

NOTICE OF TRUSTEE'S SALE

Date: September 23, 2026

Lien for Unpaid Assessments

Owner (s): **QUEST TRUST COMPANY FBO ANDREW ASMUS IRA #4182021**

Property: **CONDOMINIUM UNIT NO. 11, IN BUILDING "B", AND THE SPACE ENCOMPASSED BY THE BOUNDARIES THEREOF; TOGETHER WITH AN UNDIVIDED INTEREST IN THE GENERAL COMMON ELEMENTS LOCATED IN AND BEING PART OF POST OAK CROSSING CONDOMINIUMS, A CONDOMINIUM PROJECT IN HARRIS COUNTY, TEXAS, AS FULLY DESCRIBED IN AND AS LOCATED, DELINEATED AND AS DEFINED IN THE CONDOMINIUM DECLARATION, TOGETHER WITH THE SURVEY PLAT, BY-LAWS AND EXHIBITS ATTACHED THERETO, RECORDED IN/UNDER VOLUME 74, PAGE 133 AND AMENDED IN VOLUME 76, PAGE 113, VOLUME 99, PAGE 40 ET SEQ., OF THE CONDOMINIUM RECORDS OF HARRIS COUNTY, TEXAS AND MORE COMMONLY KNOWN AS 1818 AUGUSTA DRIVE, UNIT #11, HOUSTON, TEXAS 77057 (THE "PROPERTY").**

Recording information: By Condominium Declaration recorded on July 25, 1978, under County Clerk's File Number F695016, of the Official Condominium Records of Harris County, Texas, and any and all amendments and/or supplements there to (the "Declaration"), POST OAK CROSSING COUNCIL OF CO-OWNERS, (the "Association") has been granted a maintenance assessment lien and power of sale on certain property situated in Harris County, Texas, to secure the payment of real property maintenance assessments and related charges.

Trustee: Terry H. Sears, Sarah B. Gerdes, Samantha Sears, and Chanta'l Lillie of Sears, Bennett & Gerdes LLP, 6548 Greatwood Parkway, Sugar Land, Texas 77479.

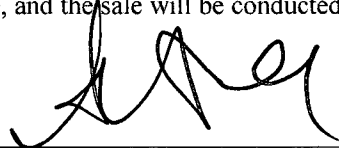
Date of Sale (first Tuesday of month): **Tuesday, November 3, 2026.**

Time of Sale: No earlier than 10:00 a.m. and no later than 1:00 p.m.

Place of Sale: The Bayou City Event Center in the Magnolia South Ballroom, 9401 Knight Road, Houston, Texas 77045 or as designated by the County Commissioners Court.

QUEST TRUST COMPANY FBO ANDREW ASMUS IRA #4182021, upon property owned by they/them and described in said Declaration has made default in the payment of maintenance assessments. The Association has designated Trustee to post, file, and serve notice of the sale and conduct the sale as prescribed by the Declaration and section 51.002 of the Texas Property Code. This sale is where-is, as-is, with no representations or warranties, taken subject to superior liens as defined by the Declaration, if any taken subject to superior liens as defined by the Declaration, if any. The purchaser, upon tendering money to the Trustee, also agrees that should the sale be set aside for whatever reason, that his/her or its sole remedy against the Association, officers or directors, management company, trustee and/or Law Office, is the return of the purchase price paid at the sale, less \$7,500.00 for attorney's fees.

Trustee will sell the Property at public auction to the highest bidder for cash at the Place of Sale on the Date of Sale to satisfy the unpaid balance of the lien for un-paid assessments and related charges, including attorney's fees. The earliest time the sale will begin is the Time of Sale, and the sale will be conducted no later than three hours after that time.



Sarah B. Gerdes, Trustee for Post Oak Crossing Council of Co-Owners