NOTICE OF TRUSTEE'S SALE

Date: March 14, 2022

Trustee: Clay E. Morgan

Lender: ACGP I, LLC dba SOLUNA LAND

Note: Real Estate Lien Note dated 7/19/2017, in the original principal amount of $59,400.00, executed by Borrower and made payable to the order of Lender.

Deed of Trust: Deed of Trust dated 7/19/2017, executed by Juan A. Garcia Lopez & Elizabeth Moran-Carbajal to Clay E. Morgan, Trustee for the benefit of lender, covering the Property and recorded in Document Number 201710890, Official Public Records of Bastrop County, Texas and assigned to ACGP I, LLC April 1, 2021 and recorded in Document Number 202106582, Official Public Records of Bastrop County, Texas

Property: Lot 15, Block C, Cedar Creek Estates, Bastrop County, Texas

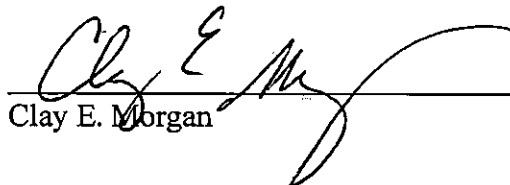Date of Sale (first Tuesday of month):   April 5, 2022

Time of Sale: 10:00 a.m. to 1:00 p.m., local time

Place of Sale: The location designated by the commissioner's court of Bastrop County, Texas for conducting public foreclosure sales at the Bastrop County Courthouse, 803 Pine, Bastrop, Texas.

Lender has duly appointed Clay E. Morgan as Trustee under the Deed of Trust. Lender has instructed Trustee to offer the Property for sale toward the satisfaction of the Note.

Notice is given that on the Date of Sale, Trustee will offer the Property for sale at public auction at the Place of Sale, to the highest bidder for cash, "AS-IS." The earliest time the sale will occur is the Time of Sale, and the sale will be conducted no later than three hours thereafter.

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.

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Clay E. Morgan

FILED

MAR 14 2022

Krista Bartsch
Bastrop County Clerk

2:00 p m