

FILED  
at 8:40 o'clock A. M

FEB 12 2018

PAULETTE WILLIAMS  
COUNTY CLERK LIBERTY COUNTY, TEXAS  
BY *Maury* DEPUTY

**NOTICE OF TRUSTEE'S SALE**

WHEREAS, on the 21st day of February 2014, JARRELL STEEL BUILDINGS LP, aka JSB LP, a Texas limited partnership, acting by and through its General Partner, BULLDOG BUILDINGS, INC., by its President, ROBERT J. JARRELL, executed a Deed of Trust conveying to EDWARD B. PICKETT, TRUSTEE, the real estate herein described, to secure FIRST LIBERTY NATIONAL BANK, LIBERTY, TEXAS, in the payment of a debt therein described, said Deed of Trust being recorded under film code number 2014002905 of the Official Public Records of Liberty County, Texas, as that Deed of Trust was reformed by the Agreed Final Judgment of the Court, dated February 7, 2018, in Cause No. CV1712767, *First Liberty National Bank v. Jarrell Steel Buildings, L.P., et al.*, which judgment is recorded under film code number 2018002927 of the Official Public Records of Liberty County, Texas; and


WHEREAS, default has occurred in the payment of said indebtedness and the same is now wholly due, and the owner and holder of the Promissory Note secured by said Deed of Trust, as reformed, has requested the undersigned to sell said property to satisfy said indebtedness:

NOW, THEREFORE, Notice is Hereby Given That on Tuesday, the 6th day of March 2018, between ten o'clock A.M. and one o'clock P.M., I will sell said real estate at the front steps on the South side of the Liberty County Courthouse with an address of 1923 Sam Houston Street, Liberty, Texas, to the highest bidder for cash.

The real estate covered by said Deed of Trust, as reformed, and this Notice is located in Liberty County, Texas, and is described property located in Tarkington Prairie out of the B. Tarkington Labor Survey, A-355, Liberty County, Texas, more particularly described in Exhibit "A" consisting of one (1) page attached hereto and made a part hereof for all purposes.

Assert and protect your rights as a member of the armed forces of the United States. If you 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.

Witness my hand this 9<sup>th</sup> day of February 2018.



---

EDWARD B. PICKETT, Trustee  
P.O. Box 10225  
Liberty, Texas 77575  
Telephone: (936) 336-5604  
Facsimile: (936) 336-7752

## EXHIBIT A

### DESCRIPTION OF A 5.00 ACRE TRACT OF LAND IN TARKINGTON PRAIRIE OUT OF THE B. TARKINGTON LABOR, LIBERTY COUNTY, TEXAS

COMMENCING at the Southwest corner of the B. Tarkington Labor at a found 1 ¼" iron pipe said point lying in the North line of the B. Tarkington League and in the North right of way line of Davis Hill Road (County Road No. 2242), said point being the Southwest corner of a called 50 Acre Tract recorded in Volume 21, Page 527 in the Deed Records of Liberty County, Texas

THENCE East, along the South line of the B. Tarkington Labor the North line of the B. Tarkington League and the North right of way line of Davis Hill Road (County Road No. 2242) and along the South line of said called 50 Acre Tract a distance of 1380.76 feet to the Place of Beginning of the hereinafter described tract;

THENCE from said beginning corner, continuing East, along the South line of the B. Tarkington Labor, The North line of the B. Tarkington League and along the North right of way line of Davis-Hill Road (County Road No. 2242), and along the South line of said called 50 Acre Tract, a distance of 273.91 feet to a set 3/8" iron rod for corner;

THENCE North, across said 50 Acre Tract, a distance of 796.38 feet to a set 3/8" iron rod for corner in the North line of said called 50 Acre Tract;

THENCE West, along the North line of said called 50 Acre Tract, a distance of 273.92 feet to a set 3/8" iron rod for corner;

THENCE South, across said 50 Acre Tract, a distance of 793.94 feet to a set 3/8" iron rod at the Place of Beginning, and containing 5.0 Acres, more or less.