



06/02/2025

Loan No: 715565,  
Property Address: 2020 E BROADWAY,  
PEARLAND, TX 77581

KEVIN K MOHAMMADIAN,  
3705 PINE VIEW CT,  
PEARLAND , TX 77581

Dear Mortgagor:

Upon recent examination of the official tax records, your taxes were not paid. Failure to pay your taxes prior to their delinquency date constitutes a default under the terms of your mortgage or deed of trust and places your loan in jeopardy.

If you have paid the item below, please forward a copy of the receipt or cancelled check to us. If you have not paid the delinquent item shown below, please do so immediately and forward a copy of the receipt to us.

Please contact the tax collector for the exact amount to pay.

Sincerely,  
Texas Advantage Community Bank

\*\*\*\*\* Note - Payments made after 05/29/2025 are not reflected here \*\*\*\*\*

| BILL TYPE | PARCEL NO   | TAX YEAR | INSTALLMENT  | TOTAL DUE  |
|-----------|-------------|----------|--------------|------------|
| REGULAR   | 75100014000 | 2024     | Inst - 1     | \$4,537.51 |
|           |             |          | Total Amount | \$4,537.51 |



06/02/2025

Loan No: 729392,  
Property Address: 1007 W HIGHWAY 332,  
CLUTE, TX 77531

PRASHYAM LLC,  
1007 WEST HIGHWAY 332,  
CLUTE , TX 77531

Dear Mortgagor:

Upon recent examination of the official tax records, your taxes were not paid. Failure to pay your taxes prior to their delinquency date constitutes a default under the terms of your mortgage or deed of trust and places your loan in jeopardy.

If you have paid the item below, please forward a copy of the receipt or cancelled check to us. If you have not paid the delinquent item shown below, please do so immediately and forward a copy of the receipt to us.

Please contact the tax collector for the exact amount to pay.

Sincerely,  
Texas Advantage Community Bank

\*\*\*\*\* Note - Payments made after 05/29/2025 are not reflected here \*\*\*\*\*

| BILL TYPE | PARCEL NO   | TAX YEAR | INSTALLMENT  | TOTAL DUE   |
|-----------|-------------|----------|--------------|-------------|
| REGULAR   | 21150006000 | 2024     | Inst - 1     | \$32,002.12 |
|           |             |          | Total Amount | \$32,002.12 |



06/02/2025

Loan No: 730820,  
Property Address: 1501 CENTER STREET,  
DEER PARK, TX 77536

SHRI NEELVARNI CORP,  
1501 CENTER ST,  
DEER PARK , TX 77536

Dear Mortgagor:

Upon recent examination of the official tax records, your taxes were not paid. Failure to pay your taxes prior to their delinquency date constitutes a default under the terms of your mortgage or deed of trust and places your loan in jeopardy.

If you have paid the item below, please forward a copy of the receipt or cancelled check to us. If you have not paid the delinquent item shown below, please do so immediately and forward a copy of the receipt to us.

Please contact the tax collector for the exact amount to pay.

Sincerely,  
Texas Advantage Community Bank

\*\*\*\*\* Note - Payments made after 05/29/2025 are not reflected here \*\*\*\*\*

| BILL TYPE | PARCEL NO     | TAX YEAR | INSTALLMENT  | TOTAL DUE   |
|-----------|---------------|----------|--------------|-------------|
| REGULAR   | 0934900000031 | 2024     | Inst - 1     | \$47,947.01 |
| REGULAR   | 0934900000031 | 2024     | Inst - 1     | \$18,315.37 |
|           |               |          | Total Amount | \$66,262.38 |



06/02/2025

Loan No: 734375,  
Property Address: 9320 TAVENOR LN,  
HOUSTON, TX 77075

US SIGNAL & SIGN INC,  
9320 TAVENOR LN,  
HOUSTON , TX 77075

Dear Mortgagor:

Upon recent examination of the official tax records, your taxes were not paid. Failure to pay your taxes prior to their delinquency date constitutes a default under the terms of your mortgage or deed of trust and places your loan in jeopardy.

If you have paid the item below, please forward a copy of the receipt or cancelled check to us. If you have not paid the delinquent item shown below, please do so immediately and forward a copy of the receipt to us.

Please contact the tax collector for the exact amount to pay.

Sincerely,  
Texas Advantage Community Bank

\*\*\*\*\* Note - Payments made after 05/29/2025 are not reflected here \*\*\*\*\*

| BILL TYPE | PARCEL NO    | TAX YEAR | INSTALLMENT  | TOTAL DUE   |
|-----------|--------------|----------|--------------|-------------|
| REGULAR   | 342070110007 | 2024     | Inst - 1     | \$27,322.96 |
|           |              |          | Total Amount | \$27,322.96 |



06/02/2025

Loan No: 738551,  
Property Address: 114 S HARDIE ST,  
ALVIN, TX 77511

B & G AUTOMOTIVE MACHINE LLC,  
114 S HARDIE ST,  
ALVIN , TX 77511

Dear Mortgagor:

Upon recent examination of the official tax records, your taxes were not paid. Failure to pay your taxes prior to their delinquency date constitutes a default under the terms of your mortgage or deed of trust and places your loan in jeopardy.

If you have paid the item below, please forward a copy of the receipt or cancelled check to us. If you have not paid the delinquent item shown below, please do so immediately and forward a copy of the receipt to us.

Please contact the tax collector for the exact amount to pay.

Sincerely,  
Texas Advantage Community Bank

\*\*\*\*\* Note - Payments made after 05/15/2025 are not reflected here \*\*\*\*\*

| BILL TYPE | PARCEL NO   | TAX YEAR | INSTALLMENT  | TOTAL DUE  |
|-----------|-------------|----------|--------------|------------|
| REGULAR   | 12350121000 | 2023     | Inst - 1     | \$3,799.62 |
| REGULAR   | 12350121000 | 2024     | Inst - 1     | \$2,210.89 |
|           |             |          | Total Amount | \$6,010.51 |



06/02/2025

Loan No: 738599,  
Property Address: 215 RIEDLAND RD,  
CROSBY, TX 77532

ALLSTREAM TECHNICAL CONSULTANTS LLC,  
215 RIEDLAND RD,  
CROSBY , TX 77532

Dear Mortgagor:

Upon recent examination of the official tax records, your taxes were not paid. Failure to pay your taxes prior to their delinquency date constitutes a default under the terms of your mortgage or deed of trust and places your loan in jeopardy.

If you have paid the item below, please forward a copy of the receipt or cancelled check to us. If you have not paid the delinquent item shown below, please do so immediately and forward a copy of the receipt to us.

Please contact the tax collector for the exact amount to pay.

Sincerely,  
Texas Advantage Community Bank

\*\*\*\*\* Note - Payments made after 05/29/2025 are not reflected here \*\*\*\*\*

| BILL TYPE | PARCEL NO    | TAX YEAR | INSTALLMENT  | TOTAL DUE  |
|-----------|--------------|----------|--------------|------------|
| REGULAR   | 410160000009 | 2024     | Inst - 1     | \$3,243.16 |
| REGULAR   | 410160000009 | 2024     | Inst - 1     | \$5,816.76 |
|           |              |          | Total Amount | \$9,059.92 |



06/02/2025

Loan No: 738647,  
Property Address: 9320 TAVENOR LN,  
HOUSTON, TX 77075

US SIGNAL & SIGN INC,  
9320 TAVENOR LN,  
HOUSTON , TX 77075

Dear Mortgagor:

Upon recent examination of the official tax records, your taxes were not paid. Failure to pay your taxes prior to their delinquency date constitutes a default under the terms of your mortgage or deed of trust and places your loan in jeopardy.

If you have paid the item below, please forward a copy of the receipt or cancelled check to us. If you have not paid the delinquent item shown below, please do so immediately and forward a copy of the receipt to us.

Please contact the tax collector for the exact amount to pay.

Sincerely,  
Texas Advantage Community Bank

\*\*\*\*\* Note - Payments made after 05/29/2025 are not reflected here \*\*\*\*\*

| BILL TYPE | PARCEL NO    | TAX YEAR | INSTALLMENT  | TOTAL DUE   |
|-----------|--------------|----------|--------------|-------------|
| REGULAR   | 342070110007 | 2024     | Inst - 1     | \$27,322.96 |
|           |              |          | Total Amount | \$27,322.96 |



06/02/2025

Loan No: 738863,  
Property Address: 3030 W HWY 6,  
ALVIN, TX 77511

THIRD COAST TRAILERS AND SALES LLC,  
3030 W HWY 6,  
ALVIN , TX 77511

Dear Mortgagor:

Upon recent examination of the official tax records, your taxes were not paid. Failure to pay your taxes prior to their delinquency date constitutes a default under the terms of your mortgage or deed of trust and places your loan in jeopardy.

If you have paid the item below, please forward a copy of the receipt or cancelled check to us. If you have not paid the delinquent item shown below, please do so immediately and forward a copy of the receipt to us.

Please contact the tax collector for the exact amount to pay.

Sincerely,  
Texas Advantage Community Bank

\*\*\*\*\* Note - Payments made after 05/29/2025 are not reflected here \*\*\*\*\*

| BILL TYPE | PARCEL NO   | TAX YEAR | INSTALLMENT  | TOTAL DUE   |
|-----------|-------------|----------|--------------|-------------|
| REGULAR   | 04710023000 | 2024     | Inst - 1     | \$12,857.47 |
|           |             |          | Total Amount | \$12,857.47 |





06/02/2025

Loan No: 738975,  
Property Address: 10831 WOODEDGE DR,  
HOUSTON , TX 77070

SEA DOG ANIMAL TRAINING LLC,  
17210 COUNTRY BROOK LN,  
HOUSTON , TX 77095

Dear Mortgagor:

Upon recent examination of the official tax records, your taxes were not paid. Failure to pay your taxes prior to their delinquency date constitutes a default under the terms of your mortgage or deed of trust and places your loan in jeopardy.

If you have paid the item below, please forward a copy of the receipt or cancelled check to us. If you have not paid the delinquent item shown below, please do so immediately and forward a copy of the receipt to us.

Please contact the tax collector for the exact amount to pay.

Sincerely,  
Texas Advantage Community Bank

\*\*\*\*\* Note - Payments made after 05/29/2025 are not reflected here \*\*\*\*\*

| BILL TYPE | PARCEL NO    | TAX YEAR | INSTALLMENT  | TOTAL DUE   |
|-----------|--------------|----------|--------------|-------------|
| REGULAR   | 460430000183 | 2024     | Inst - 1     | \$10,729.56 |
|           |              |          | Total Amount | \$10,729.56 |



06/02/2025

Loan No: 741103,  
Property Address: 17630 TERMINI SAN LUIS PASS RD,  
GALVESTON, TX 77554

CASTAWAYS BAIT & TACKLE LLC,  
3211 ROCK BROOK FALLS LN,  
LEAGUE CITY , TX 77573

Dear Mortgagor:

Upon recent examination of the official tax records, your taxes were not paid. Failure to pay your taxes prior to their delinquency date constitutes a default under the terms of your mortgage or deed of trust and places your loan in jeopardy.

If you have paid the item below, please forward a copy of the receipt or cancelled check to us. If you have not paid the delinquent item shown below, please do so immediately and forward a copy of the receipt to us.

Please contact the tax collector for the exact amount to pay.

Sincerely,  
Texas Advantage Community Bank

\*\*\*\*\* Note - Payments made after 05/14/2025 are not reflected here \*\*\*\*\*

| BILL TYPE | PARCEL NO       | TAX YEAR | INSTALLMENT  | TOTAL DUE  |
|-----------|-----------------|----------|--------------|------------|
| REGULAR   | 167500000001000 | 2024     | Inst - 1     | \$3,340.16 |
|           |                 |          | Total Amount | \$3,340.16 |