

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

THE STATE OF TEXAS }

COUNTY OF CALDWELL }

Date: August 24, 2026

Deed of Trust:

 Date: April 5, 2025

 Grantor: Marylou Alvarez

 Beneficiary: River Road Investments, LTD, a Texas limited partnership

 Recorded under clerks document number 2025-002806 Official Public Records, Caldwell County, Texas.

 Property: Lot 5, Block A, Quail Ridge Subdivision, a recorded subdivision as shown in Plat recorded in Volume 2, Page 15, Plat records, Caldwell County, Texas, also known as 103 Quail Ridge Drive, Dale, Texas, together and along with a 1986 Sunrizon Homes Inc., Columbia Double-wide mobile home, Label # TEX0383375 AND TEX0383376.

Date of Sale: October 6, 2026

Time of Sale: The earliest time at which the sale will occur is 10:00 a.m. and no later than 1:00 p.m.

Place of sale of Property: Caldwell County Justice Center, Lockhart Texas.

1703 S. Colorado Street, Lockhart, Caldwell County, Texas 78644

Designated Area: Outside the main entrance of the Caldwell County Justice Center or any other place as designated by the Caldwell County Commissioner's Court.

Because of the default by Grantor under the terms of the Deed of Trust and the Note secured thereby, as Substitute Trustee, I will sell the property by public auction tot he highest bidder for cash at the place and date above specified to satisfy the debt secured by the Deed of Trust.

The property is being sold subject to all matter of record which are prior to the Deed of Trust, which affect title thereto, and which are a superior interest therein.



Substitute Trustee: Michael Price

Filed this 8th day of sep 2026
1:09 P M

TERESA RODRIGUEZ
COUNTY CLERK, CALDWELL COUNTY, TEXAS
By S. Davila Deputy

For more information:

P.O. Box 2252
Wimberley, TX 78676
512-484-4502