

**NOTICE OF ACCELERATION AND  
NOTICE OF TRUSTEE'S SALE**

FILED FOR RECORD  
22 OCT 11 PM 1:42

**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.**

Date: October 11, 2022

**CONTRACT FOR DEED**

Date: June 8, 2020

Grantor: Ray Charles Smith, Jr. and Connie Fairless Smith Brown

Grantor's Address: 561 Hwy 375 East  
Mena, AR 71953

Beneficiary: Janie McCay

Trustee: Janie McCay

Trustee's Address: 1112 FM 729  
Jefferson, TX 75657

Recording Information: Volume 1003, Pages 109-115, Marion County Deed Records

**Property (Legal Description):**

The North 1/2 of Lots 9, 10 & 11, Block 171, Alley Addition, an Addition to the City of Jefferson, Marion County, Texas

**NOTE**

Date: June 8, 2020

Amount: \$9,200.00

Debtor: Ray Charles Smith and Connie Fairless Smith Brown

Holder: Janie McCay

**SALE INFORMATION:**

Date: Tuesday, November 1, 2022

Time: 10:00 am

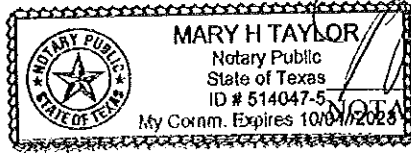
Place: The Door of the Marion County Courthouse or at such place designated by the Commissioner's Court of Marion County, Texas.

The maturity of the Note has been accelerated and all sums secured by the Contract for Deed have been declared to be immediately due and payable. Because of the default in performance of the obligations of the Contract for Deed, the Trustee will sell the property at public auction to the highest bidder for cash at the place and date specified to satisfy the debt secured by the Contract for Deed. The sale will begin at the earliest time stated above or within three hours after that time.

Kerry Haney  
Kerry Haney, Trustee

THE STATE OF TEXAS  
COUNTY OF POTTER *Marion*

This instrument was acknowledged before me by Kerry Haney this 11th day of October, 2021.



Mary H Taylor  
NOTARY PUBLIC, STATE OF TEXAS

AFTER RECORDING RETURN TO:

PREPARED BY:

THE LAW OFFICE OF KERRY HANEY  
204 N. Walcott, Suite B  
Jefferson, Texas 75657

THE LAW OFFICE OF KERRY HANEY  
204 N. Walcott, Suite B  
Jefferson, Texas 75657