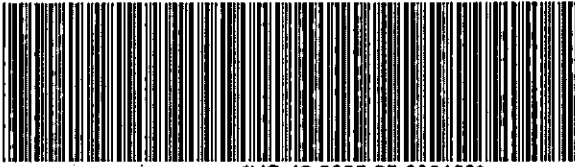
The earliest time at which a sale will occur is 1:00 p.m., provided the sale must begin at such time or not later than three hours after that time.

Because of default in performance of the obligations of the Deed of Trust, 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.

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 services to the sender of this notice immediately.


JIM/MILLS, SUSAN MILLS GEORGE
HAWTHORNE, MICHELLE ALNIS,
ANNA TOMEY, NANCY GOMEZ, LEO
GOMEZ ED HENDERSON, LYNN
BEKKEN, ANITA SHACKLE FORD,
STEPHANIE RIOJAS and ANDREW
MILLS-MIDDLEBROOK
2499 S. Capital of Texas Hwy., Ste A-205
Austin, Texas 78746
(512) 477-1964



VG-42-2025-25-000163

Medina County
Gina Champion
Medina County Clerk

Instrument Number: 25-000163

Foreclosure Posting

Recorded On: September 12, 2025 11:32 AM

Number of Pages: 3

" Examined and Charged as Follows: "

Total Recording: \$2.00

***** THIS PAGE IS PART OF THE INSTRUMENT *****

Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY
because of color or race is invalid and unenforceable under federal law.

File Information:

Document Number: 25-000163
Receipt Number: 20250912000027
Recorded Date/Time: September 12, 2025 11:32 AM
User: Kimberly B
Station: CCMARRIAGE1

Record and Return To:

ANNA TOMEY



STATE OF TEXAS
Medina County

I hereby certify that this Instrument was filed in the File Number sequence on the date/time
printed hereon, and was duly recorded in the Official Records of Medina County, Texas

Gina Champion
Medina County Clerk
Medina County, TX