

Notice of Foreclosure Sale & Appointment of Substitute Trustee

Date: October 13, 2026

Type of Security Instrument: Deed of Trust

Date of Instrument: September 9, 2024

Debtor: Carlos Alberto Aparicio Orellana and Merlyn Mayde Canizales

Original Trustee: Orval Lee Marlow, II

Substitute Trustee: J.N. Richards Law, P.C.

Current Beneficiary: Elaine Segundino, as Trustee of The Cottonglade Trust

County of Property: Harris County, Texas

Recording Information: Harris County Real Property Records Document Number RP-2024-333144

Property Description:

LOT 2, IN BLOCK 4, OF KENSWICK, SECTION TWO, A SUBDIVISION IN HARRIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 275, PAGE 135 OF THE MAP RECORDS OF HARRIS COUNTY, TEXAS

Date of Sale of Property: November 3, 2026

Earliest Time of Sale of Property: The sale shall begin no earlier than 10:00 A.M. and no later than three hours thereafter. The sale shall be completed by no later than 4:00 P.M.

Place of Sale of Property: Bayou Event Center 9401 Knight Road, Houston, Texas 77045 or other place designated by the County Commissioners Court.

Because of default in the performance of the obligations of the Debtor, the (Substitute) Trustee will sell the property by public auction to the highest bidder for cash at the place and date specified to satisfy the debt secured by the Lien. The sale will begin at the earliest time stated above and within three hours after that time.

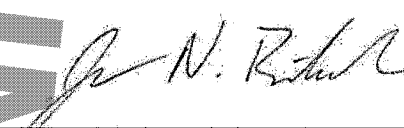
THIS INSTRUMENT APPOINTS THE SUBSTITUTE TRUSTEE(S) IDENTIFIED TO SELL THE PROPERTY DESCRIBED IN THE SECURITY INSTRUMENT IDENTIFIED IN THIS NOTICE OF SALE. THE PERSON SIGNING THIS NOTICE IS THE ATTORNEY OR AUTHORIZED AGENT OF THE MORTGAGEE OR MORTGAGE SERVICER.

WHEREAS, in my capacity as attorney for the Mortgagee and/or its Mortgage Servicer, and pursuant to Section 51.0076 of the Texas Property Code, I HEREBY APPOINT AND DESIGNATE J.N. Richards Law, P.C., to act, as Substitute Trustee.

**The address for the Substitute Trustee for
purposes of Section 51.0075(e) of the Texas
Property Code is:**

J.N. Richards Law, P.C.
c/o Nate Richards
407 E. Corsicana Street
Athens, Texas 75751
903-676-9202

Executed on October 13, 2026


James N. Richards
407 E. Corsicana Street
Athens, Texas 75751
Ph: 903-676-9202
Fx: 817-518-9286
Email: nate@jnr.law