

25-01624  
605 NE 5TH ST, EARTH, TX 79031

**NOTICE OF FORECLOSURE SALE AND  
APPOINTMENT OF SUBSTITUTE TRUSTEE**

#6957  
FILED FOR RECORD  
AT 9:46 O'CLOCK A.M.  
APR 24 2025  
RENE TREVINO  
CLERK OF COUNTY COURT  
LAMB COUNTY, TEXAS

- Property:** The Property to be sold is described as follows:
- The East Fifty Feet (E/50') of Lot No. Three (3), and all of Lot No. Four (4), Block No. Ten (10), Taylor Addition, an Addition to the City of Earth, Lamb County, Texas, according to the map or plat of said Addition as recorded in Volume 161, Page 613, Deed Records of Lamb County, Texas.
- Security Instrument:** Deed of Trust dated December 29, 2021 and recorded on January 3, 2022 at Instrument Number 2022-00000014 in the real property records of LAMB County, Texas, which contains a power of sale.
- Sale Information:** July 1, 2025, at 10:00 AM, or not later than three hours thereafter, at the steps at the front doors on the North side of the Lamb County Courthouse, or as designated by the County Commissioners Court.
- Terms of Sale:** Public auction to highest bidder for cash. In accordance with Texas Property Code section 51.009, the Property will be sold as is, without any expressed or implied warranties, except as to warranties of title, and will be acquired by the purchaser at its own risk. In accordance with Texas Property Code section 51.0075, the substitute trustee reserves the right to set additional, reasonable conditions for conducting the sale and will announce the conditions before bidding is opened for the first sale of the day held by the substitute trustee.
- Obligation Secured:** The Deed of Trust executed by AARON FAAULI AND TINA PHAM FAAULI secures the repayment of a Note dated December 29, 2021 in the amount of \$120,772.00. LAKEVIEW LOAN SERVICING, LLC, whose address is c/o LoanCare, LLC, 3637 Sentara Way, Virginia Beach, VA 23452, is the current mortgagee of the Deed of Trust and Note and LoanCare, LLC is the current mortgage servicer for the mortgagee. Pursuant to a servicing agreement and Texas Property Code section 51.0025, the mortgagee authorizes the mortgage servicer to administer the foreclosure on its behalf.
- Substitute Trustee:** In accordance with Texas Property Code section 51.0076 and the Security Instrument referenced above, mortgagee and mortgage servicer's attorney appoint the substitute trustees listed below.

**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.**

**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.**



4840942

Mary Company

De Cubas & Lewis, P.C.  
Mary Company, Attorney at Law  
PO Box 5026  
Fort Lauderdale, FL 33310

Nicole Dickey

Substitute Trustee(s): Ronald Byrd, Charles Green,  
~~Lisa Bruno, Patrick Zwiers, Kristopher Holub, Dana~~  
~~Kamin, Aarti Patel, Brad Dickey~~ Nicole Dickey

c/o De Cubas & Lewis, P.C.  
PO Box 5026  
Fort Lauderdale, FL 33310

Certificate of Posting

I, Nicole Dickey, declare under penalty of perjury that on the 24<sup>th</sup> day of April, 2025, I filed and posted this Notice of Foreclosure Sale in accordance with the requirements of LAMB County, Texas and Texas Property Code sections 51.002(b)(1) and 51.002(b)(2).