

JUN 25 2026

26-000646
1302 NATHAN LANE, COPPERAS COVE, TX 76522

NOTICE OF FORECLOSURE SALE

Janifer Newton
COUNTY CLERK, CORYELL CO., TEXAS

- Property: The Property to be sold is described as follows:
- LOT 6, BLOCK 4, THOUSAND OAKS ADDITION III, TO THE CITY OF COPPERAS COVE, CORYELL COUNTY, TEXAS, ACCORDING TO THE PLAT RECORDED IN CABINET B, SLIDE 665, PLAT RECORDS OF CORYELL COUNTY, TEXAS.
- Security Instrument: Deed of Trust dated March 31, 2017 and recorded on April 4, 2017 as Instrument Number 296635 in the real property records of CORYELL County, Texas, which contains a power of sale.
- Sale Information: September 01, 2026, at 11:00 AM, or not later than three hours thereafter, at the north door of the Coryell County Courthouse, or as designated by the County Commissioners Court.
- Terms of Sale: Public auction to highest bidder for cash. In accordance with Texas Property Code section 51.009, the Property will be sold as is, without any expressed or implied warranties, except as to warranties of title, and will be acquired by the purchaser at its own risk. In accordance with Texas Property Code section 51.0075, the substitute trustee reserves the right to set additional, reasonable conditions for conducting the sale and will announce the conditions before bidding is opened for the first sale of the day held by the substitute trustee.
- Obligation Secured: The Deed of Trust executed by AUSTIN GONZALEZ secures the repayment of a Note dated March 31, 2017 in the amount of \$249,889.00. LAKEVIEW LOAN SERVICING, LLC, whose address is c/o M&T Bank, One M&T Plaza, Buffalo, NY 14203, is the current mortgagee of the Deed of Trust and Note and M&T Bank is the current mortgage servicer for the mortgagee. Pursuant to a servicing agreement and Texas Property Code section 51.0025, the mortgagee authorizes the mortgage servicer to administer the foreclosure on its behalf.
- Substitute Trustee: In accordance with Texas Property Code section 51.0076 and the Security Instrument referenced above, mortgagee and mortgage servicer's attorney appoint the substitute trustees listed below.

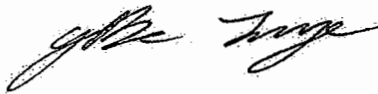


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Substitute Trustee(s): Violet Nunez, Kristopher Holub, Ramiro Cuevas, Aarti Patel, Jami Grady, Thalia Toler, Aleena Litton, Joshua Sanders, Jacqueline Hughes, Geoffrey Rabb, Dalene VanDermyden, Donna Stockman, Brenda Wiggs, Guy Wiggs, David Stockman, Janet Pinder, Brandy Bacon, Michelle Schwartz, Jamie Dworsky, Angela Brown, Jeff Benton, Leslie Shuler, Angela Cooper, Bonny Mounger, Robin Shelton, Auction.com, LLC, Dustin George

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.

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.



Tromberg, Miller, Morris & Partners, PLLC
Jonathan Andring, Attorney at Law
Melissa Brown, Attorney at Law
Yuri Han, Attorney at Law
Jake Troye, Attorney at Law
6080 Tennyson Parkway Suite 100
Plano, TX 75024



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c/o Tromberg, Miller, Morris & Partners, PLLC
6080 Tennyson Parkway Suite 100
Plano, TX 75024

Certificate of Posting

I, Donna Stockman, declare under penalty of perjury that on the 25th day of June, 2026, I filed and posted this Notice of Foreclosure Sale in accordance with the requirements of CORYELL County, Texas and Texas Property Code sections 51.002(b)(1) and 51.002(b)(2).