

18-01526
510 ASH ST., BRYAN, TX 77803

FILED

NOTICE OF FORECLOSURE SALE

- Property: The Property to be sold is described as follows:
SEE EXHIBIT "A"
- Security Instrument: Deed of Trust dated July 28, 2017 and recorded on August 3, 2017 at Instrument Number 2017-1305208 in the real property records of BRAZOS County, Texas, which contains a power of sale. Correction Affidavit recorded on August 15, 2017 at Instrument Number 2017-1306442 to add omitted legal description.
- Sale Information: August 6, 2019, at 11:00 AM, or not later than three hours thereafter, at the atrium on the first floor of the County Administration Building located at 200 South Texas Avenue, Bryan, Texas, or as designated by the County Commissioners Court.
- Terms of Sale: Public auction to highest bidder for cash. In accordance with Texas Property Code section 51.009, the Property will be sold as is, without any expressed or implied warranties, except as to warranties of title, and will be acquired by the purchaser at its own risk. In accordance with Texas Property Code section 51.0075, the substitute trustee reserves the right to set additional, reasonable conditions for conducting the sale and will announce the conditions before bidding is opened for the first sale of the day held by the substitute trustee.
- Obligation Secured: The Deed of Trust executed by ALICIA RAQUEL MOTA AND AGUSTIN ALEJANDRO RAMIREZ secures the repayment of a Note dated July 28, 2017 in the amount of \$137,464.00. FREEDOM MORTGAGE CORPORATION, whose address is c/o Freedom Mortgage Corporation, 907 Pleasant Valley Avenue, Suite 3, Mt. Laurel, NJ 08054, is the current mortgagee of the Deed of Trust and Note and Freedom Mortgage Corporation is the current mortgage servicer for the mortgagee. Pursuant to a servicing agreement and Texas Property Code section 51.0025, the mortgagee authorizes the mortgage servicer to administer the foreclosure on its behalf.
- Substitute Trustee: In accordance with Texas Property Code section 51.0076 and the Security Instrument referenced above, mortgagee and mortgage servicer's attorney appoint the substitute trustees listed below.

2019 JUL 15 P 3:34
J. D. McQueen
KAREN McQUEEN, COUNTY CLERK
BRAZOS COUNTY, BRYAN, TEXAS

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.

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.

T. C. George

Miller, Watson & George, P.C.
Dustin C. George, Attorney at Law
Tracey Midkiff, Attorney at Law
Jonathan Andring, Attorney at Law
5550 Granite Parkway, Suite 245
Plano, Texas 75024

Sharon Pierre

Substitute Trustee(s): Amy Bowman, Reid Ruple,
Kathleen Adkins, Evan Press, Stephanie Kohler, Cary
Corenblum, Luci Fuller, Mariel Marroquin, Kristopher
Holub, Catrena Ward, Julian Perrine, Pete Florez,
Zachary Florez, Orlando Rosas, Sheryl LaMont,
~~Harriett Fletcher~~, Robert LaMont, Allan Johnston,
~~Sharon St. Pierre~~, Ronnie Hubbard, Bobby Brown,
Vanessa McHaney
c/o Miller, Watson & George, P.C.
5550 Granite Parkway, Suite 245
Plano, Texas 75024

7-15-19

Certificate of Posting

I, *Sharon St. Pierre*, declare under penalty of perjury that on the *15* day of *July*, 20*19*, I filed and posted this Notice of Foreclosure Sale in accordance with the requirements of BRAZOS County, Texas and Texas Property Code sections 51.002(b)(1) and 51.002(b)(2).

EXHIBIT "A"

Tract One: Being all that certain lot, tract or parcel of land lying and being situated in Brazos County, Texas and being Lot Six (6), Block Forty-Three (43), OAK GROVE PARK, an addition to the City of Bryan, Texas, according to the plat recorded in Volume 38, page 398, Deed Records of Brazos County, Texas.

Tract Two: Being all that certain tract or parcel of land lying and being situated in the Oak Grove Park Subdivision, Bryan, Brazos County, Texas, and being called 0.0115 acres tract of land, also being out of the 20' Alley of Block 43 (Alley), of said Oak Grove Park Subdivision, as recorded in Volume 38, page 398 of the Brazos County Deed Records and being more particularly described by metes and bounds as follows:

COMMENCING at a 3/8" iron rod found for the southwest corner of Lot 6, also being a point at the intersection of the north right-of-way line of Ash Street, a 50' right-of-way, and the east right-of-way line of Tidwell Avenue, a 50' right-of-way.

THENCE along the west boundary line of the said Lot 6 and the east right-of-way line of the said Tidwell Avenue, North 02°00'00" East, a distance of 115.00 feet to a 5/8" iron rod and with an orange plastic cap marked "Carlomagno RPLS 1562" found for the **PLACE OF BEGINNING** of this tract, also being the southwest corner of this tract, also being the southwest corner of the said Alley, also being the northwest corner of the said Lot 6, also being a point along the east right-of-way line of the said Tidwell Avenue;

THENCE along the common line of this tract and the east right-of-way line of said Tidwell Avenue, North 02°00'00" East a distance of 10.00 feet to a point for the northwest corner of this tract, also being a point along the east right-of-way of said Tidwell Avenue, also being a point along the west boundary line of the said Alley;

THENCE severing the said Alley, the following calls and distance:

South 88°00'00" East, a distance of 50.00 feet to a point for the northwest corner of this tract;

South 02°00'00" West, a distance of 10.00 feet to a 5/8" iron rod with an orange plastic cap marked "Carlomagno RPLS 1562" set for the southeast corner of this tract, also being the northwest corner of Lot 7, also being the northeast corner of the said Lot 6;

THENCE along the common line of this tract and the north boundary line of the said Lot 6, North 88°00'00" West, a distance of 50.00 feet to the **PLACE OF BEGINNING** containing 0.0115 acres.

NOTICE OF SUBSTITUTE TRUSTEE SALE

Deed of Trust Date:
2/26/2009

Grantor(s)/Mortgagor(s):
JO ANN WOODWARD, A SINGLE WOMAN,
AND JOHN GARCIA, JR. AND WIFE, JENNIFER
L. GARCIA

Original Beneficiary/Mortgagee:
MORTGAGE ELECTRONIC REGISTRATION
SYSTEMS, INC. ("MERS") SOLELY AS A NOMINEE
FOR PRIMELENDING, A PLAINSCAPITAL
COMPANY, ITS SUCCESSORS AND ASSIGNS

Current Beneficiary/Mortgagee:
Wells Fargo Bank, N.A.

Recorded in:
Volume: 8983
Page: 82
Instrument No: 01021608

Property County:
BRAZOS

Mortgage Servicer:
Wells Fargo Bank, N.A. is representing the Current
Beneficiary/Mortgagee under a servicing agreement with
the Current Beneficiary/Mortgagee.

Mortgage Servicer's Address:
1 Home Campus, MAC 2301-04C
West Des Moines, IA 50328

FILED
2019 JUN 13 P 2:42
KAREN McQUEEN COUNTY CLERK
BRAZOS COUNTY, BRYAN TEXAS
BY: [Signature]

Legal Description: LOT ONE (1), BLOCK FOURTEEN (14), WESTFIELD VILLAGE PHASE SIX, CITY OF COLLEGE STATION, ACCORDING TO PLAT THEREOF RECORDED IN VOLUME 5948, PAGE 15 OF THE OFFICIAL RECORDS OF BRAZOS COUNTY, TEXAS

Date of Sale: 8/6/2019

Earliest Time Sale Will Begin: 11:00:00 AM

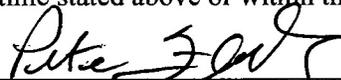
Place of Sale of Property: Brazos County Administration Building, 200 South Texas Avenue, Bryan, TX 77803 OR IN THE AREA DESIGNATED BY THE COMMISSIONER'S COURT, PURSUANT TO SECTION 51.002 OF THE TEXAS PROPERTY CODE.

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.

Notice Pursuant to Tex. Prop. Code § 51.002(i):

Assert and protect your rights as member of the armed forces of the United States. If you or your spouse are serving on active military duty, including active military duty as a member of the Texas National 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.


Amy Bowman, Reid Ruple, Kathleen Adkins, Evan Press, Stephanie Kohler, Cary Corenblum, Luci Fuller, Mariel Marroquin, Kristopher Holub, Catrena Ward, Julian Perrine, Pete Florez, Zachary Florez, Orlando Rosas, Orlando Rosas or Bobby Brown or Thuy Frazier or Cindy Mendoza or Deanna Segovia, Substitute Trustee
MCCARTHY & HOLTHUS, LLP
1255 WEST 15TH STREET, SUITE 1060
PLANO, TX 75075

MH File Number: TX-19-72894-POS
Loan Type: FHA

NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER
(CXE)
FULLER, RYAN
1021 LINCOLN AVENUE, COLLEGE STATION, TX 77840

FHA 493-6707918703
Firm File Number: 19-033332

FILED

NOTICE OF TRUSTEE'S SALE

WHEREAS, on July 26, 2000, RYAN D. FULLER, A SINGLE MAN AND REX G. FULLER, A SINGLE MAN, 2 53 Grantor(s), executed a Deed of Trust conveying to R. J. DANIEL, as Trustee, the Real Estate hereinafter described, to CORNERSTONE MORTGAGE COMPANY in payment of a debt therein described. The Deed of Trust was filed in the real property records of BRAZOS COUNTY, TX and is recorded under Clerk's File/Instrument Number 0722844, to which reference is herein made for all purposes.

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

WHEREAS, the undersigned has been appointed Substitute Trustee in the place of said original Trustee, upon contingency and in the manner authorized by said Deed of Trust; and

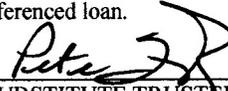
NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on **Tuesday, August 6, 2019** between ten o'clock AM and four o'clock PM and beginning not earlier than 11:00 AM or not later than three hours thereafter, the Substitute Trustee will sell said Real Estate in the area designated by the Commissioners Court, of Brazos county, pursuant to Section §51.002 of the Texas Property Code as amended; if no area is designated by the Commissioners' Court, the sale will be conducted in the area immediately adjacent (next) to the location where this Notice of Trustee's Sale was posted.

Said Real Estate is described as follows: In the County of Brazos, State of Texas:

LOT ELEVEN(11), TWO LINCOLN PLACE, CITY OF COLLEGE STATION, ACCORDING TO REPLAT THEREOF RECORDED IN VOLUME 2251, PAGE 329 OF THE OFFICIAL RECORDS OF BRAZOS COUNTY, TEXAS

Property Address: 1021 LINCOLN AVENUE
COLLEGE STATION, TX 77840
Mortgage Servicer: NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER
Mortgagee: NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER
8950 CYPRESS WATERS BLVD
COPELL, TEXAS 75019

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 property securing the above referenced loan.


SUBSTITUTE TRUSTEE
Pete Florez, Sheryl LaMont, Harriett Fletcher, David Sims,
Robert LaMont, Allan Johnston, Sharon St. Pierre, Zachary
Florez, Orlando Rosas or Bobby Brown
c/o Shapiro Schwartz, LLP
13105 Northwest Freeway, Suite 1200
Houston, TX 77040
(713)462-2565

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 military service to the sender of this notice immediately.

NOTICE OF SUBSTITUTE TRUSTEE SALE

Deed of Trust Date:
1/16/2004

Grantor(s)/Mortgagor(s):
ALI HUSSIAN KHAN AND SARFARAZ J.
BEGUM, HUSBAND AND WIFE

Original Beneficiary/Mortgagee:
WELLS FARGO HOME MORTGAGE, INC.

Current Beneficiary/Mortgagee:
Wells Fargo Bank, N.A.

Recorded in:
Volume: 5835
Page: 234
Instrument No: 00843618

Property County:
BRAZOS

Mortgage Servicer:
Wells Fargo Bank, N.A. is representing the Current
Beneficiary/Mortgagee under a servicing agreement with
the Current Beneficiary/Mortgagee.

Mortgage Servicer's Address:
1 Home Campus, MAC 2301-04C,
West Des Moines, IA 50328

Legal Description: LOT THIRTEEN (13), BLOCK EIGHT (8), 5TH INSTALLMENT, ENCHANTED MEADOWS, CITY OF BRYAN, ACCORDING TO PLAT THEREOF RECORDED IN VOLUME 262, PAGE 524 OF THE DEED RECORDS OF BRAZOS COUNTY, TEXAS.

Date of Sale: 8/6/2019

Earliest Time Sale Will Begin: 11:00:00 AM

Place of Sale of Property: Brazos County Administration Building, 200 South Texas Avenue, Bryan, TX 77803 OR IN THE AREA DESIGNATED BY THE COMMISSIONER'S COURT, PURSUANT TO SECTION 51.002 OF THE TEXAS PROPERTY CODE.

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.

Notice Pursuant to Tex. Prop. Code § 51.002(i):

Assert and protect your rights as member of the armed forces of the United States. If you or your spouse are serving on active military duty, including active military duty as a member of the Texas National 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.

Amy Bowman, Reid ~~Pete~~, Kathleen Adkins, Evan Press, Stephanie Köhler, Cary Corenblum, Luci Fuller, Mariel Marroquin, Kristopher Holub, Catrena Ward, Julian Perrine, Pete Florez, Zachary Florez, Orlando Rosas, Orlando Rosas or Bobby Brown or Thuy Frazier or Cindy Mendoza or Deanna Segovia, Substitute Trustee
MCCARTHY & HOLTHUS, LLP
1255 WEST 15TH STREET, SUITE 1060
PLANO, TX 75075

KAREN MOQUEEN COUNTY CLERK
BRAZOS COUNTY, TEXAS
RM: *Mogana*

2019 JUN 20 P 4: 09

FILED

Notice of Foreclosure Sale

July 16, 2019

FILED

2019 JUL 16 P 2:38

Deed of Trust ("Deed of Trust"):

Dated: November 7, 2018

Grantor: Brazos Living Homes, LLC

Trustee: Charles A. Ellison

Lender: Brazos County Titan Property, LLC

Recorded in: Volume 15006, Page 230, Official Public Records of Brazos County, Texas

Legal Description: Lot Two (2) Block Three (3), Park Hudson, Phase Six, an addition to the City of Bryan, Brazos County, Texas according to plat recorded in Volume 6866, Page 25, Official Records of Brazos County, Texas.

Secures: Promissory Note ("Note") in the original principal amount of \$1,100,000.00, executed by Brazos Living Homes, LLC ("Borrower") and payable to the order of Lender

Property: The real property and improvements described in and mortgaged in the Deed of Trust, including the real property described under the Legal Description above, and all rights and appurtenances thereto

Guaranty: The Note and all other indebtedness of Borrower to Lender is guaranteed by a Guaranty dated November 7, 2018, and executed by Laurie L. Brown in favor of Lender

Substitute Trustee: Gerry M. Brown

Substitute Trustee's Address: P.O. Box 10103, College Station, Texas 77845

KAREN McQUEEN, COUNTY CLERK
BRAZOS COUNTY, TEXAS
[Signature]

Foreclosure Sale:

Date: Tuesday, August 6, 2019

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. and not later than three hours thereafter.**

Place: Brazos County Administration Building, 200 S. Texas Ave.,
Bryan, Texas 77803

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 Lender's bid may be by credit against the indebtedness secured by the lien of the Deed of Trust. Those desiring to purchase the Property need to demonstrate their ability to pay their bid immediately in cash if their bid is accepted.

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, Lender, the owner and holder of the Note, has requested Substitute Trustee to sell the Property.

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.

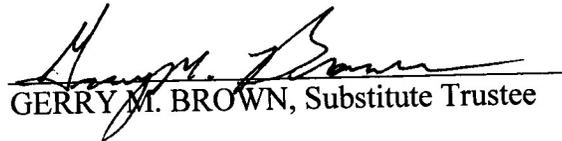
If Lender passes the Foreclosure Sale, the Substitute Trustee need not appear at the date, time and place of a scheduled sale to announce the postponement, withdrawal or rescheduling and notice of the date of any rescheduled foreclosure sale will be reposted and refiled in accordance with the posting 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 Lender. 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.


GERRY M. BROWN, Substitute Trustee

NOTICE OF SUBSTITUTE TRUSTEE'S SALE FILED

Matter No.: 081866-TX

Date: July 10, 2019

County where Real Property is Located: Brazos

2019 JUL 16 A 11: 25

Michele Olson
KAREN McQUEEN, COUNTY CLERK
BRAZOS COUNTY, ERYAN, TEXAS

ORIGINAL MORTGAGOR: MATTHEW WAYNE BROWN AND KATHERINE BROWN, HUSBAND AND WIFE

ORIGINAL MORTGAGEE: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC., AS NOMINEE FOR SWBC MORTGAGE CORPORATION, ITS SUCCESSORS AND ASSIGNS

CURRENT MORTGAGEE: PennyMac Loan Services, LLC

MORTGAGE SERVICER: PennyMac Loan Services, LLC

DEED OF TRUST DATED 5/2/2014, RECORDING INFORMATION: Recorded on 5/6/2014, as Instrument No. 01192973 in Book 11998 Page 224

SUBJECT REAL PROPERTY (LEGAL DESCRIPTION): LOT FORTY-ONE (41), BLOCK ONE (1), CASTLEGATE SUBDIVISION SECTION 4 PHASE 2, CITY OF COLLEGE STATION, ACCORDING TO PLAT THEREOF RECORDED IN VOLUME 4362, PAGE 42 OF THE OFFICIAL RECORDS OF BRAZOS COUNTY, TEXAS.

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on **8/6/2019**, the foreclosure sale will be conducted in **Brazos** County in the area designated by the Commissioners Court, pursuant to Section 51.002 of the Texas Property Code as the place where the foreclosure sales are to take place. If no place is designated by the Commissioners Court, sale will be conducted at the place where the Notice of Trustee's Sale was posted. The trustee's sale will be conducted no earlier than **11:00 AM**, or not later than three (3) hours after that time, by one of the Substitute Trustees who will sell, to the highest bidder for cash, subject to the unpaid balance due and owing on any lien indebtedness superior to the Deed of Trust.

PennyMac Loan Services, LLC is acting as the Mortgage Servicer for PennyMac Loan Services, LLC who is the Mortgagee of the Note and Deed of Trust associated with the above referenced loan. PennyMac Loan Services, LLC, as Mortgage Servicer, is representing the Mortgagee, whose address is:

PennyMac Loan Services, LLC
3043 Townsgate Rd, Suite 200
Westlake Village, CA 91361

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 property securing the above referenced loan.



Matter No.: 081866-TX

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.

By:  Substitute Trustee
PETE FLOREZ, SHERYL LAMONT, HARRIETT FLETCHER,
DAVID SIMS, ROBERT LAMONT, ALLAN JOHNSTON,
SHARON ST. PIERRE, RONNIE HUBBARD, PAUL A.
HOEFKER, ROBERT L. NEGRIN

Return to:
ALDRIDGE PITE, LLP
4375 JUTLAND DR., SUITE 200
P.O. BOX 17935
SAN DIEGO, CA 92177-0935
FAX #: 619-590-1385
866-931-0036

NOTICE OF TRUSTEE'S SALE

THE STATE OF TEXAS
COUNTY OF BRAZOS

§
§
§

KNOW ALL MEN BY THESE PRESENTS:

KAREN M. JOHNSON, CLERK
BRAZOS COUNTY, TEXAS
2019 JUL -1 A 10:49
FILED

WHEREAS, on January 18, 2013, ANGELA M. DELUCA (“Grantor”), executed and delivered a Deed of Trust (the “Deed of Trust”) conveying to **MARILYN JONES**, as Trustee, the hereinbelow described property to secure **HALLIE DOBROVOLNY TRUST, GEMMA T. EVANS, TRUSTEE**, in the payment of an indebtedness (the “Note”) therein described, the Deed of Trust being filed and recorded under Clerk’s File No. 01143547, Book OR, Volume 11113, Page 43, et. seq., in the Official Public Records of Real Property of Brazos County, Texas, to which reference is hereby made for all purposes; and

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

NOW, THEREFORE, pursuant to the authority conferred upon me by the Deed of Trust, I, **MARILYN JONES**, hereby give notice that I, or another duly appointed Substitute Trustee, will sell the Property at public auction to the highest bidder for cash, on **Tuesday, August 6, 2019** The earliest time at which the sale will occur shall be at **10:00 o’clock A.M.** and it may take place not later than three hours after said time, and the sale shall take place in the area which has been designated as the area for foreclosures to take place, being the Atrium on the first floor of the Brazos County Administration Building located at 200 South Texas Avenue, Bryan, Texas, which designated area is more particularly described in the Brazos County

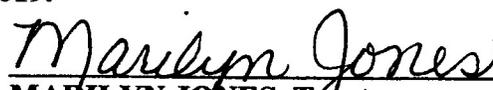
Commissioner's Court Minutes recorded in the Official Real Property Records of Brazos County, Texas, or any other area which has been designed by the Brazos County Commissioner's Court as the area for foreclosures to take place. This conveyance will be made subject to any exceptions referenced in the Deed of Trust to the extent the same are still in effect and shall not cover any part of the Property that has been released from the liens of the Deed of Trust. The Property that will be sold at the foreclosure sale includes the following described real property, together with all improvements and fixtures thereon and appurtenances thereto:

Being all that certain lot, tract or parcel of land lying and being situated in Brazos County, Texas and being Unit Twenty-nine hundred twenty-two (2922), Building "K", QUAIL CREEK VILLAS, a Condominium in the City of Bryan, Texas, according to Declaration and Map recorded in Volume 311, Page 215, Deed Records of Brazos County, Texas.

THE SALE OF THE PROPERTY IS "AS-IS" AND "WHERE-IS" AND WITHOUT REPRESENTATION OR WARRANTY OF ANY KIND BY THE TRUSTEE, EXPRESS, IMPLIED, STATUTORY, QUASI-STATUTORY OR OTHERWISE, ANY WARRANTY OF MERCHANTABILITY OR FITNESS FOR ANY PARTICULAR PURPOSE BEING EXPRESSLY DISCLAIMED. THE TRUSTEE MAKES NO REPRESENTATIONS OR WARRANTIES WITH RESPECT TO THE COMPLIANCE WITH THE LAWS, RULES, AGREEMENTS OR SPECIFICATIONS, CONDITION, QUALITY, CAPACITY, DESIGN, OPERATION, ABSENCE OF ANY LATENT DEFECTS OR ANY OTHER WARRANTY OR REPRESENTATION WHATSOEVER WITH RESPECT TO THE PROPERTY, ALL OF WHICH ARE EXPRESSLY WAIVED BY PURCHASER.

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 this 1ST day of July, 2019.



MARILYN JONES, Trustee

2008 Quail Hollow

Bryan, TX 77802

Telephone: 979/779-7212

Email: chalonlaw@aol.com

FILED

RECORDING REQUESTED BY:

2019 JUN 10 P 3:13

WHEN RECORDED MAIL TO:

KAREN McQUEEN, COUNTY CLERK
BRAZOS COUNTY, BRYAN, TEXAS
K. McQueen

Amy Bowman, Reid Ruple, Kathleen Adkins, Evan Press, Stephanie Kohler, Cary Corenblum, Luci Fuller, Mariel Marroquin, Kristopher Holub, Catrena Ward, Julian Perrine, Pete Florez, Zachary Florez, Orlando Rosas, Vanessa McHaney
c/o Malcolm Cisneros/Trustee Corps
17100 Gillette Avenue
Irvine, CA 92614
(949) 252-8300

TS No TX07000154-19-1

APN 98812

TO No 190867910-TX-RWI

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

WHEREAS, on July 27, 2005, LISA M. LOPEZ AND SONNY H. LOPEZ, WIFE AND HUSBAND as Grantor/Borrower, executed and delivered that certain Deed of Trust in favor of G. TOMMY BASTIAN as Trustee, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. as nominee for COUNTRYWIDE HOME LOANS, INC., its successors and assigns, as original Beneficiary, which Deed of Trust secures the payment of that certain Promissory Note of even date therewith in the original amount of \$130,384.00, payable to the order of Lakeview Loan Servicing, LLC as current Beneficiary, which Deed of Trust recorded on August 1, 2005 as Document No. 00899301 in Book OR VOL: 6834, on Page 272 in Brazos County, Texas. Deed of Trust covers all of the real property described therein, including, but not limited to, all of the following described property, rights and interests (the "Property"), to-wit: **SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF**

APN 98812

WHEREAS, the Trustee named in the Deed of Trust having been removed, the legal holder of the indebtedness described in the Deed of Trust appointed **Amy Bowman, Reid Ruple, Kathleen Adkins, Evan Press, Stephanie Kohler, Cary Corenblum, Luci Fuller, Mariel Marroquin, Kristopher Holub, Catrena Ward, Julian Perrine, Pete Florez, Zachary Florez, Orlando Rosas, Vanessa McHaney** or either of them, as Substitute Trustee (each being referred to as the "Substitute Trustee"), upon the contingency and in the manner authorized by the Deed of Trust; and

WHEREAS, defaults have occurred in the covenants of the Deed of Trust, monetary or otherwise, and the indebtedness secured by and described in the Deed of Trust is now wholly due, and **Lakeview Loan Servicing, LLC**, the legal holder of such indebtedness and the liens securing same has requested either one of the Substitute Trustees to sell the Property in accordance with applicable law and the terms and provisions of the Deed of Trust.

NOW THEREFORE, NOTICE IS HEREBY GIVEN that on **Tuesday, August 6, 2019 at 11:00 AM**, no later than three (3) hours after such time, being the first Tuesday of such month, the Substitute Trustee will sell the Property at public venue to the highest bidder for cash. The sale will take place in Brazos County, Texas, at the area designated by the Commissioner's Court for sales of real property under a power of sale conferred by a Deed of Trust or other contract lien as follows: **Brazos County Administration Building, 200 South Texas Avenue, Bryan, TX 77803, or in the area designated by the Commissioner's Court.**

The Deed of Trust may encumber both real and personal property. Formal notice is hereby given of and Lakeview Loan Servicing, LLC's election to proceed against and sell both the real property and any personal property described in said Deed of Trust in accordance with and Lakeview Loan Servicing, LLC's rights and remedies under the Deed of Trust and Section 9.604(a) of the Texas Business and Commerce Code.

NOTICE IS FURTHER GIVEN, that except to the extent that the Substitute Trustee may bind and obligate Mortgagors to warrant title the Property under the terms of the Deed of Trust. Pursuant to Section 51.009 of the Texas Property Code, the Property will be sold in "as is", "where is" condition. Conveyance of the Property shall be made without any representations or warranties whatsoever, expressed or implied. Prospective bidders are strongly urged to examine the applicable property records to determine the nature and extent of such matters and are advised to conduct an independent investigation of the nature and physical condition 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 expressed or implied warranties, except as to the warranted.

WITNESS, my hand this 7 day of June, 2019.



By: Amy Bowman, Reid Ruple, Kathleen Adkins, Evan Press, Stephanie Kohler, Cary Corenblum, Luci Fuller, Mariel Marroquin, Kristopher Holub, Catrena Ward, Julian Perrine, Pete Florez, Zachary Florez, Orlando Rosas, Vanessa McHaney
Substitute Trustee(s)

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.

**SALE INFORMATION CAN BE OBTAINED ONLINE AT www.Auction.com
FOR AUTOMATED SALES INFORMATION PLEASE CALL: Auction.com at 800.280.2832**

FOR REINSTATEMENT / PAY OFF REQUESTS CONTACT: (949) 252-8300
THIS IS AN ATTEMPT TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

To the extent your original obligation was discharged, or is subject to an automatic stay of bankruptcy under Title 11 of the United States Code, this notice is for compliance and/or informational purposes only and does not constitute an attempt to collect a debt or to impose personal liability for such obligation. However, a secured party retains rights under its security instrument, including the right to foreclose its lien.


Sharon St. Pierre 6-10-19

TS No TX07000154-19-1

APN 98812

TO No 190867910-TX-RWI

EXHIBIT "A"

LOT TWO (2), BLOCK TWENTY-ONE (21), SHENANDOAH PHASE THREE, CITY OF COLLEGE STATION, ACCORDING TO PLAT THEREOF RECORDED IN VOLUME 2621, PAGE 125 OF THE OFFICIAL RECORDS OF BRAZOS COUNTY, TEXAS

2001 WILLHELM STREET
BRYAN, TX 77803

00000008429938

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: August 06, 2019

Time: The sale will begin at 11:00 AM 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 November 07, 1997 and recorded in Document VOLUME 2971, PAGE 193 real property records of BRAZOS County, Texas, with JAIME T. MANSFIELD AND JENNIFER MANSFIELD, grantor(s) and NORWEST MORTGAGE, INC., mortgagee.

4. Obligations Secured. Deed of Trust or Contract Lien executed by JAIME T. MANSFIELD AND JENNIFER MANSFIELD, securing the payment of the indebtednesses in the original principal amount of \$49,303.00, and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. THE BANK OF NEW YORK MELLON F/K/A THE BANK OF NEW YORK, AS SUCCESSOR IN INTEREST TO JPMORGAN CHASE BANK, NATIONAL ASSOCIATION F/K/A JPMORGAN CHASE BANK, AS TRUSTEE FOR GSMPS MORTGAGE LOAN TRUST 2002-1 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

KAREN MOORE, COUNTY CLERK
BRAZOS COUNTY, TEXAS
RECEIVED
2019 JUN 10 A 9:11
FILED



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.

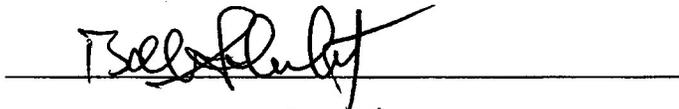
The undersigned as attorney for the mortgagee or mortgage servicer does hereby remove the original trustee and all successor substitute trustees and appoints in their stead AMY BOWMAN, REID RUPLE, KATHLEEN ADKINS, EVAN PRESS, STEPHANIE KOHLER, CARY CORENBLUM, LUCI FULLER, MARIEL MARROQUIN, KRISTOPHER HOLUB, CATRENA WARD, JULIAN PERRINE, PETE FLOREZ, ZACHARY FLOREZ, ORLANDO ROSAS, BOB SCHUBERT, LEIGHTON SCHUBERT, OR LEIGHA SCHUBERT whose address is c/o BARRETT DAFFIN FRAPPIER TURNER & ENGEL, LLP, 4004 Belt Line Road, Suite 100, Addison, Texas 75001-4320 as Substitute Trustee, who shall hereafter exercise all powers and duties set aside to the said original trustee under the said Deed of Trust; and, further does hereby request, authorize, and instruct said Substitute Trustee to conduct and direct the execution of remedies set aside to the beneficiary therein.



Shawnika Harris

Certificate of Posting

My name is Bob Schubert, and my address is c/o 4004 Belt Line Road, Suite 100, Addison, Texas 75001-4320. I declare under penalty of perjury that on June 10, 2019 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: Bob Schubert

Date: June 10, 2019

KAREN MCQUEEN, COUNTY CLERK
BRAZOS COUNTY, TEXAS
BY: *Michelle Owsen*

2019 JUN 10 A 9:11

FILED

2001 WILLHELM STREET
BRYAN, TX 77803

00000008429938

00000008429938

BRAZOS



ALL OF LOT NUMBER FOUR (4), BLOCK NUMBER ONE (1), FIRST SUBDIVISION OF LYNNDALE ACRES, AN ADDITION TO THE CITY OF BRYAN, BRAZOS COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 167, PAGE 539, DEED RECORDS OF BRAZOS COUNTY, TEXAS.

KAREN McQUEEN COUNTY CLERK
BRAZOS COUNTY BRAZOS TEXAS
Michelle Davis

2019 JUN 10 A 9:11

FILED

2504 Broadmoor Drive , Bryan, TX 77802

19-005303

FILED
2019 JUL -8 P 2:28
Jimmie Cohen
CLERK OF BRAZOS COUNTY

NOTICE OF (SUBSTITUTE) TRUSTEE'S SALE

Assert and protect your rights as a member of the armed forces of the United States 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: 08/06/2019

Time: Between 11am-2pm and beginning not earlier than 11am-2pm or not later than three hours thereafter.

Place: The area designated by the Commissioners Court of Brazos County, pursuant to §51.002 of the Texas Property Code as amended: if no area is designated by the Commissioners' Court, the sale will be conducted in the area immediately adjacent (next) to the location where this Notice of Trustee's Sale was posted.

2. Terms of Sale. Highest bidder for cash.

3. Instrument to be Foreclosed. The Instrument to be foreclosed is the Deed of Trust or Contract Lien dated May 25, 2017 and recorded in the real property records of Brazos County, TX and is recorded under Clerk's Book 14046, Page 89 with JACOB WHITE and ASHLEY WHITE (grantor(s)) and Mortgage Electronic Registration Systems, Inc., as nominee for Amcap Mortgage, Ltd mortgagee to which reference is herein made for all purposes.

4. Obligations Secured. Deed of Trust or Contract Lien executed by JACOB WHITE and ASHLEY WHITE, securing the payment of the indebtedness in the original amount of \$265,000.00. and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. Lakeview Loan Servicing, LLC is the current mortgagee of the note and Deed of Trust or Contract Lien.

5. Property to be Sold. BEING ALL THAT CERTAIN LOT, TRACT OR PARCEL OF LAND LYING AND BEING SITUATED IN BRAZOS COUNTY, TEXAS AND BEING LOT TWO (2), BLOCK THREE (3), REVISED FIRST INSTALLMENT MEMORIAL FOREST, AN ADDITION TO THE CITY OF BRYAN, TEXAS, ACCORDING TO PLAT RECORDED IN VOLUME 271, PAGE 699, DEED RECORDS OF BRAZOS COUNTY, TEXAS.



4698229

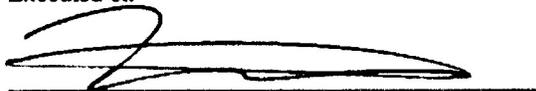
6. **Mortgage Servicer Information.** The Mortgage Servicer is authorized to represent the Mortgagee by virtue of a servicing agreement with the Mortgagee. Pursuant to the Servicing Agreement and Texas Property Code §5 1.002, the Mortgage Servicer is authorized to collect the debt and to administer any resulting foreclosure of the lien securing the Property referenced above. Cenlar FSB, as Mortgage Servicer, is representing the current Mortgagee whose address is:

Lakeview Loan Servicing, LLC
Attn: Fc 425 Phillips Blvd
Ewing, NJ 08618

7. **Substitute Trustee(s) Appointed to Conduct Sale.** In accordance with Texas Property Code §51.0076, the undersigned attorney for the mortgage servicer has named and appointed, and by these presents does name and appoint Pete Florez, Sheryl LaMont, Harriett Fletcher, Robert LaMont, Allan Johnston, Sharon St. Pierre, Ronnie Hubbard whose address is 1320 Greenway Drive, Suite 300, Irving, TX 75038 . Substitute Trustee to act under and by virtue of said Deed of Trust.

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.

06/28/2019
Executed on _____



James E. Albertelli, P.A.
Cory Jacocks
Megan Clontz
Timothy Wells
2201 W. Royal Ln, Suite 155
Irving, TX 75038

July 8, 2019
Executed on _____



SUBSTITUTE TRUSTEE
Agency Sales & Posting
Pete Florez, Sheryl LaMont, Harriett Fletcher, Robert
LaMont, Allan Johnston, Sharon St. Pierre, Ronnie
Hubbard
1320 Greenway Drive, Suite 300
Irving, TX 75038

CERTIFICATE OF POSTING

My name is Pete Florez, and my address is 1320 Greenway Drive, Suite 300, Irving, TX 75038. I declare under penalty of perjury that on July 8, 2019 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: Pete Florez
Date: 7/8/19

NOTICE OF TRUSTEE'S SALE

FILED

THE STATE OF TEXAS §
COUNTY OF BRAZOS §

2019 JUL 16 P 4:20
Karen McQueen
KAREN McQUEEN, COUNTY CLERK
BRAZOS COUNTY, BRYAN, TEXAS
DEED OF TRUST PROPERTY

WHEREAS, pursuant to that one certain Deed of Trust, hereinafter referred to as the "DEED OF TRUST", November 21, 2008, which was executed by **JOHNNY L. ROOKS**, hereinafter referred to as the "MORTGAGOR", said MORTGAGOR conveyed all of its right, title, and interest in and to that one certain real property hereinafter referred to as the "PROPERTY" which is situated in Brazos County, Texas, to **J. FRED BAYLISS**, as TRUSTEE, hereinafter referred to as the "TRUSTEE" and thereafter the aforesaid DEED OF TRUST was duly recorded under Volume 8881, Page 287, Official Public Records of Brazos County, Texas; said PROPERTY is described as follows:

BEING LOT FIVE (5), BLOCK FIVE (5), BEASON ADDITION, CITY OF BRYAN, ACCORDING TO PLAT THEREOF RECORDED IN VOLUME 38, PAGE 628 OF THE DEED RECORDS OF BRAZOS COUNTY, TEXAS.

together with all improvements thereon and further includes all other property set forth in the aforesaid DEED OF TRUST, to secure the payment of (1) one certain Wrap Around Promissory Note dated November 21, 2008, in the original principal amount of \$35,000.00, which was executed by MORTGAGOR and payable to the order of **CHARLES H. SZABUNIEWICZ**, "BENEFICIARY".

WHEREAS, the BENEFICIARY has directed the said TRUSTEE to enforce the power of sale under the DEED OF TRUST for the purpose of collecting the indebtedness secured thereunder after the giving of at least 21 consecutive days notice and the recording of a Notice in the Brazos County Clerk's Office giving the time, place, and terms of said sale, and a description of the PROPERTY to be sold, pursuant to the DEED OF TRUST and the laws of the State of Texas.

NOW, THEREFORE, KNOW ALL MEN BY THESE PRESENTS: That I, **J. FRED BAYLISS**, TRUSTEE, hereby give notice that I will, after due posting, publication, and filing of this Notice, and after having given written notice of at least 21 consecutive days prior to the date of such sale by certified mail, return receipt requested, to debtor obligated to pay the Note and indebtedness secured by the aforesaid DEED OF TRUST, at the last known address of such debtor, according to the records of BENEFICIARY, as required by the aforesaid DEED OF TRUST and the laws of the State of Texas, sell the PROPERTY at public auction to the highest bidder or bidders for cash at the area in the Brazos County Courthouse which has been designated by the Commissioner's Court for the conducting of trustee sales, in the City of Bryan, Brazos County, Texas, at a time no earlier than 11:00 o'clock

a.m., or within three hours after that time, but in no event will such sale occur beyond 2:00 o'clock p.m., on the first Tuesday in **AUGUST 2019**, the same being the **6TH** day of **AUGUST 2019**.

EXECUTED in multiple originals on the 16th day of JULY 2019.

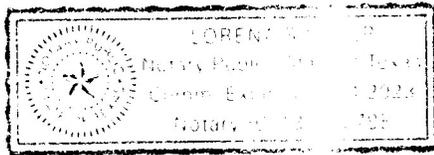


J. FRED BAYLISS
3000 Briarcrest Drive, Suite 302
Bryan, Texas 77802

THE STATE OF TEXAS §

COUNTY OF BRAZOS §

This instrument was acknowledged before me on the 16th day of JULY, 2019, by **J. FRED BAYLISS**.




NOTARY PUBLIC, STATE OF TEXAS

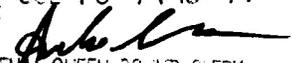
NOTICE OF FORECLOSURE SALE

FILED

Notice is hereby given of a public non-judicial foreclosure sale.

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

2019 JUL 15 A 10:41



KAREN MCQUEEN COUNTY CLERK
BRAZOS COUNTY BRYAN, TEXAS
DEPUTY

All property (real, personal or otherwise) described in the deed of trust (as hereinafter defined as the "Deed of Trust"), together with the rights, appurtenances and improvements thereto, including, but not limited to, the real property described on **Exhibit A** attached hereto and made a part hereof. In the event any property encumbered by the Deed of Trust has been released by Lender (or its predecessor in interest, as applicable), then said released property shall be excluded from the property sold at foreclosure.

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

Date: **Tuesday, August 6, 2019.**

Time: The sale shall begin no earlier than **11:00 a.m.** or no later than three hours thereafter. The sale shall be completed by no later than **2:00 p.m.**

Place: **The sale will take place at the Brazos County Courthouse at the place designated by the Brazos County Commissioner's Court.**

The Deed of Trust permits the Lender (as hereinafter defined) 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 and/or Texas Business and Commerce Code. Such reposting or refileing may be after the date originally scheduled for this sale.

3. 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 Lender to have the bid credited 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 cash on the day the property is sold.

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. Prospective bidders are strongly urged to examine the applicable property records to determine the nature and extent of such matters, if any.

4. Type of Sale. The sale is a non-judicial foreclosure sale being conducted pursuant to the power of sale granted by that certain Deed of Trust (the "Deed of Trust") recorded under Instrument No. 00911480, Book 7056, Page 179 in the Real Property Records of Brazos County, Texas, and executed by Naomi R. Huff and Arthur H. Huff (whether one or more, the "Grantor"), for the benefit of 21st Mortgage Corporation ("Lender"), covering the property described above.

5. Obligations Secured. The Deed of Trust provides that it secures the payment of the indebtedness and obligations therein described (collectively the "Indebtedness") including but not limited to the unpaid principal and interest owing on: that certain Installment Contract – Security Agreement (the "Note") dated on or about December 6, 2005, executed by the Grantor and payable to the order of Lender, and all renewals, modifications and extensions of the Note. Lender is the current owner and/or holder of the Note and the Indebtedness and is the beneficiary under the Deed of Trust.

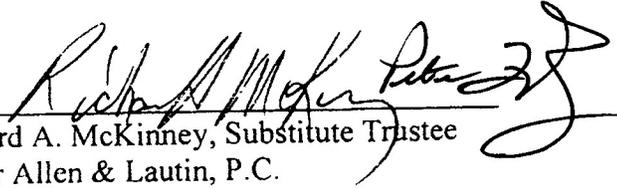
Questions concerning the sale may be directed to the undersigned or to the Lender:

21st Mortgage Corporation
620 Market Street One Center Square
Knoxville, TN 37902
Phone: 800-955-0021
Fax: 866-231-4851

6. Default and Request To Act. Default has occurred under the Deed of Trust, and Lender has requested me, as Substitute Trustee, to conduct this sale. Notice is given that before the sale Lender may appoint another person as substitute trustee to conduct the sale.

7. Armed Forces Notice. **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: June 24, 2019.


Richard A. McKinney, Substitute Trustee
Higier Allen & Lautin, P.C.
The Tower at Cityplace
2711 N. Haskell Ave., Suite 2400
Dallas, Texas 75204
Telephone: (972) 716-1888
Fax: (972) 716-1899

*****PLEASE FAX ALL COMMUNICATIONS REGARDING THIS MATTER TO THE
SUBSTITUTE TRUSTEE AT 972-716-1899 (FAX), NOTE THE SUBSTITUTE
TRUSTEE'S NAME ON YOUR COVER SHEET AND CONTACT THE SUBSTITUTE
TRUSTEE AT 972-716-1888 (PHONE) TO CONFIRM RECEIPT. PLEASE ASSUME
YOUR FAX HAS NOT BEEN RECEIVED UNTIL YOU VERBALLY CONFIRM
RECEIPT THEREOF WITH OUR OFFICE. THANKS IN ADVANCE FOR YOUR
COOPERATION.*****

EXHIBIT A

PROPERTY DESCRIPTION

[FOLLOWS THIS COVER PAGE]

Being all that certain lot, tract or parcel of land lying and being situated in Brazos County, Texas and being Lot Two (2), Block Three (3), SMETANA FOREST SUBDIVISION, a subdivision in Brazos County, Texas, according to plat recorded in Volume 294, page 1, Deed Records of Brazos County, Texas.

(143539/143539/14)

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

FILED

July 12, 2019

2019 JUL 15 A 10:44

NOTE:

Date:	May 11, 2017
Maker:	RDM Audio LP
Payee:	World Business Lenders, LLC
Original principal amount:	\$355,000.00

KAREN McQUEEN, COUNTY CLERK
 BRAZOS COUNTY, BRAZOS COUNTY, TEXAS
[Signature]

DEED OF TRUST:

Date:	May 16, 2017
Grantor:	James Haislet
Trustee:	James E. Cuellar
Beneficiary:	World Business Lenders, LLC
Recording data:	Recorded under Clerk's File No. 2017-1297469, Official Public Records of Brazos County, Texas.

LENDER: WBL SPO I, LLC

BORROWER: RDM Audio LP

PROPERTY: Being all that certain 16,809 square foot tract or parcel of land lying and being situated in the Richard Carter Survey, Abstract No. 8, Bryan, Brazos County, Texas, and being a part of the 1.24 acre tract conveyed to Donald W. Lamar and Kenneth R. White by Ray Clapp in the deed recorded in Volume 326, Page 18 of the Deed Records of Brazos County, Texas, and being more particularly described by metes and bounds in Exhibit "A" attached hereto, which property is commonly known as 3602 E. 29th Street, Bryan, Texas 77802.

SUBSTITUTE TRUSTEES: James E. Cuellar
 Jeffrey D. Stewart
 D. Brent Wells
 440 Louisiana, Suite 718
 Houston, Texas 77002
 (713) 222-1281

PETE FLOREZ, SHERYL LAMONT, HARRIETT FLETCHER, DAVID SIMS, ROBERT LAMONT, ALLAN JOHNSTON, SHARON ST. PIERRE, RONNIE HUBBARD

DATE AND TIME OF SUBSTITUTE TRUSTEE'S SALE OF PROPERTY:

August 6, 2019, being the first Tuesday of the month, to commence at 11:00 AM, or within three hours thereafter.



4699381

PLACE OF SUBSTITUTE TRUSTEE'S SALE OF PROPERTY:

The atrium on the 1st Floor of the County Administration Building, 200 South Texas Avenue, Bryan, Texas, or if the preceding area is no longer the designated area, at the area most recently designated by the County Commissioner's Court.

Default has occurred in the payment of the Note and in the performance of the obligations of the Deed of Trust which secures the Note. Because of such default, Lender, the holder of the Note, has requested the Substitute Trustee to sell the Property.

The Deed of Trust may encumber both real and personal property. Formal notice is hereby given of Lender's election to proceed against and sell both the real property and any personal property described in the Deed of Trust, in accordance with Lender's rights and remedies under the Deed of Trust and Section 9.604 of the Texas Business and Commerce Code.

Therefore, notice is given that on the Date and Time of Substitute Trustee's Sale of Property and at the Place of Substitute Trustee's Sale of Property, I, Substitute Trustee, will sell the Property by public sale to the highest bidder for cash or other form of payment acceptable to Substitute Trustee, in accordance with the Deed of Trust.

ACTIVE DUTY MILITARY NOTICE

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.

NOTICE

The attorney sending this communication is a debt collector. This is an attempt to collect a debt, and any information obtained will be used solely for that purpose.



Substitute Trustee

EXHIBIT A

LEGAL DESCRIPTION

Legal description of land: BEING ALL THAT CERTAIN LOT, TRACT OR PARCEL OF LAND LYING AND BEING SITUATED IN BRAZOS COUNTY, TEXAS, AND BEING LOCATED IN THE COWAN ADDITION, AN ADDITION TO THE CITY OF BRYAN, TEXAS, ACCORDING TO PLAT RECORDED IN VOLUME 380, PAGE 107, DEED RECORDS OF BRAZOS COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEING ALL THAT CERTAIN 16,809 SQUARE FOOT TRACT OR PARCEL OF LAND LYING AND BEING SITUATED IN THE RICHARD CARTER SURVEY, ABSTRACT NO. 8, BRYAN, BRAZOS COUNTY, TEXAS, AND BEING A PART OF THE 1.24 ACRE TRACT CONVEYED TO DONALD W. LAMAR AND KENNETH R. WHITE BY RAY CLAPP IN THE DEED RECORDED IN VOLUME 326, PAGE 18 OF THE DEED RECORDS OF BRAZOS COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE IRON PIPE FOUND AT THE INTERSECTION OF THE NORTHEAST RIGHT-OF-WAY LINE OF PLAINSMAN LANE WITH THE NORTHWEST LINE OF THE BEFOREMENTIONED 1.24 ACRE TRACT;

THENCE N 45° 41' 25" E, ALONG THE NORTHWEST LINE OF THE BEFOREMENTIONED 1.24 ACRE TACT FOR A DISTANCE OF 210.02 FEET TO AN IRON ROD SET AT THE INTERSECTION OF THE NORTHWEST LINE OF THE SAID 1.24 ACRE TRACT WITH THE SOUTHWEST RIGHT-OF-WAY LINE OF EAST 29TH STREET;

THENCE S 15° 54' 12" E, ALONG THE BEFOREMENTIONED SOUTHWEST RIGHT-OF-WAY LINE OF EAST 29TH STREET FOR A DISTANCE OF 100.00 FEET TO AN IRON ROD SET FOR CORNER;

THENCE S 45° 41' 25" W, FOR A DISTANCE OF 176.77 FEET TO AN IRON ROD SET FOR CORNER IN THE NORTHEAST RIGHT-OF-WAY LINE OF PLAINSMAN LANE, SAME BEING IN A CURVE TO THE LEFT HAVING A RADIUS OF 293.95 FEET;

THENCE ALONG SAID CURVE TO THE LEFT OF AN ARC LENGTH OF 89.22 FEET TO AN IRON PIPE FOUND MARKING THE END OF SAID CURVE, THE CHORD BEARS N 35° 02' 24" W, A DISTANCE OF 88.87 FEET;

THENCE N 43° 44' 06" W, CONTINUE ALONG THE BEFOREMENTIONED NORTHEAST RIGHT-OF-WAY LINE OF PLAINSMAN LANE FOR A DISTANCE OF 0.25 FEET TO THE PLACE OF BEGINNING, CONTAINING 16,809 SQUARE FEET OF LAND, MORE OR LESS.

Commonly known as: 3602 E 29th Street Bryan , TX 77802

2122 KAZMEIER PLZ UNIT 2122
BRYAN, TX 77802

0000008397622

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: August 06, 2019

Time: The sale will begin at 10:00 AM 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 December 15, 2009 and recorded in Document VOLUME 9484, PAGE 170 real property records of BRAZOS County, Texas, with WILLIAM R LANE, grantor(s) and WELLS FARGO BANK, N.A., mortgagee.

4. Obligations Secured. Deed of Trust or Contract Lien executed by WILLIAM R LANE, securing the payment of the indebtednesses in the original principal amount of \$141,750.00, 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 D/B/A CHAMPION MORTGAGE COMPANY 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. CHAMPION MORTGAGE COMPANY, as Mortgage Servicer, is representing the current mortgagee, whose address is:

c/o CHAMPION MORTGAGE COMPANY
8950 CYPRESS WATERS BLVD.
COPPELL, TX 75019

Karen Moon
KAREN MOON, COUNTY CLERK
BRAZOS COUNTY, BRAZOS COUNTY, TEXAS

2019 JUL 15 P 1:51

FILED



2122 KAZMEIER PLZ UNIT 2122
BRYAN, TX 77802

00000008397622

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.

The undersigned as attorney for the mortgagee or mortgage servicer does hereby remove the original trustee and all successor substitute trustees and appoints in their stead BOB SCHUBERT, LEIGHTON SCHUBERT OR LEIGHA SCHUBERT whose address is c/o BARRETT DAFFIN FRAPPIER TURNER & ENGEL, LLP, 4004 Belt Line Road, Suite 100, Addison, Texas 75001-4320 as Substitute Trustee, who shall hereafter exercise all powers and duties set aside to the said original trustee under the said Deed of Trust; and, further does hereby request, authorize, and instruct said Substitute Trustee to conduct and direct the execution of remedies set aside to the beneficiary therein.



Shawnika Harris

Certificate of Posting

My name is Bob Schubert, and my address is c/o 4004 Belt Line Road, Suite 100, Addison, Texas 75001-4320. I declare under penalty of perjury that on July 15, 2019 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: Bob Schubert

Date: July 15, 2019

2122 KAZMEIER PLZ UNIT 2122
BRYAN, TX 77802

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0000008397622

BRAZOS



BEING ALL THAT CERTAIN LOT, TRACT OR PARCEL OF LAND LYING AND BEING SITUATED IN BRAZOS COUNTY, TEXAS, AND BEING UNIT 2122-L, GREENFIELD SQUARE, A CONDOMINIUM PROJECT IN THE CITY OF BRYAN, TEXAS, ACCORDING TO THE CONDOMINIUM DECLARATION RECORDED IN VOLUME 317, PAGE 563, DEED RECORDS OF BRAZOS COUNTY, TEXAS, TOGETHER WITH AN UNDIVIDED INTEREST IN THE GENERAL COMMON ELEMENTS OF SUCH CONDOMINIUM PROJECT APPURTENANT TO SUCH UNIT AS SET FORTH IN THE CONDOMINIUM DECLARATION.

2308 OXFORD ST
BRYAN, TX 77802

00000008354862

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: August 06, 2019

Time: The sale will begin at 10:00 AM 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 25, 2006 and recorded in Document VOLUME 7354, PAGE 73 real property records of BRAZOS County, Texas, with CLARA MAE NIGLIAZZO, grantor(s) and WELLS FARGO BANK, N.A., mortgagee.

4. Obligations Secured. Deed of Trust or Contract Lien executed by CLARA MAE NIGLIAZZO, securing the payment of the indebtednesses in the original principal amount of \$166,500.00, and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. WILMINGTON SAVINGS FUND SOCIETY, FSB, AS TRUSTEE OF UPLAND MORTGAGE LOAN TRUST 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. CARRINGTON MORTGAGE SERVICES, LLC, as Mortgage Servicer, is representing the current mortgagee, whose address is:

c/o CARRINGTON MORTGAGE SERVICES, LLC
1600 SOUTH DOUGLASS ROAD
SUITE 200-A
ANAHEIM, CA 92806

FILED
2019 JUL 15 P 1:51
KAREN MOHEEN COUNTY CLERK
BRAZOS COUNTY, TEXAS
Patsy Davis



2308 OXFORD ST
BRYAN, TX 77802

00000008354862

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.

The undersigned as attorney for the mortgagee or mortgage servicer does hereby remove the original trustee and all successor substitute trustees and appoints in their stead BOB SCHUBERT, LEIGHTON SCHUBERT OR LEIGHA SCHUBERT whose address is c/o BARRETT DAFFIN FRAPPIER TURNER & ENGEL, LLP, 4004 Belt Line Road, Suite 100, Addison, Texas 75001-4320 as Substitute Trustee, who shall hereafter exercise all powers and duties set aside to the said original trustee under the said Deed of Trust; and, further does hereby request, authorize, and instruct said Substitute Trustee to conduct and direct the execution of remedies set aside to the beneficiary therein.



Shawnika Harris

Certificate of Posting

My name is Bob Schubert, and my address is c/o 4004 Belt Line Road, Suite 100, Addison, Texas 75001-4320. I declare under penalty of perjury that on July 15, 2019 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: Bob Schubert
Date: July 15, 2019

2308 OXFORD ST
BRYAN, TX 77802

00000008354862

00000008354862

BRAZOS



ALL OF THE FOLLOWING DESCRIBED REAL PROPERTY IN BRAZOS COUNTY, TEXAS, TO-WIT:

BEING ALL THAT CERTAIN TRACT OR PARCEL OF LAND LYING AND BEING SITUATED IN BRAZOS COUNTY, TEXAS, AND BEING THE WEST FORTY (40) FEET OF LOT FIVE (5) AND THE ADJOINING EAST FORTY (40) FEET OF LOT FOUR (4) IN BLOCK EIGHT (8), LESTER'S WINDOVER PLACE, SECOND INSTALLMENT, AN ADDITION TO THE CITY OF BRYAN, TEXAS ACCORDING TO PLAT OF SAID ADDITION RECORDED IN VOL. 248, PG. 249, DEED RECORDS OF BRAZOS COUNTY, TEXAS.

NOTICE OF FORECLOSURE SALE

FILED

Notice is hereby given of a public nonjudicial foreclosure sale.

2019 JUL -5 P 1:35

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



KAREN McQUEEN, COUNTY CLERK
BRAZOS COUNTY, BRYAN, TEXAS
BY _____ DEPUTY

LOT NINE (9), BLOCK "B", MUNNERLYN VILLAGE, CITY OF BRYAN, TEXAS
ACCORDING TO PLAT THEREOF RECORDED IN VOLUME 123, PAGE 437
OF THE DEED RECORDS OF BRAZOS COUNTY, TEXAS.

- 2. Date, Time, and Place of Sale. The sale is scheduled to be held at the following date,

time, and place:

Date: Tuesday, August 6, 2019

Time: The sale shall begin no earlier than 1:00 p.m. or no later than three hours thereafter. The sale shall be completed no later than 4:00 p.m.

Place: The area of the Brazos County Courthouse in Bryan Texas, designated by the Commissioner's Court pursuant to Section 51.002 of the Texas Property Code as a place where foreclosure sales are to take place.

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. Such reposting or refiling may be after the date originally scheduled for this sale.

- 3. 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 cash on the date the property is sold.

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 or substitute trustee to sell the property in one or more parcels and/or sell all or only part of the property.

Pursuant to 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 condition of the property.

Pursuant to the Texas Property Code, the trustee or 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 sale.

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.

4. Type of Sale. The sale is a nonjudicial Deed of Trust lien foreclosure sale being conducted pursuant to the power of sale granted by that one certain Deed of Trust executed by Joshua D. Shields and Samantha M. Shields, dated May 2, 2014, and recorded in Document Number 01207488 of the Deed of Trust Records of Brazos County, Texas.

5. Obligations Secured. The Deed of Trust provides that it secures the payment of the indebtedness and obligations therein described (collectively the "Obligation") in the original principal amount of \$468,200.00, and payable to the order of Wells Fargo Bank, N.A. Wells Fargo Bank, N.A. is the current owner and holder of the Obligation and is the beneficiary under the Deed of Trust.

6. Default and Request To Act. Default has occurred under the Deed of Trust, and the beneficiary has requested me, as 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: July 3, 2019.



Blake Rasner
Substitute Trustee
Haley & Olson, P.C.
100 N. Ritchie Road, Suite 200
Waco, Texas 76712
Telephone: (254) 776-3336
Facsimile: (254) 776-6823
Email: brasner@haleyolson.com