

NOTICE OF TRUSTEE'S SALE

The following "Notice of Trustee's Sale" were scanned and placed on the website for the Midland County Clerk on: April 23, 2019

If a withdrawal of the notice of trustee's sale has been received, the withdrawal notice **will not** be reflected on the website.

Alison Haley, County Clerk
Midland County, Texas

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.

Accepted for Filing in:
Midland County

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

Date: May 07, 2019

On: Apr 16, 2019 at 08:26A

Time: The sale will begin at 1:00 PM or not later than three hours after that time.

By:
Tia Heady

Place SOUTH ENTRANCE OF THE MIDLAND COUNTY COURTHOUSE OR AS DESIGNATED BY THE COUNTY COMMISSIONERS or as designated by the county commissioners.

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

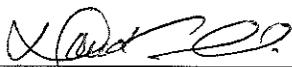
3. **Instrument to be Foreclosed.** The Instrument to be foreclosed is the Deed of Trust or Contract Lien dated May 01, 2009 and recorded in Document CLERK'S FILE NO. 2009-9387 real property records of MIDLAND County, Texas, with FREDDY L HEMMINGSON AND JANET HEMMINGSON, grantor(s) and PIONEER BANK, A FEDERAL SAVINGS BANK, mortgagee.

4. **Obligations Secured.** Deed of Trust or Contract Lien executed by FREDDY L HEMMINGSON AND JANET HEMMINGSON, securing the payment of the indebtednesses in the original principal amount of 160,500.00, 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.** 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. LOANCARE, LLC, as Mortgage Servicer, is representing the current mortgagee, whose address is:

c/o LOANCARE, LLC
3637 SENTARA WAY
VIRGINIA BEACH, VA 23452


BOBBY FLETCHER, JONATHAN SCHENDEL, KRISTIE ALVAREZ, CHARLES GREEN, CLAY GOLDEN, LOGAN THOMAS, LISA BRUNO, SHAWN SCHILLER, PATRICK ZWIERS, KRISTOPHER HOLUB, DANA KAMIN, GARRETT SANDERS, AARTI PATEL, SHELLEY NAIL, KRISTINA MCCRARY, JOHN MCCARTHY, OR DAVID CARRILLO

Substitute Trustee
c/o BARRETT DAFFIN FRAPPIER TURNER & ENGEL, LLP
4004 Belt Line Road, Suite 100
Addison, Texas 75001

My name is David Carroll, and my address is c/o 4004 Belt Line Road, Suite 100, Addison, Texas 75001. I declare under penalty of perjury that on 4-15-19 I filed at the office of the MIDLAND County Clerk and caused to be posted at the MIDLAND County courthouse this notice of sale.

Certificate of Posting

Declarants Name: David Carroll
Date: 4-15-19



NOS00000007986342

MS

0000007986342

EXHIBIT "A"

LOT NINETEEN (19), BLOCK FIFTEEN (15), THUNDERBIRD HEIGHTS FIRST SECTION, AN ADDITION TO THE CITY OF MIDLAND, MIDLAND COUNTY, TEXAS ACCORDING TO THE MAP OR PLAT THEREOF OF RECORD IN PLAT CABINET A, PAGE 83, PLAT RECORDS OF MIDLAND COUNTY, TEXAS.



NOS0000007986342

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On: Apr 15, 2019 at 03:10P

[FILING REQUESTED BY
AND WHEN FILED MAIL TO:]

By:
Araceli Reyes

Entra Default Solutions, LLC
1355 Willow Way, Suite 115
Concord, California 94520
For Sale Information: (925)272-4993
For Reinstatement / Pay Off Requests: (925)272-4993

T.S. Number: 2019-04574
Loan Number: 1470922173

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

WHEREAS, on 3/4/1986, AMADO G. CALDERON AND YOLANDA R. CALDERON, as Grantor/Borrower, executed and delivered that certain Deed of Trust, in favor of LEE B. KRAMER, as Trustee, THE ADMINISTRATOR OF VETERANS AFFAIRS, as Beneficiary which deed of trust secures the payment of that certain promissory note of even date therewith in the original amount of \$19,000.00, payable to the order of THE ADMINISTRATOR OF VETERANS AFFAIRS, which Deed of Trust is Recorded on 3/10/1986 as Instrument No: 4379, in Volume 576 Page 319 Official Public Records of Midland County, Texas, Deed of Trust covers all of the real property, personal property, and fixtures described therein, including , but not limited to, all the following described property, rights and interests (the "Property"), to-wit;

BEING LOT SEVEN (7), BLOCK TWO (2), EAST GLENDALE ADDITION, SECTION TWO (2), an addition to the City of Midland, Midland County, Texas, according to the map or plat thereof as recorded in Plat Cabinet D/89, Plat Records in the office of the County Clerk in and for Midland County, Texas.

Commonly known as: **1312 E COWDEN AVE, MIDLAND, TX 79701**

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 **SHELLEY NAIL, JOHNE EADS AND/OR DONNA TROUT** 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 **Secretary of Veterans Affairs, an Officer of the United States, his/her/ their successors and future assigns**, 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, 5/7/2019 at 10:00 AM**, or no later than three (3) hours after such time, being the first Tuesday of such month, of **Midland County, Texas**, the Substitute Trustee will sell the property "At Public Auction to the highest bidder for cash, in **Midland, Midland County, Texas**, in the area designated by the Commissioners court of such County, pursuant to 51.002 of the Texas Property Code as the place where foreclosure sales are to take place (if no

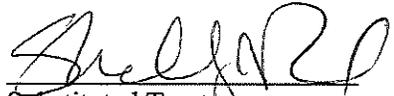
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such place is so designated, the sale will take place in the area where this Notice of Substitute Trustee's Sale is posted).

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, conveyance of the Property shall be made without any representations or warranties whatsoever, express or implied.

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.

WITNESS, my hand this 4/15/2019


Substituted Trustee

THIS IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

Address for Trustee or Substitute Trustee
c/o Entra Default Solutions, LLC
1355 Willow Way Suite 115
Concord, CA 94520
925 272-4993

On ~~Apr 15~~ ^{Apr 15} 2019 at 11:40A
Midland County

By
Araceli Reyes

SUBSTITUTE TRUSTEE'S NOTICE OF SALE

WHEREAS, on *August 31, 2017*, a Deed of Trust and Security Agreement (the "Deed of Trust") was executed by *D and R Acquisitions, L.L.C.* ("Borrower"), conveying to *William P. Schonacher, Trustee*, the hereinafter described real property, fixtures and personal property to secure the payment of the Debt (as defined in the Deed of Trust), said Deed of Trust being recorded as *Document No. 2017-26048* in the Official Public Records of *Midland* County, Texas, reference to which is hereby made for all purposes; and

WHEREAS, default has occurred in the payment of said Debt, and said Debt is now all due, and International Bank of Commerce ("IBOC"), the legal owner and holder thereof, has demanded payment thereof and has requested the undersigned to enforce the power of sale set forth in the Deed of Trust and to sell said real property, fixtures and personal property pursuant to the terms of said Deed of Trust; and

WHEREAS, the undersigned has been appointed as Substitute Trustee in accordance with the provisions of said Deed of Trust.

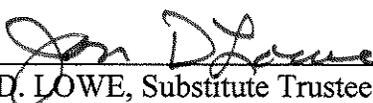
THEREFORE, NOTICE is given that the undersigned or such other person appointed as Substitute Trustee pursuant to the provisions of the Deed of Trust will sell the hereinafter-described real property, fixtures and personal property securing the repayment of the Debt on Tuesday, the *7th day of May, 2019*, that being the first Tuesday in said month, beginning not earlier than *11:30 A.M.* and ending not later than *2:30 P.M.*, at the area designated by the Commissioner's Court of *Midland* County, Texas pursuant to Section 51.002(a) of the Texas Property Code, at public sale to the highest bidder for cash, such real property, fixtures and personal property being described as follows, to-wit:

(i) The real property described on Exhibit "A" attached hereto and incorporated herein by reference, and all other real property interests on which IBOC holds a lien pursuant to the terms of the Deed of Trust; and

(ii) All fixtures and personal property on which IBOC holds a lien or security interest pursuant to the terms of the Deed of Trust.

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.

WITNESS MY HAND on *April 15, 2019*.



JON D. LOWE, Substitute Trustee
MARTIN & DROUGHT, P.C.
Bank of America Plaza, 25th Floor
300 Convent Street
San Antonio, Texas 78205
Tel.: (210) 220-1348
Fax: (210) 227-7924
Email: jlowe@mdtlaw.com

Exhibit "A"

MIDLAND COUNTY

A 1.26 acre tract of land out of the NE/4 of Section 33, Block 39, T-1-S, T&P RR Co. Survey, Midland County, Texas, and being described more fully by metes and bounds as follows:

BEGINNING at a spike nail found for the NE corner of this tract at the intersection of the south right-of-way line of Franklin Avenue and the west right-of-way line of Clark Street, from which the NE corner of the said Section 33 bears N 38° 55' E. 993.2 feet, N. 15° 00' W 744.5 feet and N. 75° 00' E. 717.0 feet (reference Garrett Place property deed recorded in Volume 83, Page 319, Deed Records, Midland County, Texas);

Thence S. 33° 06' E. 283.93 feet along said west right-of-way line of Clark Street to a spike nail found for the SE corner of this tract in the present north right-of-way line of West Wall Avenue;

Thence S. 38° 57' 15" W. 203.64 feet along said north right-of-way of West Wall Avenue to a spike nail found for the NW corner of this tract;

Thence N. 33° 03' 53" W. 283.85 feet to a 1/2" iron rod found for the NW corner of this tract in the above south right-of-way line of Franklin Avenue;

Thence N 38° 55' E. 203.50 feet along said south right-of-way line of Franklin Avenue to the PLACE OF BEGINNING.

On: Apr 05, 2019 at 10:01A

By:
Cristella Gonzalez

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

THE STATE OF TEXAS

*

* **KNOW ALL MEN BY THESE PRESENTS:**

*

COUNTY OF MIDLAND

WHEREAS, THERESA ANN VASQUEZ ("Grantor"), executed that certain Deed of Trust as same may have been heretofore amended, the "Deed of Trust" dated September 13, 2012, and recorded in Document Number 2012-20587, Official Records of Midland County, Texas, granting and conveying to MAC A. STARNES, as Trustee (the "Trustee"), all of the real property, (the "Real Property") described in the Deed of Trust and located in Midland County, Texas, which Real Property includes the land described in Exhibit "A" attached hereto and incorporated herein by reference for all purposes together with all improvements thereon and appurtenances thereto, to secure that certain Promissory Note (as same may have been heretofore amended, the "Note") dated September 13, 2012, in the original principal amount of \$64,500.00, executed by Grantor and payable to IDEAL COMMUNITY ECONOMIC EDUCATION DEVELOPMENT, INC., and

WHEREAS, a default has occurred in the payment of the indebtedness evidenced by the Note and secured by the Deed of Trust and said indebtedness has been declared to be and is now wholly due and payable, and Beneficiary, the current owner and holder of the Note and beneficiary under the Deed of Trust, has authorized and directed the Substitute Trustee to post, file and mail this Notice of Substitute Trustee's Sale, and to sell the Mortgaged Property to satisfy said indebtedness. *AT THE TIME THAT ANY NOTICE WAS GIVEN TO THE GRANTOR NAMED IN THE DEED OF TRUST AND/OR EVERY OTHER PARTY OBLIGATED ON THE DEBT PER AFFIANT'S RECORDS, AND AT THE TIME OF THE RESULTING SALE, NEITHER THE GRANTOR NAMED IN THE DEED OF TRUST NOR ANY OTHER PARTY OBLIGATED ON THE DEBT WAS A MEMBER OF THE ARMED SERVICES OF THE UNITED STATES OF AMERICA.*

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on Tuesday, the 7th day of May 2019, the Substitute Trustee will begin to sell the Mortgaged Property at the earliest at 10:00 o'clock a.m., or not later than three hours after that time, at the steps on the south west side of the Midland County Courthouse in Midland County, Texas, to the highest bidder for cash.

WITNESS MY HAND this 5th day of April, 2019.



J. BRIAN MARTIN, SUBSTITUTE TRUSTEE

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THE STATE OF TEXAS

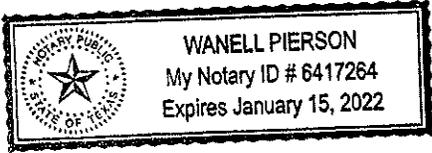
*

COUNTY OF MIDLAND

*

*

This instrument was acknowledged before me on April 5, 2019, by J. BRIAN MARTIN, SUBSTITUTE TRUSTEE.



Wanell Pierson

NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS

EXHIBIT "A"

LEGAL DESCRIPTION

The South 50 feet of the West One-Half (W/2) of Block 74, Original Town of Midland, an addition to the City of Midland, an addition to the City of Midland, Midland County, Texas according to the map or plat thereof of record in Volume 3, Page 232 of the Deed Records, Midland County, Texas.

SAVE AND EXCEPT all oil, gas and other minerals in, on and under said land as reserved by prior grantors; and SUBJECT TO all valid oil and gas leases, easements, rights-of-way, and covenants and restrictions of record in the Office of the County Clerk of Midland County, Texas.

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On: Mar 23, 2019 at 01:48P

By:
Tia Heady

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

Matter No.: 079654-TX

Date: March 25, 2019

County where Real Property is Located: Midland

ORIGINAL MORTGAGOR: BRENNYN SMITH, AN UNMARRIED MAN

ORIGINAL MORTGAGEE: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC., SOLELY AS NOMINEE FOR QUICKEN LOANS, INC., ITS SUCCESSORS AND ASSIGNS

CURRENT MORTGAGEE: QUICKEN LOANS INC.

MORTGAGE SERVICER: QUICKEN LOANS INC.

DEED OF TRUST DATED 4/12/2016, RECORDING INFORMATION: Recorded on 4/12/2016, as Instrument No. 2016-10276

SUBJECT REAL PROPERTY (LEGAL DESCRIPTION): BEING LOT FORTY NINE (49), BLOCK TWELVE (12), LEGENDS PARK, SECTION 7, AN ADDITION TO THE CITY OF MIDLAND, MIDLAND COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN CABINET I, PAGE 163, PLAT RECORDS, MIDLAND COUNTY,

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on 5/7/2019, the foreclosure sale will be conducted in Midland 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 10:00 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.

QUICKEN LOANS INC. is acting as the Mortgage Servicer for QUICKEN LOANS INC. who is the Mortgagee of the Note and Deed of Trust associated with the above referenced loan. QUICKEN LOANS INC., as Mortgage Servicer, is representing the Mortgagee, whose address is:

QUICKEN LOANS INC.
1050 Woodard Ave
Detroit, MI 48226-1906

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.



05/5

Matter No.: 079654-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
BOBBY FLETCHER, JONATHAN SCHENDEL, KRISTIE
ALVAREZ, CHARLES GREEN, CLAY GOLDEN, LOGAN
THOMAS, LISA BRUNO, SHAWN SCHILLER, PATRICK
ZWIERS, KRISTOPHER HOLUB, DANA KAMIN, GARRETT
SANDERS, AARTI PATEL, SHELLEY NAIL, KRISTINA
MCCRARY, VANESSA MCHANNEY, DONNA TROUT,
JOHNIE EADS, 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

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On: Mar 28, 2019 at 01:42P

By:
Tia Heady**NOTICE OF FORECLOSURE 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 OR 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: LOT ONE (1), BLOCK THREE (3), GERALDINE PARK ADDITION, AN ADDITION TO THE CITY OF MIDLAND, MIDLAND COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN CABINET B, PAGE 199 OF THE PLAT RECORDS OF MIDLAND COUNTY, TEXAS.

2. Instrument to be Foreclosed. The instrument to be foreclosed is the Deed of Trust dated 10/11/2002 and recorded in Book 2078 Page 154 real property records of Midland County, Texas.

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

Date: 05/07/2019

Time: 10:00 AM

Place: Midland County Courthouse, Texas at the following location: THE FOYER AND SOUTH ENTRANCE AT THE FRONT OF THE COURTHOUSE OR AS DESIGNATED BY THE COUNTY COMMISSIONER'S OFFICE or as designated by the County Commissioners Court.

4. Terms of Sale. The sale will be conducted as a public auction to the highest bidder for cash. Pursuant to the deed of trust, the mortgagee 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.

5. Obligations Secured. The Deed of Trust executed by ROBERT MIDDLETON AND REBECCA MIDDLETON AND JEFFERSON CARL WARD, provides that it secures the payment of the indebtedness in the original principal amount of \$65,000.00, and obligations therein described including but not limited to (a) the promissory note; and (b) all renewals and extensions of the note. The Bank of New York Mellon Trust Company, National Association fka The Bank of New York Trust Company, N.A. as successor to JPMorgan Chase Bank, as Trustee for Residential Asset Mortgage Products, Inc., Mortgage Asset-Backed Pass-Through Certificates, Series 2003-RP2 is the current mortgagee of the note and deed of trust and OCWEN LOAN SERVICING, LLC is mortgage servicer. A servicing agreement between the mortgagee, whose address is The Bank of New York Mellon Trust Company, National Association fka The Bank of New York Trust Company, N.A. as successor to JPMorgan Chase Bank, as Trustee for Residential Asset Mortgage Products, Inc., Mortgage Asset-Backed Pass-Through Certificates, Series 2003-RP2 c/o OCWEN LOAN SERVICING, LLC, 1661 Worthington Road, Suite 100, West Palm Beach, FL 33409 and the mortgage servicer and Texas Property Code § 51.0025 authorizes the mortgage servicer to collect the debt.

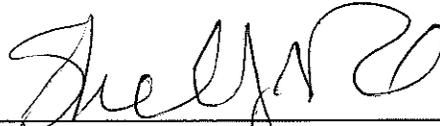
6. Order to Foreclose. The Bank of New York Mellon Trust Company, National Association fka The Bank of New York Trust Company, N.A. as successor to JPMorgan Chase Bank, as Trustee for Residential Asset Mortgage Products, Inc., Mortgage Asset-Backed Pass-Through Certificates, Series 2003-RP2 obtained a Order from the US District Court, Western District on 04/18/2018 under Cause No. 7:15-cv-00041-DAE-DC. The mortgagee has requested a Substitute Trustee conduct this sale pursuant to the Court's Order.

7. Substitute Trustee(s) Appointed to Conduct Sale. In accordance with Texas Property Code Sec. 51.0076, the undersigned attorney for the mortgage servicer has named and appointed, and by these presents does name and appoint SHELLEY NAIL, DONNA TROUT, JOHNIE EADS OR MICHAEL W. ZIENTZ, 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.



Mackie Wolf Zientz & Mann, P.C.
Brandon Wolf, Attorney at Law
L. Keller Mackie, Attorney at Law
Lori Liane Long, Attorney at Law
✓ Chelsea Schneider, Attorney at Law
Ester Gonzales, Attorney at Law
Parkway Office Center, Suite 900
14160 North Dallas Parkway
Dallas, TX 75254



SHELLEY NAIL, DONNA TROUT, JOHNIE EADS OR
MICHAEL W. ZIENTZ
c/o AVT Title Services, LLC
1101 Ridge Rd. Suite 222
Rockwall, TX 75087

Certificate of Posting

I am Shelley Nail whose address is c/o AVT Title Services, LLC, 1101 Ridge Rd., Suite 222, Rockwall, TX 75087. I declare under penalty of perjury that on 3-28-19 I filed this Notice of Foreclosure Sale at the office of the Midland County Clerk and caused it to be posted at the location directed by the Midland County Commissioners Court.



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: May 07, 2019

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

Place SOUTH ENTRANCE OF THE MIDLAND COUNTY COURTHOUSE 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 13, 2013 and recorded in Document CLERK'S FILE NO. 2013-11619; AS AFFECTED BY CORRECTION INSTRUMENTS AT CLERK'S FILE NOS. 2019-6333 AND 2019-7239 real property records of MIDLAND County, Texas, with SADOR ANDRES SOTELO, grantor(s) and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS") AS NOMINEE, mortgagee.

4. **Obligations Secured.** Deed of Trust or Contract Lien executed by SADOR ANDRES SOTELO, securing the payment of the indebtednesses in the original principal amount of \$152,192.00, 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

BOBBY FLETCHER, JONATHAN SCHENDEL, KRISTIE ALVAREZ, CHARLES GREEN, CLAY GOLDEN, LOGAN THOMAS, LISA BRUNO, SHAWN SCHILLER, PATRICK ZWIERS, KRISTOPHER HOLUB, DANA KAMIN, GARRETT SANDERS, AARTI PATEL, SHELLEY NAIL, KRISTINA MCCRARY, JOHN MCCARTHY, OR DAVID CARRILLO
Substitute Trustee

c/o BARRETT DAFFIN FRAPPIER TURNER & ENGEL, LLP
4004 Belt Line Road, Suite 100
Addison, Texas 75001

Certificate of Posting

My name is David Carrillo, and my address is c/o 4004 Belt Line Road, Suite 100, Addison, Texas 75001. I declare under penalty of perjury that on 3-28-19 I filed at the office of the MIDLAND County Clerk and caused to be posted at the MIDLAND County courthouse this notice of sale.

Declarants Name: [Signature]
Date: 3-28-19

Accepted for Filing in:
Midland County

On: Mar 28, 2019 at 09:16A

By:
Chonna Gomez



N

EXHIBIT "A"

THE WEST 48.2 FEET OF LOT TWENTY-EIGHT (28) AND THE EAST 24.8 FEET OF LOT TWENTY-NINE (29), BLOCK FIFTY-EIGHT (58), PERMIAN ESTATES, AN ADDITION TO THE CITY OF MIDLAND, MIDLAND COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF OF RECORD IN CABINET A, PAGE 63, PLAT RECORDS OF MIDLAND COUNTY, TEXAS.



NOS0000008174906

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

Matter No.: 079287-TX

Date: March 15, 2019

County where Real Property is Located: Midland

ORIGINAL MORTGAGOR: SONIA OLIVAS, A SINGLE WOMAN

ORIGINAL MORTGAGEE: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC., SOLELY AS NOMINEE FOR AMERICAN STATE BANK, ITS SUCCESSORS AND ASSIGNS

CURRENT MORTGAGEE: BOKF, N.A.

MORTGAGE SERVICER: BANK OF OKLAHOMA MORTGAGE

DEED OF TRUST DATED 2/26/2009, RECORDING INFORMATION: Recorded on 3/2/2009, as Instrument No. 2009-3880 in Book 3156 Page 771 and later modified by a loan modification agreement recorded as Instrument No. 2016-32559 on 11/18/2016

SUBJECT REAL PROPERTY (LEGAL DESCRIPTION): BEING EAST 29 FEET OF LOT SIX (6) AND THE WEST 41 FEET OF LOT SEVEN (7), BLOCK FIFTY ONE (51), PERMIAN ESTATES, AN ADDITION TO THE CITY OF MIDLAND, MIDLAND COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF OF RECORD IN PLAT CABINET A, PAGE 63, PLAT RECORDS OF MIDLAND COUNTY, TEXAS

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on 5/7/2019, the foreclosure sale will be conducted in Midland 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 10:00 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.

BANK OF OKLAHOMA MORTGAGE is acting as the Mortgage Servicer for BOKF, N.A. who is the Mortgagee of the Note and Deed of Trust associated with the above referenced loan. BANK OF OKLAHOMA MORTGAGE, as Mortgage Servicer, is representing the Mortgagee, whose address is:

BOKF, N.A.
c/o BANK OF OKLAHOMA MORTGAGE
7060 S. YALE AVE. SUITE 200
TULSA, OK 74136

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.



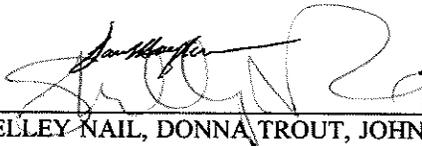
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AP NOS 12072016

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Matter No.: 079287-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
SHELLEY NAIL, DONNA TROUT, JOHNIE EADS, 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

19 3

NOTICE OF SUBSTITUTE TRUSTEE SALE

Deed of Trust Date:
5/15/2002

Grantor(s)/Mortgagor(s):
RICHARD LOPEZ AND SPOUSE, ELVIA LOPEZ

Original Beneficiary/Mortgagee:
MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS") SOLELY AS A NOMINEE FOR LRS FINANCIAL NETWORK, INC., DBA HNB MORTGAGE, ITS SUCCESSORS AND ASSIGNS

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

Recorded in:
Volume: 1991
Page: 431
Instrument No: 9862

Property County:
MIDLAND

Accepted for Filing in:
Midland County

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

On: Mar 21, 2019 at 11:01A
By,
Ansie Estrada

Legal Description: BEING THE WEST 78 FEET OF LOT THREE (3) AND THE EAST 24 FEET OF LOT FOUR (4), BLOCK THREE (3), MA-MAR TERRACE ADDITION, AN ADDITION TO THE CITY OF MIDLAND, MIDLAND COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN CABINET A, PAGE 51, PLAT RECORDS, MIDLAND COUNTY, TEXAS.

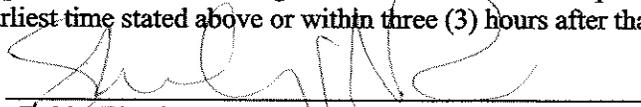
Date of Sale: 5/7/2019

Earliest Time Sale Will Begin: 10:00:00 AM

Place of Sale of Property: Midland County Courthouse, 500 North Loraine Street, Midland, TX 79701 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


Bobby Fletcher, Jonathan Schendel, Kristie Alvarez, Charles Green, Clay Golden, Logan Thomas, Lisa Bruno, Shawn Schiller, Patrick Zwiers, Kristopher Holub, Dana Kamin, Garrett Sanders, Aarti Patel, Shelley Nail, Kristina McCrary, Cassie Martin or Donna Trout or Thuy Frazier or Cindy Mendoza or Deanna Segovia, Substitute Trustee
MCCARTHY & HOLTHUS, LLP
1255 WEST 15TH STREET, SUITE 1060
PLANO, TX 75075

service to the sender of this notice immediately.

MH File Number: TX-19-71043-POS
Loan Type: FHA

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On: Mar 14, 2019 at 11:18A

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

MIDLAND County

Deed of Trust Dated: October 19, 2006

Amount: \$61,400.00

Grantor(s): ABRAHAM ARMENDAREZ and YOLANDA JORDAN

By:
Tia Heads

Original Mortgagee: BEZINQUE PROPERTIES I, LTD.

Current Mortgagee: BAYVIEW LOAN SERVICING, LLC, A DELAWARE LIMITED LIABILITY COMPANY

Mortgagee Address: BAYVIEW LOAN SERVICING, LLC, A DELAWARE LIMITED LIABILITY COMPANY, 4425 Ponce de Leon Blvd., Suite 500, Coral Gables, FL 33146

Recording Information: Document No. 23659

Legal Description: BEING ALL OF LOT EIGHT (8), BLOCK FIFTEEN (15), PERMIAN ESTATES, AN ADDITION TO THE CITY OF MIDLAND, MIDLAND COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN CABINET A, PAGE 63, PLAT RECORDS, MIDLAND COUNTY, TEXAS.

Date of Sale: May 7, 2019 between the hours of 10:00 AM and 1:00 PM.

Earliest Time Sale Will Begin: 10:00 AM

Place of Sale: The foreclosure sale will be conducted at public venue in the area designated by the MIDLAND 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.

JONATHAN SCHENDEL OR KRISTIE ALVAREZ, SHELLEY NAIL, DONNA TROUT, PATRICK ZWIERS, CHARLES GREEN, KRISTOPHER HOLUB, JOHNNIE EADS, CASSIE MARTIN, VANESSA MCHANNEY, BOBBY FLETCHER, CLAY GOLDEN, LOGAN THOMAS, LISA BRUNO, SHAWN SCHILLER, DANA KAMIN, GARRETT SANDERS, AARTI PATEL, OR KRISTINA MCCRARY 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.

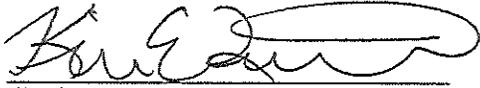
If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the funds paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.

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. §§ 3901 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 OR AUTHORIZED AGENT OF THE MORTGAGEE OR MORTGAGE SERVICER.

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KIM ELLEN LEWINSKI, ATTORNEY AT LAW
HUGHES, WATTERS & ASKANASE, L.L.P.

1201 Louisiana, SUITE 2800

Houston, Texas 77002

Reference: 2017-004270



JONATHAN SCHENDEL OR KRISTIE ALVAREZ, SHELLEY
NAIL, DONNA TROUT, PATRICK ZWIERS, CHARLES GREEN,
KRISTOPHER HOLUB, JOHNIE EADS, CASSIE MARTIN,
VANESSA MCHANEY, BOBBY FLETCHER, CLAY GOLDEN,
LOGAN THOMAS, LISA BRUNO, SHAWN SCHILLER, DANA
KAMIN, GARRETT SANDERS, AARTI PATEL, OR KRISTINA
MCCRARY

c/o Tejas Trustee Services

14800 Landmark Blvd, Suite 850

Addison, TX 75254

Accepted for Filing in:
Midland County

On: Mar 14, 2019 at 11:20A

By:
Tia Heady

RECORDING REQUESTED BY:

WHEN RECORDED MAIL TO:

Shelley Nail, Donna Trout, Johnie Eads
c/o Malcolm Cisneros/Trustee Corps
17100 Gillette Avenue
Irvine, CA 92614
(949) 252-8300

TS No TX07000038-19-1

APN R000000398

TO No 190663674-TX-RWI

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

WHEREAS, on April 3, 2006, RYAN BURROW AND WIFE, TAMBERLYN BURROW as Grantor/Borrower, executed and delivered that certain Deed of Trust in favor of W.R. COLLIER as Trustee, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. as nominee for AMERICAN STATE BANK, 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 \$135,228.00, payable to the order of Lakeview Loan Servicing, LLC as current Beneficiary, which Deed of Trust recorded on April 4, 2006 as Document No. 6951 in Book 2661, on Page 191 in Midland 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 R000000398

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 **Shelley Nail, Donna Trout, Johnie Eads** 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.



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TS No TX07000038-19-1

APN R000000398

TO No 190663674-TX-RWI

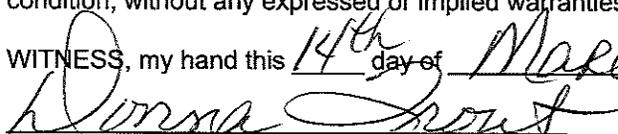
NOW THEREFORE, NOTICE IS HEREBY GIVEN that on **Tuesday, May 7, 2019 at 10:00 AM**, no later than three (3) hours after such time, being the first Tuesday of such month, the Substitute Trustee will sell the Property at public venue to the highest bidder for cash. The sale will take place in Midland County, 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: **On the steps on the south side of the Midland County Courthouse, or if the preceding area is no longer the designated area, at the area most recently designated by the County Commissioner's Court, 500 North Loraine Street, Midland, TX 79701.**

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 14th day of March, 2019


By: Shelley Nail, Donna Trout, Johnie Eads
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.Xome.com
FOR AUTOMATED SALES INFORMATION PLEASE CALL: Xome at 800-758-8052**

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.

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EXHIBIT "A"

Being a 1.0 acres tract of land in the southeast corner of Section 7, Block "X", H. P. Hilliard Survey, Midland County, Texas, as follows:

BEGINNING at a 1/2" iron rod set in the intersection of the west right-of-way line of Midland Drive with the north right -of-way line of Mockingbird Lane for the southeast corner of this tract, from which the southeast corner of Section 7 bears S. 15° 17' 34" E. a distance of 45.0 feet and N. 74° 51' 28" E. a distance of 45.0 feet;

THENCE S. 74° 51' 37" W. with said north right-of-way line of Mockingbird Lane for a distance of 229.75 feet to a 1/2" iron rod found for the southwest corner of this tract;

THENCE N. 15° 10' 10" W. for a distance of 190 feet to a 1/2" iron rod found in the south line of a 20 foot wide. alley for the northwest corner of this tract;

THENCE N. 74° 51' 28" E. with said south line of the alley for a distance of 229.34 feet to a 1/2" iron rod found in the west line of Midland Drive for the northeast corner of this tract;

THENCE S. 15° 17' 34" E. with said west right-of-way line of Midland Drive for a distance of 190.0 feet to the PLACE OF BEGINNING, and containing one acre of land more or less.

On: Mar 11, 2019 at 09:06A

By:
Araceli Reyes 00000008168403

2801 AUBURN DRIVE
MIDLAND, TX 79705

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: May 07, 2019

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

Place: SOUTH ENTRANCE OF THE MIDLAND COUNTY COURTHOUSE 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 03, 2010 and recorded in Document CLERK'S FILE NO. 2010-23784 real property records of MIDLAND County, Texas, with STEVE SAMPLES AND SUNI SAMPLES, grantor(s) and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., ("MERS"), AS NOMINEE, mortgagee.

4. Obligations Secured. Deed of Trust or Contract Lien executed by STEVE SAMPLES AND SUNI SAMPLES, securing the payment of the indebtednesses in the original principal amount of \$176,411.00, 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



BOBBY FLETCHER, JONATHAN SCHENDEL, KRISTIE ALVAREZ, CHARLES GREEN, CLAY GOLDEN, LOGAN THOMAS, LISA BRUNO, SHAWN SCHILLER, PATRICK ZWIERS, KRISTOPHER HOLUB, DANA KAMIN, GARRETT SANDERS, AARTI PATEL, SHELLEY NAIL, KRISTINA MCCRARY, JOHN MCCARTHY, OR DAVID CARRILLO
Substitute Trustee

c/o BARRETT DAFFIN FRAPPIER TURNER & ENGEL, LLP
4004 Belt Line Road, Suite 100
Addison, Texas 75001

My name is DAVID Carrillo, and my address is c/o 4004 Belt Line Road, Suite 100, Addison, Texas 75001. I declare under penalty of perjury that on 3-11-19 I filed at the office of the MIDLAND County Clerk and caused to be posted at the MIDLAND County courthouse this notice of sale.

Certificate of Posting

Declarants Name: DAVID Carrillo
Date: 3-11-19



NOS0000008168403

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MIDLAND

EXHIBIT "A"

LOT SIXTEEN (16), BLOCK TWO (2), WEST HAVEN ADDITION, AN ADDITION TO THE CITY OF MIDLAND, MIDLAND COUNTY, TEXAS ACCORDING TO THE MAP OR PLAT THEREOF OF RECORD IN PLAT CABINET A, PAGE 124, PLAT RECORDS OF MIDLAND COUNTY, TEXAS.



NOS0000008168403

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On: Mar 11, 2019 at 08:38A

C&S No. 44-19-0483 / FHA / Yes / RECORD NOS
Freedom Mortgage Corporation

By:
Araceli Reyes

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 & Stawarski, PC, 400 North Sam Houston Parkway East, Suite 900A, Houston, Texas 77060

Date of Security Instrument: February 28, 2014

Grantor(s): Grant Singleton, a married man, and Sarah Singleton, signing pro forma to perfect lien only

Original Trustee: Dewey Bryant

Original Mortgagee: Mortgage Electronic Registration Systems, Inc. as Nominee for SouthWest Bank, a Banking Corporation, its successors and assigns

Recording Information: Clerk's File No. 2014-4393, in the Official Public Records of MIDLAND County, Texas.

Current Mortgagee: Freedom Mortgage Corporation

Mortgage Servicer: Freedom Mortgage Corporation, whose address is C/O 907 Pleasant Valley Ave, Suite 300, Mt. Laurel, NJ 08054 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.

Legal Description:

LOT TWENTY THREE (23), BLOCK NINE (9), SECTION 1 NORTHGATE ADDITION, AN ADDITION TO THE CITY OF MIDLAND, MIDLAND COUNTY, TEXAS ACCORDING TO THE MAP OR PLAT THEREOF OF RECORD IN CABINET B, PAGE 397, PLAT RECORDS OF MIDLAND COUNTY, TEXAS.

Date of Sale: 05/07/2019 Earliest Time Sale Will Begin: 10:00 AM

APPOINTMENT OF SUBSTITUTE TRUSTEE

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.

WHEREAS, the undersigned hereby APPOINTS AND DESIGNATES Shelley Nail, Donna Trout, Frederick Britton, Ramiro Cuevas, Jonathan Schendel, Doug Woodard, Kristie Alvarez, Johnie Eads, Erin Van Evera-Welch, Lanelle Lynch, Marcus Etheridge, Tim Watkins, Thomas Delaney, Danya Gladney or Lisa Cockrell as Substitute Trustee

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.



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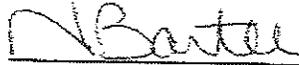
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Place of Sale of Property: The foreclosure sale will be conducted in the area designated by the MIDLAND County Commissioners Court pursuant to Section 51.002 of the Texas Property Code as the place where the foreclosure sales are to take place, or 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.

Executed on this the 6th day of March, 2019.

For Information:

"Auction.com
1 Mauchly
Irvine, CA 92618



Nicole M. Bartee, Attorney at Law
Codilis & Stawiarski, P.C.
400 N. Sam Houston Pkwy E, Suite 900A
Houston, TX 77060
(281) 925-5200

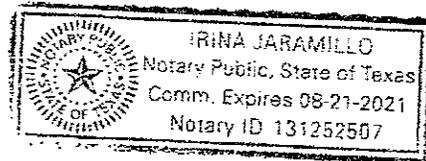
STATE OF TEXAS

COUNTY OF HARRIS

Before me, the undersigned Notary Public, on this day personally appeared Nicole M. Bartee as Attorney for the Mortgagee and/or Mortgage Servicer known to me or proved to me through a valid State driver's license or other official identification described as *Personal Knowledge*, to be the person whose name is subscribed to the foregoing instrument and acknowledge to me that he/she executed the same for the purposes and consideration therein expressed.

Executed on this the 6th day of March, 2019.


Notary Public
Signature



Posted and filed by: 

Printed Name: Shelley Hill

C&S No. 44-19-0483 / FHA / Yes
Freedom Mortgage Corporation

Accepted for Filing in:
Midland County

2415 Idlewilde , Midland, TX 79707

On: Mar 19-002742
21-2017 at 08:38A

By:
Araceli Reyes

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: 05/07/2019
Time: Between 10am-1pm and beginning not earlier than 10am-1pm or not later than three hours thereafter.
Place: The area designated by the Commissioners Court of Midland 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 07/17/2006 and recorded in the real property records of Midland County, TX and is recorded under Clerk's File/Instrument Number 16587, Vol. 2718, Page 313, with DONNA G.O. PINKERTON (grantor(s)) and NATIONAL CITY MORTGAGE, A DIVISION OF NATIONAL CITY BANK OF INDIANA mortgagee to which reference is herein made for all purposes.

4. Obligations Secured. Deed of Trust or Contract Lien executed by DONNA G.O. PINKERTON, securing the payment of the indebtedness in the original amount of \$34,737.00, and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. PNC BANK, NATIONAL ASSOCIATION is the current mortgagee of the note and Deed of Trust or Contract Lien.

5. Property to be Sold. BEING LOT SEVEN (7), ARBOR PARK SECTION-2, AN ADDITION TO THE CITY OF MIDLAND, MIDLAND COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF IN CABINET C, PAGE 61, PLAT RECORDS, MIDLAND COUNTY, TEXAS.

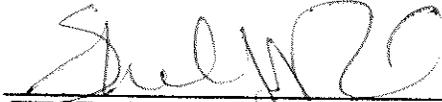


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6. **Mortgage Servicer Information.** The Mortgage Servicer is authorized to represent the Mortgagee by virtue of a servicing agreement with the Mortgagee. Pursuant to the Servicing Agreement and Texas Property Code §51.002, the Mortgage Servicer is authorized to collect the debt and to administer any resulting foreclosure of the lien securing the Property referenced above. PNC BANK, NATIONAL ASSOCIATION, as Mortgage Servicer, is representing the current Mortgagee whose address is:

PNC Mortgage
3232 Newmark Drive
Miamisburg, OH 45342

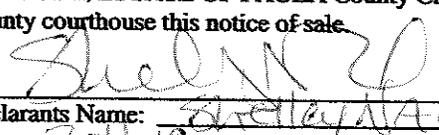


SUBSTITUTE TRUSTEE

Shelley Nail, Donna Trout, Johnie Eads
1320 Greenway Drive, Suite 300 Irving, TX 75038
OR Bobby Fletcher, Jonathan Schendel, Kristie
Alvarez, Charles Green, Clay Golden, Logan Thomas,
Lisa Bruno, Shawn Schiller, Patrick Zwiers,
Kristopher Hohub, Dana Kamin, Garrett Sanders, Aarti
Patel, Shelley Nail, Kristina McCrary whose address
is 1 Mauchly, Irvine, CA 92618

CERTIFICATE OF POSTING

My name is Shelley Nail, and my address is 1320 Greenway Drive, Suite 300, Irving, TX 75038. I declare under penalty of perjury that on 3-11-19 I filed at the office of the ROUSH, ESTATE OF PAULA County Clerk and caused to be posted at the ROUSH, ESTATE OF PAULA County courthouse this notice of sale.


Declarants Name: Shelley Nail
Date: 3-11-19

CARRINGTON MORTGAGE SERVICES, LLC (CGG)
POSEY, JO
1119 EAST OAK AVENUE, MIDLAND, TX 79705

CONVENTIONAL
Firm File Number: 14-014856

Accepted for Filing in:
Midland County

On: Feb 28, 2019 at 12:05P

NOTICE OF TRUSTEE'S SALE

By:
Annie Estrada

WHEREAS, on April 13, 2007, JO ANN POSEY, A SINGLE PERSON, as Grantor(s), executed a Deed of Trust conveying to JIM MCCAIN, as Trustee, the Real Estate hereinafter described, to CITIFINANCIAL, INC. in payment of a debt therein described. The Deed of Trust was filed in the real property records of MIDLAND COUNTY, TX and is recorded under Clerk's File/Instrument Number 2007-9064 Volume 2847, Page 708, 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, May 7, 2019** between ten o'clock AM and four o'clock PM and beginning not earlier than 10:00 AM or not later than three hours thereafter, I will sell said Real Estate in the area designated by the Commissioners Court, of Midland 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 Midland, State of Texas:

LOT THIRTEEN (13) IN BLOCK ONE (1) OF ROGERS ADDITION, AN ADDITION TO THE CITY OF MIDLAND, MIDLAND COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN THE OFFICE OF THE COUNTY CLERK OF MIDLAND COUNTY, TEXAS.

Property Address: 1119 EAST OAK AVENUE
MIDLAND, TX 79705
Mortgage Servicer: CARRINGTON MORTGAGE SERVICES, LLC
Noteholder: WILMINGTON SAVINGS FUND SOCIETY, FSB, AS TRUSTEE OF STANWICH
MORTGAGE LOAN TRUST A
1600 SOUTH DOUGLASS ROAD
SUITE 200-A
ANAHEIM, CALIFORNIA 92806

The Mortgage Servicer is authorized to represent the Noteholder by virtue of a servicing agreement with the Noteholder. 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
Shelley Nail, Kristina McCrary, Johnie Eads, Donna Trout
or Cassie Martin
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.

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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: May 07, 2019

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

Place: SOUTH ENTRANCE OF THE MIDLAND COUNTY COURTHOUSE 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 September 25, 2007 and recorded in Document VOLUME 2935, PAGE 857, REFILED IN VOLUME 2955, PAGE 253 real property records of MIDLAND County, Texas, with JUAN G CENICEROS AND SHANNA R CENICEROS, grantor(s) and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., ("MERS") AS NOMINEE, mortgagee.

4. **Obligations Secured.** Deed of Trust or Contract Lien executed by JUAN G CENICEROS AND SHANNA R CENICEROS, securing the payment of the indebtednesses in the original principal amount of \$84,333.00, 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

BOBBY FLETCHER, JONATHAN SCHENDEL, KRISTIE ALVAREZ, CHARLES GREEN, CLAY GOLDEN, LOGAN THOMAS, LISA BRUNO, SHAWN SCHILLER, PATRICK ZWIERS, KRISTOPHER HOLUB, DANA KAMIN, GARRETT SANDERS, AARTI PATEL, SHELLEY NAIL, KRISTINA MCCRARY, JOHN MCCARTHY, OR DAVID CARRILLO
Substitute Trustee

c/o BARRETT DAFFIN FRAPPIER TURNER & ENGEL, LLP
4004 Belt Line Road, Suite 100
Addison, Texas 75001

Certificate of Posting

My name is David Card and my address is c/o 4004 Belt Line Road, Suite 100, Addison, Texas 75001. I declare under penalty of perjury that on 2-28-19 I filed at the office of the MIDLAND County Clerk and caused to be posted at the MIDLAND County courthouse this notice of sale.

Declarants Name: David Card
Date: 2-28-19

Accepted for Filings in:
Midland County

On: Feb 28, 2019 at 08:49A

By:
Chonna Gomez



NOS0000008168544

EXHIBIT "A"

BEING THE WEST 35.5 FEET OF LOT SEVENTEEN (17) AND THE EAST 22.5 FEET OF LOT EIGHTEEN (18), BLOCK ONE (1), TANGLEWOOD ADDITION, AN ADDITION TO THE CITY OF MIDLAND, MIDLAND COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF OF RECORD IN PLAT CABINET B, PAGE 148, PLAT RECORDS OF MIDLAND COUNTY, TEXAS.



NOS0000008168544

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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: May 07, 2019

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

Place SOUTH ENTRANCE OF THE MIDLAND COUNTY COURTHOUSE 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 April 30, 2013 and recorded in Document CLERK'S FILE NO. 2013-10450 real property records of MIDLAND County, Texas, with SYLVESTER GALVAN JR AND YASMIN GALVAN, grantor(s) and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS") AS NOMINEE, mortgagee.

4. **Obligations Secured.** Deed of Trust or Contract Lien executed by SYLVESTER GALVAN JR AND YASMIN GALVAN, securing the payment of the indebtednesses in the original principal amount of \$121,754.00, 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

BOBBY FLETCHER, JONATHAN SCHENDEL, KRISTIE ALVAREZ, CHARLES GREEN, CLAY GOLDEN, LOGAN THOMAS, LISA BRUNO, SHAWN SCHILLER, PATRICK ZWIERS, KRISTOPHER HOLUB, DANA KAMIN, GARRETT SANDERS, AARTI PATEL, SHELLEY NAIL, KRISTINA MCCRARY, JOHN MCCARTHY, OR DAVID CARRILLO
Substitute Trustee

c/o BARRETT DAFFIN FRAPPIER TURNER & ENGEL, LLP
4004 Belt Line Road, Suite 100
Addison, Texas 75001

Certificate of Posting

My name is David Carrillo, and my address is c/o 4004 Belt Line Road, Suite 100, Addison, Texas 75001. I declare under penalty of perjury that on 2-28-19 I filed at the office of the MIDLAND County Clerk and caused to be posted at the MIDLAND County courthouse this notice of sale.

Declarants Name: David Carrillo
Date: 2-28-19

Accepted for Filing in:
Midland County

On: Feb 28, 2019 at 08:49A

By:
Chonna Gomez



NOS0000008175176

EXHIBIT "A"

LOT THIRTEEN (13), BLOCK EIGHTEEN (18), PERMIAN ESTATES, AN ADDITION TO THE CITY OF MIDLAND, MIDLAND COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF OF RECORD IN CABINET A, PAGE 63, PLAT RECORDS, MIDLAND COUNTY, TEXAS.



NOS00000008175176

FEB 12 2019

ALISON HALEY
COUNTY CLERK, MIDLAND COUNTY, TEXAS

By _____ Deputy

NOTICE OF ACCELERATION AND NOTICE OF TRUSTEE'S SALE**DEED OF TRUST INFORMATION:**

Date: 05/20/2011
Grantor(s): SERGIO D. OCHOA AND LAURA G. OCHOA, HUSBAND AND WIFE
Original Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., SOLELY AS NOMINEE FOR PRIMELENDING, A PLAINSCAPITAL COMPANY, ITS SUCCESSORS AND ASSIGNS
Original Principal: \$256,332.00
Recording Information: Instrument 2011-10087
Property County: Midland
Property: LOT FOUR (4), BLOCK SEVEN (7), MIDKIFF PLAZA ADDITION, AN ADDITION TO THE CITY OF MIDLAND, MIDLAND COUNTY, TEXAS ACCORDING TO THE MAP OR PLAT THEREOF OF RECORD IN CABINET C, PAGE 24, PLAT RECORDS, MIDLAND COUNTY, TEXAS.
Reported Address: 3001 TEALWOOD PLACE, MIDLAND, TX 79705-3233

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 7th day of May, 2019
Time of Sale: 10:00AM or within three hours thereafter.
Place of Sale: AT THE FOYER AND SOUTH ENTRANCE AT THE FRONT OF THE COURTHOUSE in Midland County, Texas, or, if the preceding area is no longer the designated area, at the area most recently designated by the Midland County Commissioner's Court.
Substitute Trustee(s): Bobby Fletcher, Jonathan Schendel, Kristie Alvarez, Charles Green, Clay Golden, Logan Thomas, Lisa Bruno, Shawn Schiller, Patrick Zwiers, Kristopher Holub, Dana Kamin, Garrett Sanders, Aarti Patel, Shelley Nail, Kristina McCrary, Michael Burns, Elizabeth Hayes, Sammy Hooda, or Suzanne Suarez, 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 Bobby Fletcher, Jonathan Schendel, Kristie Alvarez, Charles Green, Clay Golden, Logan Thomas, Lisa Bruno, Shawn Schiller, Patrick Zwiers, Kristopher Holub, Dana Kamin, Garrett Sanders, Aarti Patel, Shelley Nail, Kristina McCrary, Michael Burns, Elizabeth Hayes, Sammy Hooda, or Suzanne Suarez, 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. Bobby Fletcher, Jonathan Schendel, Kristie Alvarez, Charles Green, Clay Golden, Logan Thomas, Lisa Bruno, Shawn Schiller, Patrick Zwiers, Kristopher Holub, Dana Kamin, Garrett Sanders, Aarti Patel, Shelley Nail, Kristina McCrary, Michael Burns, Elizabeth Hayes, Sammy Hooda, or Suzanne Suarez, 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,

Bonial & Associates, P.C.