3
TR Sale
2

RP-2026-409504
10/08/2026 RP1 $33.00

NOTICE OF FORECLOSURE SALE

September 14, 2026

Association Assessment Lien:

Association: Enchanted Oaks Homeowner's Association

(3)
lot

Trustee: Ashleigh Musselman

Address of Trustee: 322 Spring Hill Drive, Suite A500, Spring, Texas 77386

Lien created by Declarations: Recorded as File No. N468728 in the real property records of Harris County, Texas

Notice of Lien and Notice of Delinquent Assessments: Recorded as File No. 2025-410958 in the real property records of Harris County, Texas

Property Description:

Property Owner: Irena S. Rogers, trustee of the Irena Rogers Revocable Trust

see

Legal Description:

LOT THREE (3) in BLOCK NINE (9), of Replat of Enchanted Oaks, Section Four (4), a subdivision in Harris County, Texas, according to the map or plat thereof, recorded in Volume 213, Page 19 of the Map Records of Harris County, Texas (the "Property");

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Local Description:

19634 Enchanted Oaks Drive, Spring, Texas 77388

Foreclosure Sale:

Date: November 3, 2026

Time: The sale of the Property will be held between the hours of 12:00pm and 4:00pm local time; the earliest time at which the Foreclosure Sale will begin is 12:00pm and not later than three hours thereafter.

Place: Bayou City Events Center, 9401 Knight Road, Houston, Texas 77045

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 Association's bid may be by credit against the indebtedness secured by the lien.

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FILED 10/8/2026 2:28:00 PM FRCL-2026-7505 TENESHIA HUDSPETH, COUNTY CLERK, HARRIS COUNTY, TEXAS

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Default has occurred in the payment of the assessments due and owing to the Association per the Declarations referenced above. Because of that default, the Association, has requested the Appointed Trustee to sell the Property.

Formal notice is hereby given of Association's election to proceed against and sell the real property described above in accordance with the Association's rights and remedies under the Declaration. Therefore, notice is given that on and at the Date, Time, and Place for the Foreclosure Sale described above, Trustee will sell the Property in accordance with the Terms of Sale described above, the Declarations, and applicable Texas law.

If the Association 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 Texas Property Code.

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 Assessment Lien. 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. 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, 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 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 TRUSTEE(S) IDENTIFIED TO SELL THE PROPERTY DESCRIBED AND IDENTIFIED IN THIS NOTICE OF SALE. THE PERSON SIGNING THIS NOTICE IS THE ATTORNEY OR AUTHORIZED AGENT OF THE ASSOCIATION.

Ashleigh Musselman
Attorney for Enchanted Oaks
Homeowner's Association, Inc.

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STATE OF TEXAS §
§
COUNTY OF MONTGOMERY §

ACKNOWLEDGEMENT

Before me, the undersigned authority, on this day personally appeared Ashleigh Musselman, Trustee for Enchanted Oaks Homeowner's Association, Inc., a Texas Non-Profit Corporation, on behalf of said Non-Profit Corporation, known to me to be the person whose name subscribed to the foregoing *Notice of Foreclosure Sale* and acknowledged to me that she executed the same for the purposes and consideration therein expressed.

Given under my hand and seal of office this 14th day of September, 2026 by Ashleigh Musselman.

Susan Holmes
Notary Public, State of Texas

SUSAN M. HOLMES
Notary Public, State of Texas
Comm. Expires 02-28-2028
Notary ID 134786052

Ret
law Office of Ashleigh Musselman
322 Spring Hill Drive
Suite #500 Spring Tx
77386

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FILED FOR RECORD

2:07:57 PM

Thursday, October 8, 2026

Teneshia Hudspeth

COUNTY CLERK, HARRIS COUNTY, TEXAS

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ANY PROVISION HEREIN WHICH RESTRICTS THE SALE RENTAL, OR USE OF THE DESCRIBED REAL PROPERTY BECAUSE OF COLOR OR RACE IS INVALID AND UNENFORCEABLE UNDER FEDERAL LAW.

THE STATE OF TEXAS
COUNTY OF HARRIS

I hereby certify that this instrument was FILED in File Number Sequence on the date and at the time stamped hereon by me; and was duly RECORDED; in the Official Public Records of Real Property of Harris County Texas

Thursday, October 8, 2026

Teneshia Hudspeth

COUNTY CLERK
HARRIS COUNTY, TEXAS

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