

FILED FOR RECORD  
BY: *Bruce L. Dyer*  
2018 OCT 12 AM 9:10  
DANIEL C. HUBBILL  
COUNTY-DISTRICT CLERK  
OLDHAM COUNTY, TEXAS

**NOTICE OF FORECLOSURE SALE**

October 11, 2018

Deed of Trust ("Deed of Trust"):

Dated: January 27, 2017  
Grantor: Billy K. Melton and Casey L. Melton  
Trustee: Justin Jeter  
Lender: INTERBANK  
Recorded in: Volume 238, Page 289 of the real property records of Oldham County, Texas.

Legal Description: See Exhibit "A" attached hereto

Secures: Promissory Note ("Note") in the original principal amount of \$155,000.00, executed by Billy K. Melton ("Borrower") and payable to the order of Lender and all other indebtedness of Borrower to Lender

Foreclosure Sale:

Date: Tuesday, November 6, 2018  
Time: The sale of the Property will be held between the hours of 10:00 A.M. and 4:00 P.M. local time; the earliest time at which the Foreclosure Sale will begin is 10:00 A.M. and not later than three hours thereafter.  
Place: The East steps of the Oldham County Courthouse, at the East entrance to said courthouse in Vega, Texas, or as designated by the County Commissioner's Office or in the area designated by the Commissioner's Court, pursuant to Section 51.002 of the Texas Property Code.  
Terms of Sale: The Foreclosure Sale will be conducted as a public auction and the Property will be sold to the highest bidder for cash, except that INTERBANK's bid may be by credit against the indebtedness secured by the lien of the Deed of Trust.

Substitute Trustee(s): Jeff R. Lashaway  
920 Ave Q, Lubbock, Texas 79401, Lubbock County

Justin Jeter  
1105 N. Cleveland Ave, Friona, Texas 79035, Palmer County

Default has occurred in the payment of the Note and in the performance of the obligations of the Deed of Trust. Because of that default, INTERBANK, the owner and holder of the Note, has requested Substitute Trustee to sell the Property.

The Deed of Trust may encumber both real and personal property. Formal notice is hereby given of INTERBANK's election to proceed against and sell both the real property and any personal property described in the Deed of Trust in accordance with INTERBANK's rights and remedies under the Deed of Trust and section 9.604(a) of the Texas Business and Commerce Code.

Therefore, notice is given that on and at the Date, Time, and Place for the Foreclosure Sale described above, Substitute Trustee will sell the Property in accordance with the Terms of Sale described above, the Deed of Trust, and applicable Texas law.

If INTERBANK passes the Foreclosure Sale, notice of the date of any rescheduled foreclosure sale will be reposted and refiled in accordance with the posting and filing requirements of the Deed of Trust and the Texas Property Code.

The Foreclosure Sale will be made expressly subject to any title matters set forth in the Deed of Trust, but prospective bidders are reminded that by law the Foreclosure Sale will necessarily be made subject to all prior matters of record affecting the Property, if any, to the extent that they remain in force and effect and have not been subordinated to the Deed of Trust. For the avoidance of doubt, the Foreclosure Sale will not cover any part of the Property that has been released of public record from the lien and/or security interest of the Deed of Trust by INTERBANK. Prospective bidders are strongly urged to examine the applicable property records to determine the nature and extent of such matters, if any.

Pursuant to section 51.009 of the Texas Property Code, the Property will be sold "AS IS," without any expressed or implied warranties, except as to the warranties (if any) provided for under the Deed of Trust. Prospective bidders are advised to conduct an independent investigation of the nature and physical condition of the Property.

Pursuant to section 51.0075(a) of the Texas Property Code, Substitute Trustee reserves the right to set further reasonable conditions for conducting the Foreclosure Sale. Any such further conditions shall be announced before bidding is opened for the first sale of the day held by Substitute Trustee.

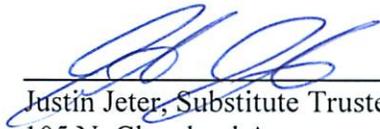
**Assert and protect your rights as a member of the armed forces of the United States. If you are or your spouse is serving on active military duty, including active military duty as a member of the Texas National Guard or the National Guard of another state or as a member of a reserve component of the armed forces of the United States, please send written notice of the active duty military service to the sender of this notice immediately.**

**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.**



---

Justin Jeter  
EVP Mortgagee



---

Justin Jeter, Substitute Trustee  
105 N. Cleveland Ave  
Friona, Texas 79035  
Telephone 806-250-5000

[ATTACH EXHIBIT "A"]

**EXHIBIT A**

**All that certain lot, tract and parcel of land lying and situated in Oldham County, Texas, to-wit:**

**BEGINNING at the S.W. corner of Survey No.15 in Block K-11, whence a two inch galvanized iron pipe bears West 30 feet;**

**THENCE North with the West line of said Survey No.15 at 1262.9 feet a point whence the center line of the Rock Island R.R. bears North 300.23;**

**THENCE No. 87° 46' E. parallel with the center line of said Rail Road and with the South line of Highway No. 66 at 30 feet pass a 2 1/2 galvanized iron pipe, at 1893.1 feet set a bolt at the West edge of a concrete drive, the N.W. corner of this E.C. Chapman tract and the N.E. and beginning corner of this tract;**

**THENCE S. 2° 14' E. at 140 feet pass a one inch iron rod, the S.W. corner of the E. C. Chapman tract, a distance of 304.37 feet to a point in the North boundary of a road;**

**THENCE S. 87° 46' W. 165.15 feet to a point;**

**THENCE N. 2° 14' W, at 157.44 feet pass a 1 1/4" iron pipe, a distance of 297.44 feet to a 1 1/2 inch iron pipe set in the South line of the Highway No. 66;**

**THENCE N. 87° 46' E. with the South line of said Highway 66, 165 feet to the beginning corner of this tract.**