

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 December 10, 2021, executed by **KARA ELIZABETH RUSS, A SINGLE PERSON**, ("Mortgagor") to K. Clifford Littlefield, Trustee, for the benefit of **VANDERBILT MORTGAGE AND FINANCE, INC.** ("Mortgagee"), filed for record under Instrument No. 2021-121857, Official Public Records of Hardin County, Texas, Mortgagee appoints K. Clifford Littlefield or Norma Jean Hesselstine, whose address is listed below, or Margie Allen, Keata Smith, Stephanie Hernandez or Tiffany Sandvick, 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, December 2, 2025**, (that being the first Tuesday of the month), at public auction to the highest bidder for cash, at the Hardin County Courthouse at the place designated by the Commissioner's Court for such sales in Hardin County, Texas, (on the steps of the county courthouse or as designated by the County Commissioner), the sale to begin at 10:00 o'clock a.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 2021 CMH Manufactured Home, Serial No. CLW050147TX.

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.

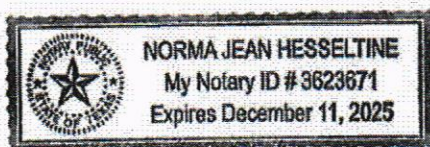
EXECUTED this 23 day of October, 2025.

Margie Allen
Substitute Trustee

THE STATE OF TEXAS §
COUNTY OF NUECES §

K. Littlefield
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

SUBSCRIBED and SWORN TO BEFORE ME, the undersigned Notary Public, by **K. CLIFFORD LITTLEFIELD**, this 23 day of October, 2025, to certify which witness my hand and official seal.



[Signature]
NOTARY PUBLIC, STATE OF TEXAS

EXHIBIT "A"

BEING a 0.405 acre tract of land out of and a part of a 20 acre tract the east 1/2 of Block Number 66, Southwestern Settlement & Development Co., Farm Subdivision No. 1, A. Hampton League, Abstract No. 30, Hardin County, Texas. Said 0.405 acre tract being more fully described as follows:

BEGINNING in the east line of Block Number 66, North 00 deg. 10 min. W 293.30 feet for the SE corner of said block a steel rod for beginnng corner of this tract;

THENCE West 140.00 feet to a steel rod for corner;

THENCE North 00 deg. 10 min. W 126.00 feet to the south line of the Jones two acre tract a steel rod for corner;

THENCE East with the south line of the Jones tract 140.00 feet to the SE corner of the Jones tract in the east line of Block 66 a 1/2 pipe for corner;

THENCE South 00 deg. 10 min. East with the east line of Block 66, 126.00 feet to the PLACE OF BEGINNING and containing 0.405 acres of land.

FILED FOR RECORD
2025 OCT 30 PM 1:19
CONCORD SECTION
HARDIN COUNTY CLERK
BY *Erin Williams*