

# 9249

POSTED

SEP 07 2023

## Notice of Foreclosure Sale

THE STATE OF TEXAS  
COUNTY OF NEWTON

TIME 3:45 pm  
BY: Michelle Medley  
SANDRA K. DUCKWORTH, COUNTY CLERK

**THIS NOTICE OF FORECLOSURE IS GIVEN** pursuant to Tex. Tax Code Chapter 34, and Tex. R. Civ. P. 21a. by virtue of an Order of Sale issued on August 4, 2023, pursuant to the Judgment rendered on August 17, 2017 by the 1st Judicial District Court in Newton County, Texas, in Cause No. 14070 a.k.a. CV1614070 styled PROPEL FINANCIAL SERVICES, LLC, AS AGENT AND ATTORNEY IN FACT FOR PROPEL FUNDING NATIONAL 1, LLC vs. BARBARA ARMSTRONG A/K/A BARBARA D. ARMSTRONG, et al, on August 4, 2023, I levied, against all legal interest and/or right of all defendants subject to said Judgment, upon the following described tracts or parcels of land:

A LOT, TRACT, OR PARCEL OF LAND CONTAINING 4 ACRES OF LAND BEING OUT OF AND A PART OF THE HOLDEN MCGEE SURVEY, ABSTRACT NO. 313, SITUATED IN NEWTON COUNTY, TEXAS, AND BEING THE SAME LAND DESCRIBED IN CORRECTION DEED FROM ELMER SIMMONS TO SAM GALAWAY DATED MARCH 5, 1970, AND RECORDED IN VOLUME 240, PAGE 861, OF THE DEED RECORDS OF NEWTON COUNTY, TEXAS; SAID 4 ACRE TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS IN GENERAL WARRANTY DEED DATED JULY 21, 1993, AND RECORDED ON JULY 28, 1993, IN VOLUME 387, PAGE 579, REAL PROPERTY RECORDS, NEWTON COUNTY, TEXAS, FROM ZERLENE ECHOLS TO DEXTER HAWTHORNE.

SAVE AND EXCEPT THE FOLLOWING TRACT OF LAND:

1.03 ACRES HERETO CONVEYED BY MATTIE GALLOWAY TO TRAVIS HAWTHORNE, BY DEED DATED OCTOBER 1970, AND RECORDED IN THE DEED RECORDS OF NEWTON COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS IN GENERAL WARRANTY DEED DATED JULY 21, 1993, AND RECORDED ON JULY 28, 1993, IN VOLUME 387, PAGE 579, REAL PROPERTY RECORDS, NEWTON COUNTY, TEXAS, FROM ZERLENE ECHOLS TO DEXTER HAWTHORNE.

STREET ADDRESS: 10692 FM 1012, Wiergate, TX 75977

TAX ID# 15845

On October 3, 2023, being the first Tuesday of said month, between the hours of 10:00 am and 4:00 pm, at the East door of the Courthouse, Newton, Texas, I will offer for sale and sell at public auction, for cash, all the right, title, and interest of all defendants subject to said Judgment, in and to said tracts or parcels of land, as provided for by the Texas Tax Code, to satisfy said Judgment for delinquent property taxes, accrued penalties, interests, and attorney's fees, totaling \$27,800.26, plus all post judgment interest, court costs and costs of sale awarded therein or pursuant to the Texas Tax Code, due on said tracts or parcels of land. I hereby verify, certify and declare under penalty of perjury that I delivered a true and correct copy of this Notice of Foreclosure Sale by Certified Mail and First-Class Mail through the United States Postal Service, return receipt requested, to each of the defendant named in said Judgment.

Dated at Newton County, Texas this 7th day of September, 2023.

Newton County Constable's Office  
Precinct 2, Texas

  
By: Jeff McCoy

Constable of Newton County  
Precinct 2, Texas