

NOTICE OF TRUSTEE'S SALE

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. Sender is: Codilis & Stawiarski, PC, 650 North Sam Houston Parkway East, Suite 450, Houston, Texas 77060

Date of Security Instrument: March 28, 2013

Grantor(s): Alan Michael Pedrazine, joined herein pro forma by his wife, Sandra Ann Pedrazine

Original Trustee: Edward Kershner

Original Mortgagee: Mortgage Electronic Registration Systems, Inc. ("MERS"), solely as nominee for SWBC Mortgage Corporation, its successors and assigns

Recording Information: Vol. 11244, Page 101, or Clerk's File No. 01150509, in the Official Public Records of BRAZOS County, Texas.

Current Mortgagee: SWBC Mortgage Corporation

Mortgage Servicer: Cenlar FSB, whose address is C/O Attn: FC or BK Department
425 Phillips Blvd Ewing, NJ 08618 Pursuant to a Servicing Agreement between the Mortgage Servicer and Mortgagee, the Mortgage Servicer is authorized to represent the Mortgagee. Pursuant to the Servicing Agreement and Section 51.0025 of the Texas Property Code, the Mortgage Servicer is authorized to collect the debt and to administer any resulting foreclosure of the referenced property.

Date of Sale: 02/02/2016 **Earliest Time Sale Will Begin:** 11:00 AM

The Substitute Trustee will sell the property by public auction to the highest bidder for cash at the place and date specified. The sale will begin at the earliest time stated above, or within three (3) hours after that time.

If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the funds paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.

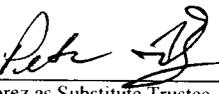
Legal Description:

FIELD NOTES OF A 0.18 ACRE TRACT OR PARCEL OF LAND, LYING AND BEING SITUATED IN THE JOHN AUSTIN SURVEY, ABSTRACT NO. 2, BRYAN, BRAZOS COUNTY, TEXAS, AND BEING PART OF LOT 6 OF THE NASH-ROSIER ADDITION (UNRECORDED) AND BEING ALL OF THE CALLED 0.18 ACRE TRACT DESCRIBED IN THE DEED FROM CLAUDE BROCKSMITH, ET UX, TO DONALD R. BROWN, AND WIFE, DARLENE BROWN, AS RECORDED IN VOLUME 961, PAGE 821, OF THE OFFICIAL RECORDS OF BRAZOS COUNTY, TEXAS, AND SAID 0.18 ACRE TRACT AND BEING MORE PARTICULARLY DESCRIBED IN EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF FOR ALL PURPOSES.

Place of Sale of Property: The foreclosure sale will be conducted in the area designated by the BRAZOS County Commissioners Court pursuant to Section 51.002 of the Texas Property Code as the place where the foreclosure sales are to take place, or if no place is designated by the Commissioners Court, the sale will be conducted at the place where the Notice of Trustee's Sale was posted.

For Information:

Codilis & Stawiarski, P.C.
650 N. Sam Houston Parkway East
Suite 450
Houston, TX 77060
(281) 925-5200


Pete Florez as Substitute Trustee, David Sims as Successor Substitute Trustee, Sharon St. Pierre as Successor Substitute Trustee, Sheryl LaMont as Successor Substitute Trustee, Harriett Fletcher as Successor Substitute Trustee, Robert LaMont as Successor Substitute Trustee, or Cathy Cagle as Successor Substitute Trustee
c/o Servicelink Default Abstract Solutions
7301 N. State Hwy 161, Ste 305.
Irving, TX 75039



4558323

EXHIBIT A

EXHIBIT "A"

Field notes of a 0.18 acre tract or parcel of land, lying and being situated in the John Austin Survey, Abstract No. 2, Bryan, Brazos County, Texas, and being part of Lot 6 of the Nash-Rosier Addition (unrecorded) and being all of the called 0.18 acre tract described in the Deed from Claude Brocksmith, et ux, to Donald R. Brown and wife, Darlene Brown, as recorded in Volume 961, Page 821, of the Official Records of Brazos County, Texas, and said 0.18 acre tract being more particularly described as follows:

BEGINNING at the ½" iron rod set near the edge of a concrete driveway at the East corner of the beforementioned 0.18 acre tract in the Southwest line of Antone Street (approximately 35' wide right-of-way), same being the North corner of the Andrews - called 0.19 acre tract, Volume 379, Page 488, of the Deed Records of Brazos County, Texas;

THENCE along the common line between the beforementioned 0.18 acre and 0.19 acre tracts, as follows:

S 45° 00' 00" W at a distance of 69.4 feet, a 4" x 4" fence post bears Northwest - 0.3 feet, continue on, adjacent to a wooden fence for a total distance of 104.50 feet to a ½" iron rod set in the Southeast edge of gravel parking area,
S 45° 00' 00" E for a distance of 3.00 feet to a ½" iron rod set,
S 45° 00' 00" W for a distance of 39.50 feet to a ½" iron rod found marking the South corner of the 0.18 acre tract, same being the West corner of the 0.19 acre tract;

THENCE N 45° 00' 00" W along the Southwest line of the beforementioned 0.18 acre tract, same being the Northwest line of Haswell Place (Subdivision), Volume 510, Page 747, of the Deed Records of Brazos County, Texas, adjacent to and an average of 1.5 feet Northeast of a wooden fence for a distance of 55.79 feet to a ½" iron rod set at the West corner of the 0.18 acre tract, same being the South corner of the Pannell tract, Volume 3260, Page 122, of the Official Records of Brazos County, Texas;

THENCE N 43° 17' 00" E along the Northwest line of the beforementioned 0.18 acre tract, same being the Southeast line of the beforementioned Pannell tract and the Hobson tract, Volume 218, Page 552, of the Deed Records of Brazos County, Texas, adjacent to a fence, at a distance of 139.0 feet, pass a 3" cedar post fence, continue on for a total distance of 144.06 feet to a ½" iron rod set at the North corner of the 0.18 acre tract in the Southwest line of Antone Street;

THENCE S 45° 00' 00" E along the Southwest line of Antone Street for a distance of 57.11 feet to the **PLACE OF BEGINNING**, containing 0.18 acre of land, more or less.

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Date of Security Instrument: December 30, 2011

Grantor(s): Aubrey S. George, a single man

Original Trustee: Jennifer Campbell Lindsey

Original Mortgagee: Mortgage Electronic Registration Systems Inc., as nominee for Wallick and Volk, Inc. its successors and assigns

Recording Information: Vol. 10480, Page 243, or Clerk's File No. 01109031, in the Official Public Records of BRAZOS County, Texas.

Current Mortgagee: JPMorgan Chase Bank, National Association

Mortgage Servicer: JPMorgan Chase Bank, National Association, whose address is C/O 3415 Vision Drive Columbus, OH 43219-6009 Pursuant to a Servicing Agreement between the Mortgage Servicer and Mortgagee, the Mortgage Servicer is authorized to represent the Mortgagee. Pursuant to the Servicing Agreement and Section 51.0025 of the Texas Property Code, the Mortgage Servicer is authorized to collect the debt and to administer any resulting foreclosure of the referenced property.

Date of Sale: 02/02/2016 **Earliest Time Sale Will Begin:** 11:00 AM

The Substitute Trustee will sell the property by public auction to the highest bidder for cash at the place and date specified. The sale will begin at the earliest time stated above, or within three (3) hours after that time.

If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the funds paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.

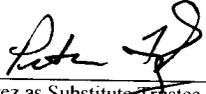
Legal Description:

ALL OF LOT TWO (2), BLOCK TEN (10), MEADOWCREEK SUBDIVISION, PHASE 4A, A SUBDIVISION IN BRAZOS COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 9491, PAGE 126 OF THE OFFICIAL PUBLIC RECORDS OF BRAZOS COUNTY, TEXAS.

Place of Sale of Property: The foreclosure sale will be conducted in the area designated by the BRAZOS County Commissioners Court pursuant to Section 51.002 of the Texas Property Code as the place where the foreclosure sales are to take place, or if no place is designated by the Commissioners Court, the sale will be conducted at the place where the Notice of Trustee's Sale was posted.

For Information:

Codilis & Stawiarski, P.C.
650 N. Sam Houston Parkway East
Suite 450
Houston, TX 77060
(281) 925-5200


Pete Florez as Substitute Trustee, David Sims as Successor Substitute Trustee, Sharon St. Pierre as Successor Substitute Trustee, Sheryl LaMont as Successor Substitute Trustee, Harriett Fletcher as Successor Substitute Trustee, Robert LaMont as Successor Substitute Trustee, or Cathy Cagle as Successor Substitute Trustee
c/o Servicelink Default Abstract Solutions
7301 N. State Hwy 161, Ste 305
Irving, TX 75039



4558079

On: Nov 23, 2015 at 02:33P

As a
Posting Real Estate Notice

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

BRAZOS County
Deed of Trust Dated: November 5, 2014
Amount: \$112,500.00
Grantor(s): BILLIE RUTH BOATCALLIE

Amount 2.00

Receipt Number - 561474
By:
Amber Boehman

Original Mortgagee: CHERRY CREEK MORTGAGE CO., INC.
Current Mortgagee: Urban Financial of America, LLC

Mortgagee Servicer and Address: c/o REVERSE MORTGAGE SOLUTIONS, INC., 2727 SPRING CREEK DRIVE,
SPRING, TX 77373

Pursuant to a Servicing Agreement between the Mortgage Servicer and Mortgagee, the Mortgage Servicer is authorized to represent the Mortgagee. Pursuant to the Servicing Agreement and Section 51.0025 of the Texas Property Code, the Mortgage Servicer is authorized to collect the debt and to administer any resulting foreclosure of the referenced property

Recording Information: Volume 12367, Page 11

Legal Description: SEE EXHIBIT A

Date of Sale: February 2, 2016 between the hours of 11:00 AM and 2:00 PM.

Earliest Time Sale Will Begin: 11:00 AM

Place of Sale: The foreclosure sale will be conducted at public venue in the area designated by the BRAZOS County Commissioners Court pursuant to Section 51.002 of the Texas Property Code as the place where foreclosure sales are to take place, or if no place is designated by the Commissioners Court, the sale will be conducted at the place where the Notice of Trustee's Sale was posted.

PETE FLOREZ OR ZACHARY FLOREZ, ORLANDO ROSAS OR BOBBY BROWN have been appointed as Substitute Trustee(s), ('Substitute Trustee') each empowered to act independently, in the place of said original Trustee, upon the contingency and in the manner authorized by said Deed of Trust.

The Substitute Trustee will sell the Property by public auction to the highest bidder for cash at the place and date specified. The sale will begin at the earliest time stated above or within three (3) hours after that time.

If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the funds paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.

NOTICE IS FURTHER GIVEN that, except to the extent that the Substitute Trustee(s) may bind and obligate the Mortgagors to warrant title to the Property under the terms of the Deed of Trust, conveyance of the Property shall be made 'AS IS' 'WHERE IS' without any representations and warranties whatsoever, express or implied, and subject to all matters of record affecting the Property.

A debtor who is serving on active military duty may have special rights or relief related to this notice under federal law, including the Servicemembers Civil Relief Act (50 U.S.C. app. Section 501 et seq.), and state law, including Section 51.015 Texas Property Code. 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.

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 AUTHORIZED AGENT OF THE MORTGAGEE OR MORTGAGEE SERVICER

KBS

KRISTEN BATES, ATTORNEY AT LAW
HUGHES, WATTERS & ASKANASE, L.L.P.
333 Clay, Suite 2900
Houston, Texas 77002
Reference: 2015-007149

Pete Florez

PETE FLOREZ OR ZACHARY FLOREZ, ORLANDO ROSAS OR BOBBY BROWN
c/o Tejas Trustee Services
4100 Midway Rd Ste 1040
Carrollton, TX 75007

NOTICE OF TRUSTEE'S SALE

02/02/2016 at 11:00 AM

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. Sender is: Codilis & Stawiarski, PC, 650 North Sam Houston Parkway East, Suite 450, Houston, Texas 77060

02/02/2016 at 11:00 AM
By
Debra Dover

Date of Security Instrument: June 26, 2007

Grantor(s): Chad Michael Petty and Audrey Petty, husband and wife

Original Trustee: Haddock Law Firm, LLP

Original Mortgagee: Mortgage Electronic Registration Systems, Inc. ("MERS"), solely as nominee for Imortgage.com, Inc., A Delaware Corporation, its successors and assigns

Recording Information: Vol. 8082, Page 52, or Clerk's File No. 00968315, in the Official Public Records of BRAZOS County, Texas.

Current Mortgagee: JPMorgan Chase Bank, National Association

Mortgage Servicer: JPMorgan Chase Bank, National Association, whose address is C/O 3415 Vision Drive Columbus, OH 43219-6009 Pursuant to a Servicing Agreement between the Mortgage Servicer and Mortgagee, the Mortgage Servicer is authorized to represent the Mortgagee. Pursuant to the Servicing Agreement and Section 51.0025 of the Texas Property Code, the Mortgage Servicer is authorized to collect the debt and to administer any resulting foreclosure of the referenced property.

Date of Sale: 02/02/2016 **Earliest Time Sale Will Begin:** 11:00 AM

The Substitute Trustee will sell the property by public auction to the highest bidder for cash at the place and date specified. The sale will begin at the earliest time stated above, or within three (3) hours after that time.

If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the funds paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.

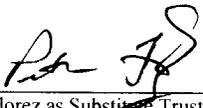
Legal Description:

LOT 17, BLOCK 3, MEADOWCREEK SUBDIVISION, PHASE 1, A SUBDIVISION IN BRAZOS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT RECORDED IN VOLUME 7138, PAGE 121 OF THE OFFICIAL RECORDS OF BRAZOS COUNTY, TEXAS.

Place of Sale of Property: The foreclosure sale will be conducted in the area designated by the BRAZOS County Commissioners Court pursuant to Section 51.002 of the Texas Property Code as the place where the foreclosure sales are to take place, or if no place is designated by the Commissioners Court, the sale will be conducted at the place where the Notice of Trustee's Sale was posted.

For Information:

Codilis & Stawiarski, P.C.
650 N. Sam Houston Parkway East
Suite 450
Houston, TX 77060
(281) 925-5200


Pete Florez as Substitute Trustee, David Sims as Successor Substitute Trustee, Sharon St. Pierre as Successor Substitute Trustee, Sheryl LaMont as Successor Substitute Trustee, Harriett Fletcher as Successor Substitute Trustee, Robert LaMont as Successor Substitute Trustee, Leb Kemp as Successor Substitute Trustee, Vince Ross as Successor Substitute Trustee, Wayne Wheat as Successor Substitute Trustee, Wes Wheat as Successor Substitute Trustee, Traci Yeaman as Successor Substitute Trustee, Evan Press as Successor Substitute Trustee, Aarti Patel as Successor Substitute Trustee, Patrick Zwiers as Successor Substitute Trustee, Jack Burns II as Successor Substitute Trustee, Kristopher Holub as Successor Substitute Trustee, or Cathy Cagle as Successor Substitute Trustee



4558160

Notice of Foreclosure Sale
February 2, 2016
10:00 a.m. to 4:00 p.m.
The Atrium on the first floor of the Brazos County
Administration Building located at 200 South Texas Avenue,
Bryan, Texas
Notice of Foreclosure Sale - Nowlin (L13-083)

NOTICE OF FORECLOSURE SALE

1. *Property to Be Sold.* The property to be sold is described as follows:

All that certain lot, tract or parcel of land lying and being situated in the City of Bryan, Brazos County, Texas, and being Lot Three (3) in the Conlee Addition #2 to the City of Bryan, Brazos County, Texas, according to the plat recorded in Volume 116, page 497 of the Deed Records of Brazos County, Texas.

2. *Instrument to be Foreclosed.* The instrument to be foreclosed is the deed of trust recorded in Volume 11854, Page 133 of the real property records of Brazos County, Texas.

3. *Date, Time, and Place of Sale.* The sale is scheduled to be held at the following date, time and place:

Date: February 2, 2016

Time: The sale will begin no earlier than 10:00 a.m. or no later than three hours thereafter. The sale will be completed by no later than 4:00 p.m.

Place: The Atrium on the first floor of the Brazos County Administration Building located at 200 South Texas Avenue, Bryan, Texas

The deed of trust permits the beneficiary to postpone, withdraw or reschedule the sale for another day. In that case, the trustee or substitute trustee under the deed of trust need not appear at the date, time and place of a scheduled sale to announce the postponement, withdrawal or rescheduling. 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. The reposting or refiling may be after the date originally scheduled for this sale.

4. *Terms of Sale.* The sale will be conducted as a public auction to the highest bidder for cash, subject to the provisions of the deed of trust permitting the beneficiary thereunder to have the bid credited to the note up to the amount of the unpaid debt secured by the deed of trust at the time of sale.

Those desiring to purchase the property will need to demonstrate their ability to pay their bid immediately in cash if their bid is accepted.

The sale will be made expressly subject to any title matters set forth in the deed of trust, but prospective bidders are reminded that by law the 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 deed of trust. The sale shall not cover any part of the property that has been released of public record from the lien of the deed of trust. Prospective bidders are strongly urged to examine the applicable property records to determine the nature and extent of such matters, if any.

Pursuant to the deed of trust, the beneficiary has the right to direct the Trustee to sell the property in one or more parcels and/or to sell all or only part of the property.

Pursuant to section 51.009 of the Texas Property Code, the property will be sold in "as is, where is" condition, without any express or implied warranties, except as to the warranties of title (if any) provided for under the deed of trust. Prospective bidders are advised to conduct an independent investigation of the nature and physical condition of the property.

Pursuant to section 51.0075 of the Texas Property Code, the trustee reserves the right to set further reasonable conditions for conducting the sale. Any such further conditions shall be announced before bidding is opened for the first sale of the day held by the trustee or any substitute trustee.

5. *Type of Sale.* The sale is a nonjudicial deed-of-trust lien foreclosure sale being conducted pursuant to the power of sale granted by the deed of trust executed by ERNEST NOWLIN.

The real property and personal property encumbered by the deed of trust will be sold at the sale in accordance with the provisions of the deed of trust and as permitted by section 9.604(a) of the Texas Business and Commerce Code.

6. *Obligations Secured.* The deed of trust provides that it secures the payment of the indebtednesses and obligations therein described (collectively, the "Obligations") including but not limited to the promissory note in the original principal amount of \$30,907.56, executed by ERNEST NOWLIN, and payable to the

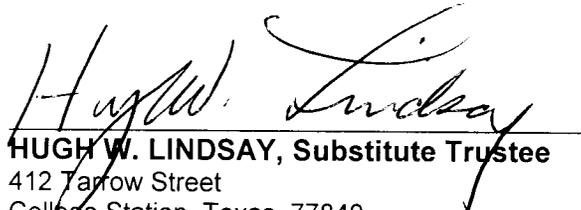
order of RICHARD PENA. RICHARD PENA is the current owner and holder of the Obligations and is the beneficiary under the deed of trust.

Questions concerning the sale may be directed to the undersigned.

7. *Default and Request to Act.* Default has occurred under the deed of trust, and the beneficiary has requested me, as substitute trustee, to conduct this sale. Notice is given that before the sale the beneficiary may appoint another person substitute trustee to conduct the sale.

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.

Dated: 7 JAN 2016


HUGH W. LINDSAY, Substitute Trustee
412 Tarrow Street
College Station, Texas 77840
Telephone: (979) 260-8734
Facsimile: (979) 260-8736
State Bar Number 12368500

09/05/2014 01:08:21
AS a
Trust for Real Estate (not a
trust)
7.00
LEGAL NUMBER 2014-1208144
OFF
LEGAL DESCRIPTION

Notice of Foreclosure Sale

THE FORECLOSURE IS SCHEDULED TO OCCUR ON FEBRUARY 2, 2016.

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.

1. *Property to Be Sold.* The property to be sold is described as follows:

BRYAN'S 1ST, BLOCK 11 & 12, LOT 10 (PT OF); and being more particularly described as Being two tracts of land being a part of Blocks Eleven (11) and Twelve (12) in BRYAN'S FIRST ADDITION to the City of Bryan, Brazos County, Texas, and described in the deed dated June 18, 1964, to Vincent J. DeLuke recorded in Volume 238, Page 71, Deed Records of Brazos County, Texas; more commonly known as 1220 North Texas Avenue, Bryan, Texas 77803 (Property ID No. 20380) and East 15th Street, Bryan, Texas 77803 (Property ID No. 366644).
2. *Instrument to be Foreclosed.* The instrument to be foreclosed is the Deed of Trust (Deed of Trust) recorded in Document No. 2014-1208144 of the real property records of Brazos County, Texas.
3. *Date, Time, and Place of Sale.* The sale is scheduled to be held at the following date, time, and place:

Date: February 2, 2016.

Time: The sale will begin no earlier than 10:00 a.m. or no later than three hours thereafter. The sale will be completed by no later than 4:00 p.m.

Place: Commons area in Brazos County courthouse (first floor of courthouse, adjacent to county clerk's office) or as otherwise designated by County Commissioner.
4. *Terms of Sale.* The sale will be conducted as a public auction to the highest bidder for cash, subject to the provisions of the Deed of Trust permitting the beneficiary thereunder

to have the bid credited to the note up to the amount of the unpaid debt secured by the Deed of Trust at the time of sale.

Those desiring to purchase the property will need to demonstrate their ability to pay their bid immediately in cash if their bid is accepted.

The sale will be made expressly subject to any title matters set forth in the Deed of Trust, but prospective bidders are reminded that by law the 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 Deed of Trust. The sale shall not cover any part of the property that has been released of public record from the lien of the Deed of Trust. 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 in "as is, where is" condition, without any express or implied warranties, except as to the warranties of title (if any) provided for under the Deed of Trust. Prospective bidders are advised to conduct an independent investigation of the nature and physical condition of the property.

Pursuant to section 51.0075 of the Texas Property Code, the Trustee or any Substitute Trustee reserves the right to set further reasonable conditions for conducting the sale. Any such further conditions shall be announced before bidding is opened for the first sale of the day held by the Trustee or any Substitute Trustee.

5. *Type of Sale.* The sale is a nonjudicial foreclosure sale pursuant to Section 51.002, Texas Property Code and the power of sale granted by the Deed of Trust executed by Ethelbert O. Opara.

6. *Obligations Secured.* The Deed of Trust provides that it secures the payment of the indebtednesses and obligations therein described (collectively, the "Obligations") including but not limited to (a) the Note in the original principal amount of \$41,500.00, executed by Ethelbert O. Opara, and payable to the order of Mack Brooks, LLC; (b) all renewals and extensions of the Note; and (c) any and all present and future indebtednesses of Ethelbert O. Opara to Mack Brooks, LLC. Mack Brooks, LLC is the current owner and holder of the Obligations and is the beneficiary under the Deed of Trust.

Questions concerning the sale may be directed to Nikolaos P. Stavros or Lindsey Kelly at 3624 N. Hills Drive, Suite B-100, Austin, Texas 78731.

7. *Default and Request to Act.* Default has occurred under the Deed of Trust, and the beneficiary has requested me, as substitute trustee, to conduct this sale. Notice is given that before the sale the beneficiary may appoint another person substitute trustee to conduct the sale.

Dated: January 16, 2016


Kathleen Cline, Nikolaos P. Stavros, Lindsey
Kelly, Michelle Brown, Daniel Andrews, or John
Daves

3624 North Hills Dr., Suite B-100

Austin, TX 78731

Telephone: (512) 346-6011

Fax: (512) 346-6005

AFTER RECORDING RETURN TO:

Stavros & Kelly, PLLC

3624 North Hills Dr., Suite B-100

Austin, TX 78731

Tel: (512) 346-6011

Fax: (512) 346-6005

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

WHEREAS, on the 13th day of January, 2006, Michael Lapp and Jessica Lapp (collectively the "Grantor"), executed a Deed of Trust conveying to Cully Lipsey, Trustee, the Property hereinafter described, to secure Miles Green, Jr. and Janet L. Green in payment of the indebtedness therein described, said Deed of Trust was duly recorded in the Official Public Records of Real Property of Brazos County, Texas; and

WHEREAS, the Note and Deed of Trust were assigned to Texas Funding Corporation; and

WHEREAS, Texas Funding Corporation is the owner and holder of the Note secured by the Deed of Trust and has appointed the undersigned as Substitute Trustee under the Deed of Trust in the manner authorized by the Deed of Trust; and

WHEREAS, default has occurred in the payment of said indebtedness, and the same is now wholly due, and the owner and holder of said debt has requested the undersigned to sell the Property to satisfy said indebtedness;

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on Tuesday, the 2nd day of February, 2016, between the hours of 1:00 P.M. and 4:00 P.M., I will sell the Property to the highest bidder for cash, at the Brazos County Administration Office, where the Commissioners Court has designated such sales to take place. The building is located at 200 South Texas Avenue, Bryan, Texas 77803.

Said Property is described as follows:

1. BEING ALL THAT CERTAIN TRACT OR PARCEL OF LAND, LYING AND BEING SITUATED IN THE H.R. CARTMELL SURVEY, A-88, BRAZOS COUNTY, TEXAS AND BEING PART OF THAT TRACT (CALLED 2.6597 ACRES) CONVEYED TO SATTLAR CHAUDREY BY GHK INVESTMENTS, INC., RECORDED IN VOLUME 2580, PAGE 273, OFFICIAL RECORDS OF BRAZOS COUNTY, TEXAS AND BEING MORE PARTICULARLY DESCRIBED IN EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN.
2. ALL INTEREST OF GRANTOR IN AND TO THE IMPROVEMENTS NOW OR HEREAFTER ERECTED ON THE PROPERTY AS MORE SPECIFICALLY SET FORTH IN THE ABOVE REFERENCED DEED OF TRUST.

Witness my hand this the 11th day of January, 2016.

Address of Substitute Trustee:
Foreclosure Services, LLC
8101 Boat Club Road, Suite 320
Fort Worth, Texas 76179

Return to:
Texas Funding Corporation
P.O. Box 19562
Houston, TX 77224

By: Shaion St. Pierre
Shaion St. Pierre, Substitute Trustee

EXHIBIT "A"

Being all that certain tract or parcel of land, lying and being situated in the H. R. Cartmell Survey, A-88, Brazos County, Texas and being a part of that tract (called 2.6597 acres) conveyed to Sattlar Chaudrey by GHK Investments, Inc., recorded in Volume 2580, Page 273, Official Records of Brazos County, Texas and being described as follows:

COMMENCING at a fence corner x-tie found at the most southerly common corner of this tract and the Fiveland, Inc. tract (1056/153), same being the northwest right-of-way line of State Highway 21;

THENCE N 45° 34' 18" W - 81.33 feet along the common line between this tract and said Fiveland, Inc. tract to a 1/2" iron rod set for the PLACE OF BEGINNING;

THENCE N 45° 34' 18" W - 335.82 feet continuing along said common line to a fence corner x-tie found at the most westerly common corner of this tract and the Sheila M. Habarta 158.5 acre tract (801/15);

THENCE N 43° 56' 23" E - 323.01 feet along the common line between this tract and said Habarta tract to fence corner x-tie found at an ell corner of said tracts;

THENCE S 46° 34' 57" E - 337.87 feet continuing along said common line to a 6" corner post found at the most easterly common corner of this tract and the said Scott Harrison 1.0 acre tract (275/579);

THENCE S 44° 17' 48" W - 245.00 feet along the common line between this tract and said Harrison tract to a 1/2" iron rod w/cap set at the most westerly common corner of said tracts;

THENCE S 44° 13' 16" E - 78.00 feet continuing along said common line to a 1/2" iron rod w/cap set at the most southerly common corner of said tracts; same being in said Highway 21 line;

THENCE S 44° 22' 56" W - 11.24 feet and S 37° 05' 13" W - 3.80 feet along said Highway 21 line to a 1/2" iron rod with cap set for corner;

THENCE N 44° 13' 16" W - 78.46 feet to a 1/2" iron rod set for corner;

THENCE S 44° 17' 48" W - 68.96 feet to the PLACE OF BEGINNING; and containing 2.55 acres of land, more or less.

Filed for Record at
BRAZOS COUNTY
On Jan 18-2010 at 10:43

Book
Page

Deborah Sattlar 009171

Agent 38309

Record Number - 180403

Book
Page

STATE OF TEXAS
I hereby certify that this instrument was filed in the date and in the office and was not previously recorded in the public records of the official public records of
BRAZOS COUNTY

BRAZOS COUNTY

By: _____

Jan 18-2010

HONORABLE TERRY JOHNSON, COUNTY CLERK
BRAZOS COUNTY, TEXAS

COPY Notice of Foreclosure Sale

December 29, 2015

1. *Property To Be Sold:* Lot One (1), Block Six (6), Park Forest Addition Phase Three, City of Bryan, according to the plat thereof recorded in Volume 610, Page 283, of the Official Records of Brazos County, Texas

2. *Instrument To Be Foreclosed:*

Deed of Trust and Security Agreement ("Deed of Trust"):

Dated: February 20, 2009

Grantor: OHR Center, Inc.

Trustee: Steven D. Harper

Lender: Brazos Valley Bank, N.A. (American Momentum Bank is the successor in interest to Brazos Valley Bank, N.A.)

Recorded in: Volume 8971, Page 56 of the Official Records of Brazos County, Texas being in renewal and extension of Deed of Trust recorded in Volume 2825, Page 227 of the Official Records of Brazos County, Texas

Secures: Promissory Note ("Note") in the original principal amount of \$150,617.00, executed by Michael T. Bush, President of OHR Center, Inc. ("Borrower") and payable to the order of Lender and all other indebtedness of Borrower to Lender

Modifications and Renewals: Modification, Rearrangement and/or Extension Agreement (Promissory Note and Lien) dated April 17, 2014, but effective as of February 20, 2014, recorded in Volume 11962, Page 42, of the Official Records of Brazos County, Texas; and, Modification, Rearrangement and/or Extension Agreement (Promissory Note and Lien) dated May 15, 2015, but effective as of February 20, 2015, recorded in Volume 12695, Page 48 of the Official Records of Brazos County, Texas (as used herein, the terms "Note" and "Deed of Trust" mean the Note and Deed of Trust as so modified, renewed, and/or extended)

Guaranty: The Note and all other indebtedness of Borrower to Lender is guaranteed by a Modification, Rearrangement and/or Extension

Agreement (Promissory Note and Lien) dated May 15, 2015, but effective as of February 20, 2015, and executed by Michael T. Bush in favor of American Momentum Bank

Substitute Trustee: Julius C. Dunlap

Substitute Trustee's
Address: 1119 East Villa Maria Road, Bryan, Texas, 77802

3. *Foreclosure Sale:*

Date: Tuesday, February 2, 2016

Time: The sale of the Property will be held between the hours of 10:00 A.M. and 4:00 P.M. local time; the earliest time at which the Foreclosure Sale will begin is 10:00 A.M.

Place: Brazos County Administration Building, 200 S. Texas Ave., Bryan, Texas 77803 - as designated by the Brazos County Commissioners Court pursuant to Section 51.002 of the Texas Property Code as the place where the foreclosure sales are to take place, or if no place is designated by the Commissioners Court, the sale will be conducted in the place where the Notice of Trustee's Sale was posted

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 American Momentum Bank's bid may be by credit against the indebtedness secured by the lien of the Deed of Trust.

Default has occurred in the payment of the Note and in the performance of the obligations of the Deed of Trust. Because of that default, American Momentum Bank, the current owner and holder of the Note, has requested Substitute Trustee to sell the Property.

The Deed of Trust may encumber both real and personal property. Formal notice is hereby given of American Momentum Bank's election to proceed against and sell both the real property and any personal property described in the Deed of Trust in accordance with American Momentum Bank's rights and remedies under the Deed of Trust and section 9.604(a) of the Texas Business and Commerce Code.

Therefore, notice is given that on and at the Date, Time, and Place for the Foreclosure Sale described above, Substitute Trustee will sell the Property in accordance with the Terms of Sale described above, the Deed of Trust, and applicable Texas law.

If American Momentum Bank 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 Deed of Trust and the Texas Property Code.

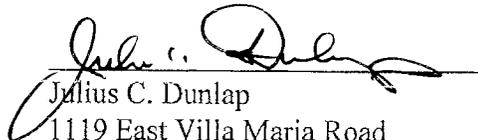
The Foreclosure Sale will be made expressly subject to any title matters set forth in the Deed of Trust, but prospective bidders are reminded that by law the Foreclosure Sale will necessarily be made subject to all prior matters of record affecting the Property, if any, to the extent that they remain in force and effect and have not been subordinated to the Deed of Trust. For the avoidance of doubt, the Foreclosure Sale will not cover any part of the Property that has been released of public record from the lien and/or security interest of the Deed of Trust by American Momentum Bank. 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, except as to the warranties (if any) provided for under the Deed of Trust. 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, Substitute 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 Substitute 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 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.


Julius C. Dunlap
1119 East Villa Maria Road
Bryan, Texas, 77802
979-599-9341

Notice of Foreclosure Sale

COPY

December 29, 2015

1. *Property To Be Sold:* Lot One, Block Six (6), Park Forest Addition Phase Three, City of Bryan, according to the plat thereof recorded in Volume 610, Page 283, of the Official Records of Brazos County, Texas

2. *Instrument To Be Foreclosed:*

Deed of Trust and Security Agreement ("Deed of Trust"):

Dated: May 13, 2015

Grantor: OHR Center, Inc.

Trustee: Julius C. Dunlap

Lender: American Momentum Bank

Recorded in: Volume 12695, Page 41 of the Official Records of Brazos County, Texas

Legal Description: Lot One (1), Block Six (6), Park Forest Addition, Phase Three, City of Bryan, according to plat thereof recorded in Volume 610, Page 283 of the Official Records of Brazos County, Texas

Secures: Promissory Note ("Note") in the original principal amount of \$9,220.15, executed by OHR Center, Inc. ("Borrower") and payable to the order of Lender and all other indebtedness of Borrower to Lender

3. *Foreclosure Sale:*

Date: Tuesday, February 2, 2016

Time: The sale of the Property will be held between the hours of 10:00 A.M. and 4:00 P.M. local time; the earliest time at which the Foreclosure Sale will begin is 10:00 A.M.

Place: Brazos County Administration Building, 200 S. Texas Ave., Bryan, Texas 77803 - as designated by the Brazos County Commissioners Court pursuant to Section 51.002 of the Texas Property Code as the place where the foreclosure sales are to take place, or if no place is designated by the Commissioners Court, the

sale will be conducted in the place where the Notice of Trustee's Sale was posted

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 American Momentum Bank's bid may be by credit against the indebtedness secured by the lien of the Deed of Trust.

Default has occurred in the payment of the Note and in the performance of the obligations of the Deed of Trust. Because of that default, American Momentum Bank, the owner and holder of the Note, has requested Trustee to sell the Property.

The Deed of Trust may encumber both real and personal property. Formal notice is hereby given of American Momentum Bank's election to proceed against and sell both the real property and any personal property described in the Deed of Trust in accordance with American Momentum Bank's rights and remedies under the Deed of Trust and section 9.604(a) of the Texas Business and Commerce Code.

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 Deed of Trust, and applicable Texas law.

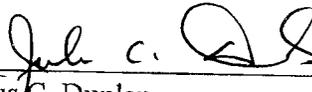
If American Momentum Bank passes the Foreclosure Sale, notice of the date of any rescheduled foreclosure sale will be reposted and refiled in accordance with the posting and filing requirements of the Deed of Trust and the Texas Property Code.

The Foreclosure Sale will be made expressly subject to any title matters set forth in the Deed of Trust, but 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 Deed of Trust. For the avoidance of doubt, the Foreclosure Sale will not cover any part of the Property that has been released of public record from the lien and/or security interest of the Deed of Trust by American Momentum Bank. 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, except as to the warranties (if any) provided for under the Deed of Trust. 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.



Julius C. Dunlap
119 East Villa Maria Road
Bryan, Texas 77802
979-599-9341

NOTICE OF TRUSTEE'S SALE

On: Jan 12, 2016 at 02:24r

DATE: January 12, 2016

As a
First (or Real Estate Note)

PROMISSORY NOTE: Promissory Note described as:

Date:	November 29, 2006	Amount	2.00
Maker:	Astin Redevelopment Group, LLC f/k/a Astin Redevelopment, L.P.	Receipt number -	504753
Original Payee:	Lubbock National Bank dba Commerce National Bank and City Bank	By:	Amber Noehman
Principal Amount:	\$14,850,036.00		
Current Holder:	City Bank		

As modified from time to time including most recently by that certain Loan Modification Agreement dated April 10, 2014, to be effective as of November 26, 2013, by Maker in favor of Payee, and recorded at Volume 12940, Page 197 of the Official Public Records of Brazos County, Texas.

DEED OF TRUST: Deed of Trust, Security Agreement, and Assignment of Rents described as:

Date:	November 29, 2006
Grantor:	Astin Building Redevelopment Group, L.P.
Trustee:	Thomas H. Aughinbaugh, III
Original Beneficiary:	Lubbock National Bank dba Commerce National Bank and City Bank
Recording Information:	Recorded in/under Instrument #00947506, Volume 7707, Page 232, Official Public Records of Brazos County, Texas
Current Beneficiary:	City Bank

As assigned to City Bank as the sole beneficiary of the Deed of Trust by that certain Assignment from Lubbock National Bank dba Commerce National Bank to City Bank dated November 26, 2010 and recorded at Volume 9944, Page 265, Official Public Records of Brazos County, Texas

LENDER: City Bank

BORROWER: Astin Redevelopment Group, LLC f/k/a
Astin Redevelopment, LP

Property: See Exhibit A attached

Trustee:	Thomas H. Aughinbaugh, III
Trustee's Mailing Address:	1221 University Drive College Station, Texas 77840

Substitute Trustee:	Jonathan Voight
Substitute Trustee's Mailing Address:	1409 University Drive East College Station, Texas 77840

OR

Substitute Trustee: Michael Hicks, M. Andrew Stewart or Brad Odell
Substitute Trustee's Mailing Address: 1500 Broadway, Suite 700
Lubbock, Texas 79401

DATE AND TIME OF TRUSTEE'S SALE OF PROPERTY:

February 2, 2016, being the first Tuesday of the month, to commence at 10:00 AM, or within three hours thereafter.

PLACE OF TRUSTEE'S SALE OF PROPERTY:

In the atrium of the Brazos County Administration Building, 200 South Texas, Bryan, Texas, or other such location as designated by the County Commissioners of Brazos County, Texas.

Default has occurred in the performance of certain obligations under the Note and the Credit Agreement of even date therewith by Borrower to Lender as well as certain obligations of the Deed of Trust and of the Loan Modification Agreement dated April 10, 2014, to be effective as of November 26, 2013, by Maker in favor of Payee, and recorded at Volume 12940, Page 197 of the Official Public Records of Brazos County, Texas (the "Loan Modification Agreement"), all of which secure the Promissory Note. As such, Lender has accelerated the balance due and owing on the Note, as modified by the Loan Modification Agreement, and because of such default, Lender, the owner and holder of the Promissory Note and Loan Modification Agreement, and the sole beneficiary of the Deed of Trust, has requested the Substitute Trustee to sell the Property in accordance with the terms of the Deed of Trust and applicable law.

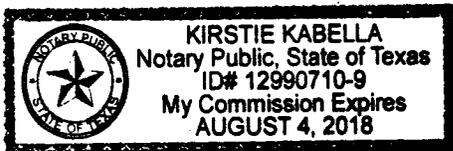
Therefore, notice is given that on the Date and Time of Trustee's Sale of Property and at the Place of Trustee's Sale of Property, the Substitute Trustee or such other trustee as Lender may subsequently appoint, will sell the Property by public sale to the highest bidder for cash, in accordance with the Deed of Trust and applicable law. The sale and conveyance of the Property will be subject to all matters of record applicable to the Property which are superior to the Deed of Trust. Substitute Trustee has not made and will not make any covenants, warranties, or representations concerning the Property other than providing the successful bidder at the sale with a deed to the Property containing any warranties of title required by the Deed of Trust. The Property shall be sold "AS IS, WHERE IS", and WITH ALL FAULTS.


Jonathan Voight, Substitute Trustee

ACKNOWLEDGMENT

STATE OF TEXAS)
)
COUNTY OF BRAZOS)

This instrument was acknowledged before me on January 12, 2016, by Jonathan Voight, Substitute Trustee.




Notary Public, State of Texas

EXHIBIT "A"

Tract One:

Being all of that certain tract or parcel of land, lying and being situated in the City of Bryan, Brazos County, Texas, and being the South 1/2 of Lot 1, Block 257, City of Bryan, according to a map in common use recorded in Volume "H", Page 721, Deed Records of Brazos County, Texas and being described as follows:

BEGINNING; at the intersection of the west right-of-way line of N. Main Street and the north right-of-way line of 26th Street;

THENCE: N 85° 15' 03" W - 100.00 feet along said 26th Street line to the intersection of said 26th Street line and the east right-of-way line of Bryan Avenue;

THENCE: N 4° 44' 57" E - 25.00 feet along said Bryan Avenue line and corner, same being in the end of a party wall, same declared the property line in a party wall agreement recorded ("O"7405);

THENCE: S 85° 15' 03" E - 100.00 feet along the common line between this tract and the Brazos Varisco Estate tract according to said Party Wall Agreement and corner in said N. Main Street line;

THENCE: S 4° 44' 57" W - 25.00 feet along said N. Main Street line to the PLACE OF BEGINNING; and containing 0.08 acres of land, more or less.

1451 CEDARCREST LANE
BRYAN, TX 77803

Filed for Recording at
Brazos County

00000005703830

NOTICE OF [SUBSTITUTE] TRUSTEE'S SALE

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.

1. **Date, Time, and Place of Sale.**

Date: February 02, 2016

Time: The sale will begin at 11:00AM or not later than three hours after that time.

Place: THE ATRIUM ON THE FIRST FLOOR OF THE COUNTY ADMINISTRATION BUILDING (200 SOUTH TEXAS AVENUE, BRYAN, TEXAS) OR AS DESIGNATED BY THE COUNTY COMMISSIONERS or as designated by the county commissioners.

2. **Terms of Sale.** Cash.

3. **Instrument to be Foreclosed.** The Instrument to be foreclosed is the Deed of Trust or Contract Lien dated August 19, 2014 and recorded in Document VOLUME 12232, PAGE 110 real property records of BRAZOS County, Texas, with SUSAN R MARTIN AND JOHN T MARTIN, grantor(s) and WELLS FARGO BANK, N.A., mortgagee.

4. **Obligations Secured.** Deed of Trust or Contract Lien executed by SUSAN R MARTIN AND JOHN T MARTIN, securing the payment of the indebtednesses in the original principal amount of \$65,621.00, and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. WELLS FARGO BANK, N.A. is the current mortgagee of the note and Deed of Trust or Contract Lien.

5. **Property to Be Sold.** The property to be sold is described in the attached Exhibit A.

6. **Mortgage Servicer Information.** The Mortgage Servicer is authorized to represent the Mortgagee by virtue of a servicing agreement with the Mortgagee. Pursuant to the Servicing Agreement and Texas Property Code § 51.0025, the Mortgage Servicer is authorized to collect the debt and to administer any resulting foreclosure of the lien securing the Property referenced above. WELLS FARGO BANK, N.A., as Mortgage Servicer, is representing the current mortgagee, whose address is:

c/o WELLS FARGO BANK, N.A.
3476 STATEVIEW BLVD.
FORT MILL, SC 29715

 For

PETE FLOREZ, SHARON ST. PIERRE, SPERYL LAMONT, HARRIETT FLETCHER, DAVID SIMS, ROBERT LAMONT, EVAN PRESS, KRISTOPHER HOLUB, PATRICK ZWIERS, EVAN PRESS, JACK BURNS II, AARTI PATEL, WAYNE WHEAT, WES WHEAT, LEB KEMP, TRACI YEAMAN, OR VINCE ROSS
Substitute Trustee

c/o BARRETT DAFFIN FRAPPIER TURNER & ENGEL, LLP
15000 Surveyor Boulevard, Suite 100
Addison, Texas 75001

Certificate of Posting

My name is _____, and my address is c/o 15000 Surveyor Boulevard, Suite 100, Addison, Texas 75001. I declare under penalty of perjury that on _____ I filed at the office of the BRAZOS County Clerk and caused to be posted at the BRAZOS County courthouse this notice of sale.

Declarants Name: _____
Date: _____



NOS0000005703830

EXHIBIT "A"

LOT ONE (1), BLOCK TWO (2), CEDAR CREST SUBDIVISION PHASE TWO, CITY OF BRYAN, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 3430, PAGE 47 OF THE OFFICIAL RECORDS OF BRAZOS COUNTY, TEXAS.



NOS0000005703830

4509 SUTTON COURT
BRYAN, TX 77802

00000005697321

NOTICE OF [SUBSTITUTE] TRUSTEE'S SALE

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.

1. **Date, Time, and Place of Sale.**

Date: February 02, 2016

Time: The sale will begin at 11:00AM or not later than three hours after that time.

Place THE ATRIUM ON THE FIRST FLOOR OF THE COUNTY ADMINISTRATION BUILDING (200 SOUTH TEXAS AVENUE, BRYAN, TEXAS) OR AS DESIGNATED BY THE COUNTY COMMISSIONERS or as designated by the county commissioners.

2. **Terms of Sale.** Cash.

3. **Instrument to be Foreclosed.** The Instrument to be foreclosed is the Deed of Trust or Contract Lien dated March 10, 2004 and recorded in Document VOLUME 5918, PAGE 13 real property records of BRAZOS County, Texas, with KELLYE CUMPTON STONE, grantor(s) and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS") AS NOMINEE, mortgagee.

4. **Obligations Secured.** Deed of Trust or Contract Lien executed by KELLYE CUMPTON STONE, securing the payment of the indebtednesses in the original principal amount of \$71,202.00, and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. WELLS FARGO BANK, N.A. is the current mortgagee of the note and Deed of Trust or Contract Lien.

5. **Property to Be Sold.** The property to be sold is described in the attached Exhibit A.

6. **Mortgage Servicer Information.** The Mortgage Servicer is authorized to represent the Mortgagee by virtue of a servicing agreement with the Mortgagee. Pursuant to the Servicing Agreement and Texas Property Code § 51.0025, the Mortgage Servicer is authorized to collect the debt and to administer any resulting foreclosure of the lien securing the Property referenced above. WELLS FARGO BANK, N.A., as Mortgage Servicer, is representing the current mortgagee, whose address is:

c/o WELLS FARGO BANK, N.A.
3476 STATEVIEW BLVD
FORT MILL, SC 29715

 For

PETE FLOREZ, SHARON ST. PIERRE, SHERYL LAMONT, HARRIETT FLETCHER, DAVID SIMS, ROBERT LAMONT, EVAN PRESS, KRISTOPHER HOLUB, PATRICK ZWIERS, EVAN PRESS, JACK BURNS II, AARTI PATEL, WAYNE WHEAT, WES WHEAT, LEB KEMP, TRACI YEAMAN, OR VINCE ROSS

Substitute Trustee
c/o BARRETT DAFFIN FRAPPIER TURNER & ENGEL, LLP
15000 Surveyor Boulevard, Suite 100
Addison, Texas 75001

Certificate of Posting

My name is _____, and my address is c/o 15000 Surveyor Boulevard, Suite 100, Addison, Texas 75001. I declare under penalty of perjury that on _____ I filed at the office of the BRAZOS County Clerk and caused to be posted at the BRAZOS County courthouse this notice of sale.

Declarants Name: _____
Date: _____



NOS00000005697321

EXHIBIT "A"

LOT TWENTY- FOUR (24), BLOCK TEN (10), WHEELER RIDGE PHASE FIVE, CITY OF BRYAN, ACCORDING TO PLAT THEREOF RECORDED IN VOLUME 590, PAGE 259 OF THE DEED RECORDS OF BRAZOS COUNTY, TEXAS.



1725 HARVEY MITCHELL PKWY #223
COLLEGE STATION, TX 77840

000000005657044

NOTICE OF [SUBSTITUTE] TRUSTEE'S SALE

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.

1. Date, Time, and Place of Sale.

Date: February 02, 2016

Time: The sale will begin at 10:00AM or not later than three hours after that time.

Place THE ATRIUM ON THE FIRST FLOOR OF THE COUNTY ADMINISTRATION BUILDING (200 SOUTH TEXAS AVENUE, BRYAN, TEXAS) OR AS DESIGNATED BY THE COUNTY COMMISSIONERS or as designated by the county commissioners.

2. Terms of Sale. Cash.

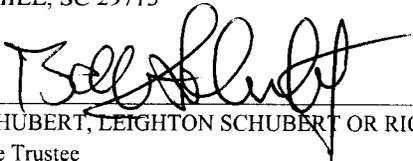
3. Instrument to be Foreclosed. The Instrument to be foreclosed is the Deed of Trust or Contract Lien dated May 05, 2008 and recorded in Document VOLUME 8593, PAGE 63 real property records of BRAZOS County, Texas, with DARRELL W DOUGLAS, grantor(s) and THE NATIONAL BANK OF GEORGIA, mortgagee.

4. Obligations Secured. Deed of Trust or Contract Lien executed by DARRELL W DOUGLAS, securing the payment of the indebtednesses in the original principal amount of \$165,500.00, and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. WELLS FARGO BANK, N.A. is the current mortgagee of the note and Deed of Trust or Contract Lien.

5. Property to Be Sold. The property to be sold is described in the attached Exhibit A.

6. Mortgage Servicer Information. The Mortgage Servicer is authorized to represent the Mortgagee by virtue of a servicing agreement with the Mortgagee. Pursuant to the Servicing Agreement and Texas Property Code § 51.0025, the Mortgage Servicer is authorized to collect the debt and to administer any resulting foreclosure of the lien securing the Property referenced above. WELLS FARGO BANK, N.A., as Mortgage Servicer, is representing the current mortgagee, whose address is:

c/o WELLS FARGO BANK, N.A.
3476 STATEVIEW BLVD
FORT MILL, SC 29715



BOB SCHUBERT, LEIGHTON SCHUBERT OR RICKIE SALCIDO
Substitute Trustee

c/o BARRETT DAFFIN FRAPPIER TURNER & ENGEL, LLP
15000 Surveyor Boulevard, Suite 100
Addison, Texas 75001

Certificate of Posting

My name is _____, and my address is c/o 15000 Surveyor Boulevard, Suite 100, Addison, Texas 75001.
I declare under penalty of perjury that on _____ I filed at the office of the BRAZOS County Clerk and caused to be posted at the BRAZOS County courthouse this notice of sale.

Declarants Name: _____
Date: _____



NOS0000005657044

EXHIBIT "A"

TRACT ONE: FEE SIMPLE

UNIT TWO M (2M), BUILDING TWO (2), THE WOODLANDS OF COLLEGE STATION RESIDENTIAL SUB-CONDOMINIUMS, A CONDOMINIUM PROJECT IN COLLEGE STATION, BRAZOS COUNTY, TEXAS, TOGETHER WITH THE LIMITED COMMON ELEMENTS, AND AN UNDIVIDED INTEREST IN AND TO THE GENERAL COMMON ELEMENTS, AS SAME ARE DEFINED IN THE MASTER CONDOMINIUM DECLARATION THEREOF, IN VOLUME 8145, PAGE 143; THE SUBORDINATE CONDOMINIUM DECLARATION, IN VOLUME 8146, PAGE 1; THE FIRST AMENDMENT TO SUBORDINATE DECLARATION OF CONDOMINIUM REGIME IN VOLUME 8152, PAGE 60; THE SECOND AMENDMENT TO SUBORDINATE DECLARATION OF CONDOMINIUM REGIME IN VOLUME 8158, PAGE 195 AND THE THIRD AMENDMENT TO SUBORDINATE DECLARATION OF CONDOMINIUM REGIME IN VOLUME 8413, PAGE 173; AND THE PARTIAL ASSIGNMENTS OF DECLARANT'S RIGHTS IN VOLUME 8382, PAGE 263, VOLUME 8382, PAGE 273 AND VOLUME 8382, PAGE 268, OF THE OFFICIAL RECORDS OF BRAZOS COUNTY, TEXAS.

TRACT TWO: EASEMENT

ACCESS EASEMENT RIGHTS UNDER THE TERMS, CONDITIONS AND STIPULATIONS AS CREATED IN THE DECLARATION OF COVENANTS, RESTRICTIONS AND EASEMENTS DATED AUGUST 4, 2006 AND RECORDED IN VOLUME 7498, PAGE 255 OF THE OFFICIAL RECORDS OF BRAZOS COUNTY, TEXAS.



NOTICE OF [SUBSTITUTE] TRUSTEE'S SALE On: Dec 28, 2015 at 03:07P

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.

Posting Real Estate Notice
Amount 2.00
Receipt Number - 563740
By:
Lauren Reistino

1. **Date, Time, and Place of Sale.**

Date: February 02, 2016

Time: The sale will begin at 10:00AM or not later than three hours after that time.

Place THE ATRIUM ON THE FIRST FLOOR OF THE COUNTY ADMINISTRATION BUILDING (200 SOUTH TEXAS AVENUE, BRYAN, TEXAS) OR AS DESIGNATED BY THE COUNTY COMMISSIONERS or as designated by the county commissioners.

2. **Terms of Sale.** Cash.

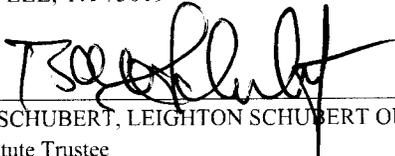
3. **Instrument to be Foreclosed.** The Instrument to be foreclosed is the Deed of Trust or Contract Lien dated October 02, 2006 and recorded in Document VOLUME 7621, PAGE 101 real property records of BRAZOS County, Texas, with JONATHAN NIETO AND SONIA NIETO, grantor(s) and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS") AS NOMINEE, mortgagee.

4. **Obligations Secured.** Deed of Trust or Contract Lien executed by JONATHAN NIETO AND SONIA NIETO, securing the payment of the indebtednesses in the original principal amount of \$144,430.00, and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. NATIONSTAR MORTGAGE LLC is the current mortgagee of the note and Deed of Trust or Contract Lien.

5. **Property to Be Sold.** The property to be sold is described in the attached Exhibit A.

6. **Mortgage Servicer Information.** The Mortgage Servicer is authorized to represent the Mortgagee by virtue of a servicing agreement with the Mortgagee. Pursuant to the Servicing Agreement and Texas Property Code § 51.0025, the Mortgage Servicer is authorized to collect the debt and to administer any resulting foreclosure of the lien securing the Property referenced above. NATIONSTAR MORTGAGE, LLC, as Mortgage Servicer, is representing the current mortgagee, whose address is:

c/o NATIONSTAR MORTGAGE, LLC
8950 CYPRESS WATERS BLVD.
COPPELL, TX 75019



BOB SCHUBERT, LEIGHTON SCHUBERT OR RICKIE SALCIDO
Substitute Trustee

c/o BARRETT DAFFIN FRAPPIER TURNER & ENGEL, LLP
15000 Surveyor Boulevard, Suite 100
Addison, Texas 75001

Certificate of Posting

My name is _____, and my address is c/o 15000 Surveyor Boulevard, Suite 100, Addison, Texas 75001.
I declare under penalty of perjury that on _____ I filed at the office of the BRAZOS County Clerk and caused to be posted at the BRAZOS County courthouse this notice of sale.

Declarants Name: _____
Date: _____



NOS0000005568936

EXHIBIT "A"

LOT TWENTY-FIVE (25), BLOCK EIGHT (8), WINDOVER EAST FOURTH INSTALLMENT, CITY OF BRYAN, ACCORDING TO PLAT THEREOF RECORDED IN VOLUME 597, PAGE 855 OF THE DEED RECORDS OF BRAZOS COUNTY, TEXAS.



Filed for Record in:
BRAZOS COUNTY

NOTICE OF ACCELERATION AND NOTICE OF TRUSTEE'S SALE

On: Nov 23, 2015 at 02:13P

DEED OF TRUST INFORMATION:

Date:	02/02/2012		As of
Grantor(s):	JEREMY MEJIAS, A SINGLE MAN		Posting Real Estate Notice
Original Mortgagee:	MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., SOLELY AS NOMINEE FOR WALLICK AND VOLK, INC., ITS SUCCESSORS AND ASSIGNS		Receipt Number - 561474
Original Principal:	\$170,270.00		By:
Recording Information:	Book 10520 Page 1 Instrument 01111454		Amber Boehlman
Property County:	Brazos		
Property:	ALL OF LOT TWELVE (12), BLOCK THREE (3), EL CAMINO REAL ESTATES, AN ADDITION IN BRAZOS COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 4905, PAGE 228 OF THE OFFICIAL PUBLIC RECORDS OF BRAZOS COUNTY, TEXAS		
Reported Address:	4445 CONQUISTADOR CIRCLE, BRYAN, TX 77807		

MORTGAGE SERVICING INFORMATION:

The Mortgage Servicer, if not the Current Mortgagee, is representing the Current Mortgagee pursuant to a Mortgage Servicing Agreement.

Current Mortgagee: JPMorgan Chase Bank, National Association
Mortgage Servicer: JPMorgan Chase Bank, N.A.
Current Beneficiary: JPMorgan Chase Bank, National Association
Mortgage Servicer Address: PO Box 1015238, Columbus, OH 43219

SALE INFORMATION:

Date of Sale: Tuesday, the 2nd day of February, 2016
Time of Sale: 11:00AM or within three hours thereafter.
Place of Sale: THE ATRIUM ON THE 1ST FLOOR OF THE COUNTY ADMINISTRATION BUILDING, 200 SOUTH TEXAS AVENUE, BRYAN, TEXAS in Brazos County, Texas, or, if the preceding area is no longer the designated area, at the area most recently designated by the Brazos County Commissioner's Court.

Substitute Trustee(s): Pete Florez, Sharon St. Pierre, Sheryl LaMont, Harriett Fletcher, David Sims, Robert LaMont, Evan Press, Kristopher Holub, Patrick Zwiars, Evan Press, Jack Burns II, Aarti Patel, Wayne Wheat, Wes Wheat, Leb Kemp, Traci Yeaman, Vince Ross, Cristina Camarata, Sammy Hooda, Michael Burns, Alexander Wolfe, Suzanne Suarez or Adam Womack, any to act

Substitute Trustee Address: 14841 Dallas Parkway, Suite 425, Dallas, TX 75254

WHEREAS, the above-named Grantor previously conveyed the above described property in trust to secure payment of the Note set forth in the above-described Deed of Trust; and

WHEREAS, a default under the Note and Deed of Trust was declared; such default was reported to not have been cured; and all sums secured by such Deed of Trust were declared to be immediately due and payable; and

WHEREAS, the original Trustee and any previously appointed Substitute Trustee has been removed and Pete Florez, Sharon St. Pierre, Sheryl LaMont, Harriett Fletcher, David Sims, Robert LaMont, Evan Press, Kristopher Holub, Patrick Zwiars, Evan Press, Jack Burns II, Aarti Patel, Wayne Wheat, Wes Wheat, Leb Kemp, Traci Yeaman, Vince Ross, Cristina Camarata, Sammy Hooda, Michael Burns, Alexander Wolfe, Suzanne Suarez or Adam Womack, any to act, have been appointed as Substitute Trustees and requested to sell the Property to satisfy the indebtedness; and

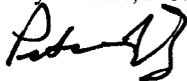
WHEREAS, the undersigned law firm has been requested to provide these notices on behalf of the Current Mortgagee, Mortgage Servicer and Substitute Trustees;

NOW, THEREFORE, NOTICE IS HEREBY GIVEN of the foregoing matters and that:

1. The maturity of the Note has been accelerated and all sums secured by the Deed of Trust have been declared to be immediately due and payable.
2. Pete Florez, Sharon St. Pierre, Sheryl LaMont, Harriett Fletcher, David Sims, Robert LaMont, Evan Press, Kristopher Holub, Patrick Zwiars, Evan Press, Jack Burns II, Aarti Patel, Wayne Wheat, Wes Wheat, Leb Kemp, Traci Yeaman, Vince Ross, Cristina Camarata, Sammy Hooda, Michael Burns, Alexander Wolfe, Suzanne Suarez or Adam Womack, any to act, as Substitute Trustee will sell the Property to the highest bidder for cash on the date, at the place, and no earlier than the time set forth above in the Sale Information section of this notice. The sale will begin within three hours after that time.
3. This sale shall be subject to any legal impediments to the sale of the Property and to any exceptions referenced in the Deed of Trust or appearing of record to the extent the same are still in effect and shall not cover any property that has been released from the lien of the Deed of Trust.
4. No warranties, express or implied, including but not limited to the implied warranties of merchantability and fitness for a particular purpose shall be conveyed at the sale, save and except the Grantor's warranties specifically authorized by the Grantor in the Deed of Trust. The property shall be offered "AS-IS", purchasers will buy the property "at the purchaser's own risk" and "at his peril", and no representation is made concerning the quality or nature of title to be acquired. Purchasers will receive whatever interest Grantor and Grantor's assigns have in the property, subject to any liens or interests of any kind that may survive the sale. Interested persons are encouraged to consult counsel of their choice prior to participating in the sale of the property.

Very truly yours,

Buckley Madole, P.C.



NOTICE OF ACCELERATION AND NOTICE OF TRUSTEE'S SALE

Filed for Record in:
BRAZOS COUNTY

On: Nov 23, 2015 at 02:33P

DEED OF TRUST INFORMATION:

Date: 06/12/2009
Grantor(s): LEVITA L. MARSHALL JOINED HEREIN PROFORMA BY HER HUSBAND MANNASER MARSHALL
Original Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., SOLELY AS NOMINEE FOR PRIMELENDING, A PLAINSCAPITAL COMPANY, ITS SUCCESSORS AND ASSIGNS
Original Principal: \$175,757.00
Recording Information: Book 9153 Page 105 Instrument 01031908
Property County: Brazos
Property:

As a

Postina Real Estate Notic

Instrument Number - 01031908

Record Number - 01031908

By

Amber Moeniman

Reported Address:

BEING ALL THAT CERTAIN LOT, TRACT OR PARCEL OF LAND LYING AND BEING SITUATED IN BRAZOS COUNTY, TEXAS AND BEING LOT NINETEEN (19), BLOCK THIRTY-FIVE (35), SHENANDOAH, PHASE 11, AN ADDITION TO THE CITY OF COLLEGE STATION, TEXAS, ACCORDING TO PLAT RECORDED IN VOLUME 8288, PAGE 82, OFFICIAL RECORDS OF BRAZOS COUNTY, TEXAS.
1104 HOPEWELL COURT, COLLEGE STATION, TX 77845-4099

MORTGAGE SERVICING INFORMATION:

The Mortgage Servicer, if not the Current Mortgagee, is representing the Current Mortgagee pursuant to a Mortgage Servicing Agreement.

Current Mortgagee: Wells Fargo Bank, NA
Mortgage Servicer: Wells Fargo Bank, N. A.
Current Beneficiary: Wells Fargo Bank, NA
Mortgage Servicer Address: 3476 Stateview Boulevard, Fort Mill, SC 29715

SALE INFORMATION:

Date of Sale: Tuesday, the 2nd day of February, 2016
Time of Sale: 11:00AM or within three hours thereafter.

Place of Sale: THE ATRIUM ON THE 1ST FLOOR OF THE COUNTY ADMINISTRATION BUILDING, 200 SOUTH TEXAS AVENUE, BRYAN, TEXAS in Brazos County, Texas, or, if the preceding area is no longer the designated area, at the area most recently designated by the Brazos County Commissioner's Court.

Substitute Trustee(s): Pete Florez, Zachary Florez, Orlando Rosas, Bobby Brown, Cristina Camarata, Sammy Hooda, Michael Burns, Alexander Wolfe, Suzanne Suarez or Adam Womack, any to act

Substitute Trustee Address: 14841 Dallas Parkway, Suite 425, Dallas, TX 75254

WHEREAS, the above-named Grantor previously conveyed the above described property in trust to secure payment of the Note set forth in the above-described Deed of Trust; and

WHEREAS, a default under the Note and Deed of Trust was declared; such default was reported to not have been cured; and all sums secured by such Deed of Trust were declared to be immediately due and payable; and

WHEREAS, the original Trustee and any previously appointed Substitute Trustee has been removed and Pete Florez, Zachary Florez, Orlando Rosas, Bobby Brown, Cristina Camarata, Sammy Hooda, Michael Burns, Alexander Wolfe, Suzanne Suarez or Adam Womack, any to act, have been appointed as Substitute Trustees and requested to sell the Property to satisfy the indebtedness; and

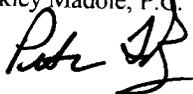
WHEREAS, the undersigned law firm has been requested to provide these notices on behalf of the Current Mortgagee, Mortgage Servicer and Substitute Trustees;

NOW, THEREFORE, NOTICE IS HEREBY GIVEN of the foregoing matters and that:

1. The maturity of the Note has been accelerated and all sums secured by the Deed of Trust have been declared to be immediately due and payable.
2. Pete Florez, Zachary Florez, Orlando Rosas, Bobby Brown, Cristina Camarata, Sammy Hooda, Michael Burns, Alexander Wolfe, Suzanne Suarez or Adam Womack, any to act, as Substitute Trustee will sell the Property to the highest bidder for cash on the date, at the place, and no earlier than the time set forth above in the Sale Information section of this notice. The sale will begin within three hours after that time.
3. This sale shall be subject to any legal impediments to the sale of the Property and to any exceptions referenced in the Deed of Trust or appearing of record to the extent the same are still in effect and shall not cover any property that has been released from the lien of the Deed of Trust.
4. No warranties, express or implied, including but not limited to the implied warranties of merchantability and fitness for a particular purpose shall be conveyed at the sale, save and except the Grantor's warranties specifically authorized by the Grantor in the Deed of Trust. The property shall be offered "AS-IS", purchasers will buy the property "at the purchaser's own risk" and "at his peril", and no representation is made concerning the quality or nature of title to be acquired. Purchasers will receive whatever interest Grantor and Grantor's assigns have in the property, subject to any liens or interests of any kind that may survive the sale. Interested persons are encouraged to consult counsel of their choice prior to participating in the sale of the property.

Very truly yours,

Buckley Madole, P.G.



NOTICE OF ACCELERATION AND NOTICE OF TRUSTEE'S SALE

On: Dec 14 2015 at 01:11P

As a
Posting Real Estate Notice

DEED OF TRUST INFORMATION:

Date: 08/07/2012

Grantor(s): JAMES BRUNSON, AN UNMARRIED MAN AND KARI FULTON, AN UNMARRIED WOMAN

Original Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., SOLELY AS NOMINEE FOR WALLICK AND VOLK, INC., ITS SUCCESSORS AND ASSIGNS

Original Principal: \$198,979.00

Recording Information: Book 10839 Page 138 Instrument 01129066

Property County: Brazos

Property: LOT FOUR (4), BLOCK ONE (1), FAWN LAKES ESTATES, BRAZOS COUNTY, ACCORDING TO PLAT THEREOF RECORDED IN VOLUME 770, PAGE 85, OF THE OFFICIAL RECORDS OF BRAZOS COUNTY, TEXAS.

Reported Address: 5606 DILLY SHAW TAP ROAD, BRYAN, TX 77808

MORTGAGE SERVICING INFORMATION:

The Mortgage Servicer, if not the Current Mortgagee, is representing the Current Mortgagee pursuant to a Mortgage Servicing Agreement.

Current Mortgagee: JPMorgan Chase Bank, National Association

Mortgage Servicer: JPMorgan Chase Bank, N.A.

Current Beneficiary: JPMorgan Chase Bank, National Association

Mortgage Servicer Address: PO Box 1015238, Columbus, OH 43219

SALE INFORMATION:

Date of Sale: Tuesday, the 2nd day of February, 2016

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Place of Sale: THE ATRIUM ON THE 1ST FLOOR OF THE COUNTY ADMINISTRATION BUILDING, 200 SOUTH TEXAS AVENUE, BRYAN, TEXAS in Brazos County, Texas, or, if the preceding area is no longer the designated area, at the area most recently designated by the Brazos County Commissioner's Court.

Substitute Trustee(s): Pete Florez, Zachary Florez, Orlando Rosas, Bobby Brown, Cristina Camarata, Sammy Hooda, Michael Burns, Alexander Wolfe, Suzanne Suarez or Adam Womack, any to act

Substitute Trustee Address: 14841 Dallas Parkway, Suite 425, Dallas, TX 75254

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WHEREAS, the undersigned law firm has been requested to provide these notices on behalf of the Current Mortgagee, Mortgage Servicer and Substitute Trustees;

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1. The maturity of the Note has been accelerated and all sums secured by the Deed of Trust have been declared to be immediately due and payable.
2. Pete Florez, Zachary Florez, Orlando Rosas, Bobby Brown, Cristina Camarata, Sammy Hooda, Michael Burns, Alexander Wolfe, Suzanne Suarez or Adam Womack, any to act, as Substitute Trustee will sell the Property to the highest bidder for cash on the date, at the place, and no earlier than the time set forth above in the Sale Information section of this notice. The sale will begin within three hours after that time.
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Very truly yours,

Buckley Madole, P.C.
