

POSTED:
6/26/25
AT 1:00 P.M.
ZONIA G. MORALES
COUNTY AND DISTRICT CLERK
JIM HOGG COUNTY, TEXAS
BY *Maria S. [Signature]* DEPUTY

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, TIME, PLACE OF SALE:

Date: Tuesday, the 5th day of August, 2025
Time: 11am or not later than three hours after that time
Place: AT WEST FRONT STEPS OF COURTHOUSE (N. SMITH AVE- PER CHIEF DEPUTY THERE IS NOTHING FILED BY THE COMMISSIONER'S COURT) OR AS DESIGNATED BY THE COUNTY COMMISSIONER'S OFFICE in Jim Hogg County, Texas.

TERMS OF SALE: CASH

DEED OF TRUST INFORMATION - INSTRUMENT TO BE FORECLOSED:

Date: August 16, 2019
Grantor(s): Adrian Alonzo Cantu, single man
Original Mortgagee: Navy Army Community Credit Union
Original Principal: \$378,000.00
Recording Information: Deed Inst.# 2019-86181,
Current Mortgagee/Beneficiary: Rally Credit Union formerly known as Navy Army Community Credit Union
Secures: The Promissory Note (the "Note") in the original principal amount of \$378,000.00 and all obligations contained therein. All sums secured by the Deed of Trust have been and are hereby declared immediately due and payable as a result of default under the Note and/or Deed of Trust.

MODIFICATIONS AND RENEWALS:

As used herein, the terms "Note" and "Deed of Trust" mean the Note and Deed of Trust as modified, renewed, and/or extended.

PROPERTY TO BE SOLD:

Property County: Jim Hogg
Property Description: (See Attached Exhibit "A")
Property Address: 202 E Clayton St, Hebbbronville, TX 78361
Condition and Important Recitals: Should a conflict occur between the property address and the legal description contained in "Exhibit A" the legal description shall control. The property will be sold "AS IS" without any representations, warranties, or recourse, and subject to any liens or interests that may survive the sale. Any purchaser who purchases the property does so at his/her/its own risk and is strongly encouraged engage in significant due diligence prior to sale.

MORTGAGE SERVICING INFORMATION:

The Mortgage Servicer represents the Current Mortgagee pursuant to a mortgage servicing agreement with the Mortgagee. Pursuant to Texas Property Code § 51.0025, as well as the mortgage servicing agreement, the Mortgage Servicer is authorized to collect the debt and to institute foreclosure of the deed of trust referenced above. The Mortgage Servicer information is below:

Mortgage Servicer: Rally Credit Union
Mortgage Servicer Address: 1 Corporate Drive, Suite 360 Lake Zurich, IL 60047

SUBSTITUTE TRUSTEE(S):
or Bob Frisch

McCalla Raymer Leibert Pierce, LLP, Sandra Mendoza, Arnold Mendoza, Adolfo Rodriguez

SUBSTITUTE TRUSTEE ADDRESS:

1320 Greenway Drive, Suite 780 Irving, TX 75038

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.

/s/Coury Jacocks Coury Jacocks

Coury Jacocks - Bar #: 24014306

Attorney for Rally Credit Union formerly known as Navy Army Community Credit

Union

Coury.Jacocks@mccalla.com
1320 Greenway Drive, Suite 780
Irving, TX 75038
(469) 942-7141 Office
(469) 469-6670 Fax

DOCUMENT PREPARED BY:

McCalla Raymer Leibert Pierce, LLP
1320 Greenway Drive, Suite 780 Irving, TX 75038
AS ATTORNEY FOR THE HEREIN
IDENTIFIED MORTGAGEE AND/OR
MORTGAGE SERVICER

Certificate of Posting

I am Sandra Mendoza whose address is 1320 Greenway Dr. Irving, TX 75038 declare
under penalty perjury that on 6/26/25 I filed and/or recorded this Notice of Foreclosure Sale at the office of the Jim Hogg

County Clerk and caused it to be posted at the location directed by the Jim Hogg County Commissioners.

Return to: McCalla Raymer Leibert Pierce, LLP, 1320 Greenway Drive, Suite 780 Irving, TX 75038

EXHIBIT "A"

Situated in Jim Hogg County, Texas and being Lots ONE (1) and TWO (2), in Block Number ONE HUNDRED TWENTY-EIGHT (128), of the KOHLER'S ADDITION, to the town of Hebbbronville, Jim Hogg County, Texas, as per map or plat of said addition of record in the office of the County Clerk of Jim Hogg County, Texas.