EVERETT "ED" CORMIER, SR.
JEFFERSON COUNTY
CONSTABLE PRECINCT 6

1225 PEARL STREET, SUITE 101A
BEAUMONT, TX 77701
PHONE: 409-839-2339
FAX: 409-839-2390

NOTICE OF CONSTABLE'S SALE

(REAL PROPERTY)

The State of Texas,
County of Jefferson } BY VIRTUE of an ORDER OF SALE

issued out of the **60th District Court of Jefferson County**, on the 28th day of September, 2026,by the Clerk of said court thereof, in the case of **DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR AMERIQUEST MORTGAGE SECURITIES INC., QUEST TRUST 2002-X1, ASSET BACKED CERTIFICATES, SERIES 2002-X1 VS. LYDIA V. WILLIAMS ET AL, Cause No. 25DCCV2239**; and to me, as Constable, directed and delivered, I will proceed to sell, within the hours prescribed by law for Constable's Sale on the **FIRST TUESDAY** in **December, A.D 2026**, it being the **1st day** of said month, before the Court House door at **1085 Pearl Street** of said Jefferson County in the city of Beaumont at **10:00 A.M.**, the following described property, to wit:

CAUSE NO.: 25DCCV2239

JUDGMENT DATE: 08/18/2026

TAX ACCOUNT NO.: 112290; 068000-000-006400-00000 **ORDER ISSUE DATE**: 09/28/2026

STYLE OF CASE: **Deutsche Bank National Trust Company, As Trustee for Ameriquest Mortgage Securities Inc., Quest Trust 2002-X1, Asset Backed Certificates, Series 2002-X1 VS. Lydia Williams, ET AL,**

PROPERTY ADDRESS: 3509 WAVERLY ST, BEAUMONT, TX 77705

LEGAL DESCRIPTION: LOTS ONE (1), TWO (2) AND THREE (3), IN BLOCK NUMBER FOUR (4), OF WEST OAKLAND ADDITION TO THE CITY OF BEAUMONT, JEFFERSON COUNTY, TEXAS ACCORDING TO THE MAP OR PLAT OF SAID ADDITION ON FILE AND RECORD IN THE OFFICE OF THE COUNTY CLERK OF JEFFERSON COUNTY, TEXAS.

Levied on as the properties of **Lydia V. Williams, ET AL** this the 29th day of September, 2026, to satisfy the judgments rendered in the above styled and numbered cause, together with interest, penalties, and costs of suit, and the proceeds of said sales to be applied to the satisfaction thereof, and the remainder, if any, to be applied as the law directs in favor of DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR AMERIQUEST MORTGAGE SECURITIES INC., QUEST TRUST 2002-X1, ASSET BACKED CERTIFICATES, SERIES 2002-X1.

Given under my hand, this 16th day of October, 2026

EVERETT D. CORMIER, SR., CONSTABLE PCT. 6
JEFFERSON COUNTY, STATE OF TEXAS

By
Chief Deputy Constable, Lester Wilson

The Minimum Bid is the lesser of 1) the amount awarded in the judgment plus interest and costs or 2) the adjudged value. However, the Minimum Bid for a person owning an interest in the property or for a person who is a party to the suit (other than a taxing unit), is the aggregate amount of the judgments against the property plus all costs of suit and sale. ALL SALES SUBJECT TO CANCELLATION WITHOUT PRIOR NOTICE. THERE MAY BE ADDITIONAL TAXES DUE ON THE PROPERTY WHICH HAVE BEEN ASSESSED SINCE THE DATE OF THE JUDGMENT.

Note: Prior to the day of the sale, a bidder **must** request a **Statement of No Delinquent Tax Owed** from the Jefferson County Tax Office. This request for statement is available on the Jefferson County Tax Office website or available at the tax office. If you are purchasing property in the name of a company, you must provide a copy of the Assumed Name Certificate, which can be obtained from the Jefferson County Clerk's office or website, or a Franchise Tax Account Status, with a list of the officers and directors, which may obtain from the Texas Comptroller's Office Website. If you are not an officer or director of the company, you must also provide a letter on company letterhead signed by an officer or director, giving you authorization to bid on behalf of the company.

A bidder at the sale must be registered, at the time the sale begins, with the person conducting the sale. The bidder must submit the letter (Statement of No Delinquent Taxes Owed) to the person conducting the sale. Once the sale begins at 10:00 a.m., no one will be allowed to obtain a bidder number.