

Property: 500 N Hampton Rd, DeSoto, Dallas County, TX 75115

NOTICE OF SUBSTITUTE TRUSTEE SALE

A Debtor who is serving on active military duty may have special rights or relief related to this notice under federal law, including the Servicemembers Civil Relief Act (50 U.S.C. §§ 3901 et seq.), and state law, including Section 51.015 Texas Property Code. 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.


Deed of Trust Date: **February 2, 2022**
Grantor: **GWENDOLYN COFFEY CAESAR DBA COFFEY CAESAR REAL ESTATE FIRM**
Mortgagee/Lender: **Bank of DeSoto, N.A.
PO Box 7777
DeSoto, Texas 75123**
Recording Information: **Office of the County Clerk, Dallas County, Texas, Record Number 202200035306**
Property/ County: **500 N Hampton Rd, DeSoto, Dallas County, TX 75115**
Legal Description: **See attached Exhibit "A".**
Date of Sale: **September 3, 2024**
Earliest Time Sale will Begin: **1:00 P.M.**
Place of Sale of Property: **The area outside on the North Side of the George Allen Courts Building facing Commerce Street below the overhang or as designated by the County Commissioners.**

The Substitute Trustee will sell the property by public auction to the highest bidder or bidders for cash at the place and date specified. The Sale will begin at the earliest time stated above or within three (3) hours after that time.

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

Dated: August 12, 2024

FILED
2024 AUG 12 PM 2:27
JOHN F. WARREN
COUNTY CLERK
DALLAS COUNTY
 BY _____ DEPUTY



 Vicki K. McCarthy
 Ashley R. McCarthy
 Substitute Trustee(s)
 c/o Law Office of Vicki K. McCarthy
 114 South 5th Street
 Midlothian, TX 76065
 Telephone: (972) 296-9971
 Facsimile: (972) 709-3181
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Exhibit "A"

Being all that certain lot, tract or parcel of land located in the T.L. RHODES SURVEY, ABSTRACT NO. 1207, City of DeSoto, Dallas County, Texas and being part of the same tract of land described in deed to Cottage Keepsakes Inc. recorded in Volume 2004207, Page 4738, Deed Records, Dallas County, Texas, and being more particularly described as follows:

Beginning at ½" iron rod with a yellow plastic cap stamped "RPLS 5310" set for corner at the intersection of the North line of E. Lanett Street, a variable width right-of-way, with the present East line of N. Hampton Road, a variable width right-of-way, same being the Southeast corner of a Judgment recorded in Volume 75063, Page 1067, Deed Records, Dallas County, Texas;

Thence North, along said present East line, a distance of 100.00' to a 3/8" iron rod found at the Southwest corner of a tract of land described in deed to Kenneth Narvel Jones and Vivian Ornett, recorded in Instrument Number 202100326965, Official Public Records, Dallas County, Texas;

Thence East, a distance of 102.00' to a ½" inch iron rod with a yellow plastic cap stamped "RPLS 5310" set in the West line of a tract of land described in deed to Hampton Road Baptist Church, recorded in Volume 93248, Page 7095, Deed Records, Dallas County, Texas, at the Southeast corner of said Pruitt tract;

Thence South, along said West line, a distance of 100.00' to a ½" iron rod with a yellow plastic cap stamped "RPLS 5310" set in the said North line of E. Lanett Street, at the Southwest corner of said Hampton Road Baptist Church tract;

Thence West, along said North line, a distance of 102.00' to the PLACE OF BEGINNING and containing 10,200 square feet or 0.234 of an acre of land.