

NOTICE OF TRUSTEE'S SALE

Assert and protect your rights as a member of the armed forces of the United States. If you are or your spouse is serving on active military duty, including active military duty as a member of the Texas National Guard or the National Guard of another state or as a member of a reserve component of the armed forces of the United States, please send written notice of the active duty military service to the sender of this notice immediately. Sender is: Codilis & Stawiarski, PC, 650 North Sam Houston Parkway East, Suite 450, Houston, Texas 77060

RECEIVED

Date of Security Instrument: May 28, 2014

Grantor(s): Justin W. Piper, a married man joined herein by Sharron Piper

AUG 15 2017

Original Trustee: Wes Hoskins

9:50A M
**GRACIE ALANIZ-GONZALES
COUNTY CLERK**

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

Recording Information: Clerk's File No. 637813, in the Official Public Records of SAN PATRICIO County, Texas.

Current Mortgagee: Lakeview Loan Servicing, LLC

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

Date of Sale: 09/05/2017 **Earliest Time Sale Will Begin:** 11:00 AM

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

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

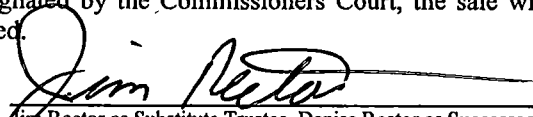
Legal Description:

LOT NINE (9), BLOCK THREE (3), OAK HARBOR SUBDIVISION UNIT 1, AN ADDITION TO THE CITY OF ARANSAS PASS, SAN PATRICIO COUNTY, TEXAS, ACCORDING TO MAP OR PLAT THEREOF RECORDED IN ENVELOPES A-334 AND A-335, MAP RECORDS OF SAN PATRICIO COUNTY, TEXAS.

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

For Information:

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



Jim Rector as Substitute Trustee, Denise Rector as Successor Substitute Trustee, Jo Woolsey as Successor Substitute Trustee, W.D. Larew as Successor Substitute Trustee, Frederick Britton as Successor Substitute Trustee, Kristopher Holub as Successor Substitute Trustee, Vicki Hammonds as Successor Substitute Trustee, Evan Press as Successor Substitute Trustee, Amy Bowman as Successor Substitute Trustee, Reid Ruple as Successor Substitute Trustee, Carol Evangelisti as Successor Substitute Trustee, Marcia Chapa as Successor Substitute Trustee, Martha Boeta as Successor Substitute Trustee, Arnold Mendoza as Successor Substitute Trustee, Leslye Evans as Successor Substitute Trustee, or Thomas Delaney as Successor Substitute Trustee or Lisa Cockrell as Successor Substitute Trustee



Marcus R. Soliz and Margaret C. Soliz
210 Pecos St.
Portland, Texas 78374
Our file #1015-074F

ATTENTION SERVICE MEMBERS:

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, or if you have recently been discharged from active military duty, please send written notice of the active duty military service to the sender of this notice immediately.

NOTICE OF TRUSTEE'S SALE

WHEREAS, on July 26, 2006, Marcus R. Soliz and Margaret C. Soliz executed a Deed of Trust conveying to General American Corporation, a Trustee, the Real Estate hereinafter described, to secure Nationstar Mortgage LLC F/K/A Centex Home Equity Company, LLC in the payment of a debt therein described, said Deed of Trust being recorded in Instrument Number 559238 in the Real Property Records of San Patricio County, Texas; and

WHEREAS, The undersigned has been appointed Substitute Trustee in the place of said original Trustee, upon the contingency and in the manner authorized by said Deed of Trust, the street address for the substitute trustees is 1126 W. Gray, Houston, Texas 77019; and

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

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on Tuesday, September 5, 2017, the foreclosure sale will be conducted in San Patricio County in the area designated by the Commissioners Court, pursuant to Section 51.002 of the Texas Property Code as the place where 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 and must be concluded within three hours of such starting time. Said sale shall be to the highest bidder for cash.

Said Real Estate is described as Follows: In the County of San Patricio, State of Texas:

LOT THIRTY-SEVEN (37), BLOCK SIX (6), EAST CLIFF NO. 5, CITY OF PORTLAND, ACCORDING TO MAP OR PLAT THEREOF RECORDED IN VOLUME 8, PAGE 5 OF THE MAP RECORDS OF SAN PATRICIO COUNTY, TEXAS

Nationstar Mortgage, LLC is the mortgage servicer for the mortgagee of the Deed of Trust. Nationstar Mortgage, LLC and the mortgagee have entered into an agreement granting Nationstar Mortgage, LLC authority to service the mortgage. Nationstar Mortgage, LLC, as mortgage servicer, is representing the Mortgagee under a servicing agreement with the Mortgagee (the "Servicing Agreement"). The name of the Mortgagee is U.S. Bank National Association, As Trustee For Asset Backed Securities Corporation Home Equity Loan Trust, Series MO 2006-HE6, Asset Backed Pass-Through Certificates, Series MO 2006-HE6. Pursuant to the Servicing Agreement, Nationstar Mortgage, LLC is granted authority to collect and service the debt associated with the Deed of Trust. Under Section 51.0025 of the Texas Property Code, Nationstar Mortgage, LLC, as mortgage servicer, is authorized to administer any resulting foreclosure of the property covered by the Deed of Trust on behalf of the Mortgagee. The Mortgagee's address is c/o the mortgage servicer, Nationstar Mortgage, LLC, 8950 Cypress Waters Blvd., Coppell, TX 75019.

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

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.

Substitute and Successor Substitute Trustees are identified below.

RECEIVED

AUG 15 2017

9:50 AM

**GRACIE ALANIZ-GONZALES
COUNTY CLERK**

HARVEY LAW GROUP

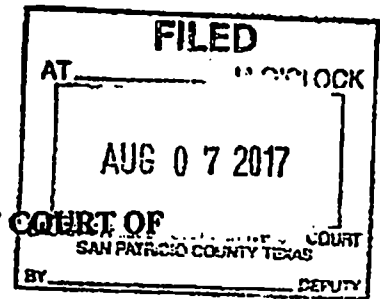


Kelly J. Harvey, Texas State Bar No. 09180150
Jerry W. Mason, Texas State Bar No. 24081794
Attorneys for Mortgagee and Mortgage Servicer
Date: 8/8/2017

Jim Rector

**Jim Rector, Substitute Trustee, or
Denise Rector, Successor Substitute Trustee, or
Jo Woolsey, Successor Substitute Trustee, or
Bob Frisch, Successor Substitute Trustee, or
Vicki Hammonds, Successor Substitute Trustee, or
Arnold Mendoza, Successor Substitute Trustee, or
Sandra Mendoza, Successor Substitute Trustee, or
Jamie Steen, Successor Substitute Trustee, or
Jim Rector, Successor Substitute Trustee, or
Denise Rector, Successor Substitute Trustee, or
W.D. Larew, Successor Substitute Trustee, or
Vicki Hammonds, Successor Substitute Trustee, or
Leslye Evans, Successor Substitute Trustee, or
Jo Woolsey, Successor Substitute Trustee, or
Arnold Mendoza, Successor Substitute Trustee**

Notice sent by:
HARVEY LAW GROUP
P.O. Box 131407
Houston, Texas
77219
Tel.: (832) 922-4000
Fax: (832) 922-6262



CAUSE NO. S-17-5364CV-A

IN RE ORDER FOR FORECLOSURE
CONCERNING

210 PECOS ST.,
PORTLAND, TEXAS 78374

UNDER TEX. R. CIV. PROC. 736

§
§
§
§
§
§
§
§

IN THE DISTRICT COURT OF

SAN PATRICIO COUNTY, TEXAS

36th JUDICIAL DISTRICT

**ORDER TO PROCEED WITH NOTICE OF FORECLOSURE SALE
AND FORECLOSURE**

Came on for consideration the Application for Order Allowing Foreclosure filed by U.S. Bank National Association, As Trustee For Asset Backed Securities Corporation Home Equity Loan Trust, Series MO 2006-HE6, Asset Backed Pass-Through Certificates, Series MO 2006-HE6 ("Petitioner"), for Order for Foreclosure pursuant to Rule 736 of the Texas Rules of Civil Procedure. The Court is of the opinion that said application should be GRANTED.

The Court finds that the return of service has been on file for at least 10 days and that this is an *in rem* proceeding.

Pursuant to Rule 736.8(b), the Court further finds that the Petitioner has established the basis for the foreclosure and that:

(1) the material facts establishing the basis for foreclosure are as follows:

- a monetary default of the subject Note exists;
- on September 11, 2015, the Applicant gave the Respondent(s) proper Notice of Default;
- the default was not cured and the Note was accelerated on October 16, 2015; and
- the loan is due for the August 1, 2012 payment and all subsequent payments.

(2) The property to be foreclosed is commonly known as 210 Pecos St., Portland, Texas 78374 (the "Property") which has the following legal description:

LOT THIRTY-SEVEN (37), BLOCK SIX (6), EAST CLIFF NO. 5, CITY OF PORTLAND, ACCORDING TO MAP OR PLAT THEREOF

RECORDED IN VOLUME 8, PAGE 5 OF THE MAP RECORDS OF
SAN PATRICIO COUNTY, TEXAS

(3) The name and last known address of each respondent subject to this Order is/are:

- Marcus R. Soliz, 210 Pecos St., Portland, Texas 78374
- Margaret C. Soliz, 210 Pecos St., Portland, Texas 78374

(4) The Security Instrument to be foreclosed is recorded or indexed under Instrument
Number 559238 of the real property records of San Patricio County, Texas.

IT IS THEREFORE ORDERED that the Applicant may proceed with foreclosure of the
Property pursuant to TEX. PROP. CODE § 51.002 and the subject Security Instrument.

SIGNED this 7 day of August, 2017.

1st Joel Johnson
JUDGE PRESIDING

Approved As To Form And Entry Requested:

HARVEY LAW GROUP

By: Jerry W. Mason

Kelly J. Harvey

SBN: 09180150

Kelly@kellyharvey.com

Jerry W. Mason

SBN: 24081794

Jerry@kellyharvey.com

Margaret Ann Noles

mitzi@kellyharvey.com

SBN: 24004840

P.O. Box 131407

Houston, Texas 77219

Tel. (832) 922-4000

Fax. (832) 922-6262

ATTORNEYS FOR PETITIONER

RECEIVED

CITIMORTGAGE, INC. (CMI)
SILVA-BROWN, GLORIA
800 STEMBRIDGE DRIVE, SINTON, TX 78387

CONVENTIONAL
Firm File Number: 15-023122

AUG 15 2017

9:50 AM
GRACIE ALANIZ-GONZALES
COUNTY CLERK

NOTICE OF TRUSTEE'S SALE

WHEREAS, on May 9, 2003, GLORIA SILVA-BROWN A/K/A GLORIA S. BROWN, A SINGLE WOMAN, as Grantor(s), executed a Deed of Trust conveying to STAN HUBENAK, as Trustee, the Real Estate hereinafter described, to FIRST CAPITAL BANK, SSB in payment of a debt therein described. The Deed of Trust was filed in the real property records of SAN PATRICIO COUNTY, TX and is recorded under Clerk's File/Instrument Number 518410, 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

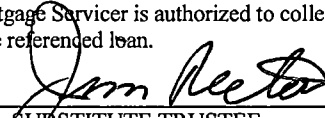
NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on TUESDAY, **September 5, 2017** between ten o'clock AM and four o'clock PM and beginning not earlier than 11:00 AM or not later than three hours thereafter, I will sell said Real Estate in the area designated by the Commissioners Court, of San Patricio county, 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 San Patricio, State of Texas:

LOT ONE (1), STEMBRIDGE ADDITION TO THE TOWN OF SINTON IN SAN PATRICIO COUNTY, TEXAS, AS SHOWN BY MAP OR PLAT OF SAME OF RECORD IN VOLUME 5, PAGE 15 OF THE MAP RECORDS OF SAN PATRICIO COUNTY, TEXAS;

Property Address: 800 STEMBRIDGE DRIVE
SINTON, TX 78387
Mortgage Servicer: CITIMORTGAGE, INC.
Noteholder: PROSPERITY BANK
1000 TECHNOLOGY DRIVE
O'FALLON, MISSOURI 63368-2240

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
Jim Rector, Denise Rector, Jo Woolsey, Bob Frisch, Vicki Hammonds, Arnold Mendoza, Sandra Mendoza or Jamie Steen
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 TRUSTEE'S SALE

Date: August 9, 2017
Trustee: Coastal Properties
Lender: Safeguard Investments, LTD

RECEIVED

Deed Of Trust

AUG 14 2017
1:03 PM
GRACIE ALANIZ-GONZALES
COUNTY CLERK

Date: February 24, 2017
Grantor: Coleen G. Walker, Widow
Lender: Safeguard Investments, LTD

Property: LOT THIRTY (30), BLOCK ONE (1), PORTLAND-OAK RIDGE #3
0.178 ACRES, CITY OF PORTLAND, SAN PATRICIO COUNTY,
TEXAS, OTHERWISE KNOWN AS 2407 OAK BROOK.

County: San Patricio County, Texas

Date of Sale: September 5, 2017

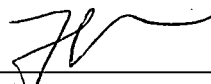
Time of Sale: 10:00a.m. - 1:00 p.m.

Place of Sale: San Patricio county Texas on the courthouse steps.

Lender has instructed Trustee to offer the Property for sale toward the satisfaction of the Note.

Notice is given that on the Date of Sale, Trustee will offer the Property for sale at public auction at the Place of Sale, to the highest bidder for cash. The earliest time the sale will occur is the Time of Sale, and the sale will be conducted no later than three hours thereafter.

Signed this 9th day of August, 2017



Trustee
Coastal Properties
c/o Safeguard Investments, LTD
203 Lang Rd.
Portland, TX 78374

**Regular First Class U.S. Mail and
Certified Return Receipt Request
7016 0340 0000 9660 5504
Additional copy sent via regular**

THE STATE OF TEXAS

COUNTY OF SAN PATRICIO

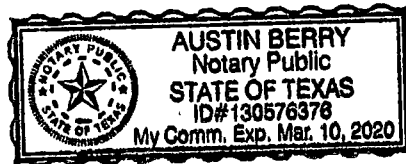
The foregoing instrument was acknowledged before me on this 9th day of August, 2017 by Fred Rich, acting as Trustee.

Austin Berry

NOTARY PUBLIC, STATE OF TEXAS

Austin Berry

PRINTED NAME OF NOTARY



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.

RECEIVED

AUG 14 2017
9:18 AM
GRACIE ALANIZ-GONZALES
COUNTY CLERK

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

Date: September 05, 2017

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

Place THE SOUTH ENTRANCE INSIDE BUILDING ON THE FIRST FLOOR OF THE SAN PATRICIO COUNTY COURTHOUSE or as designated by the county commissioners.

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

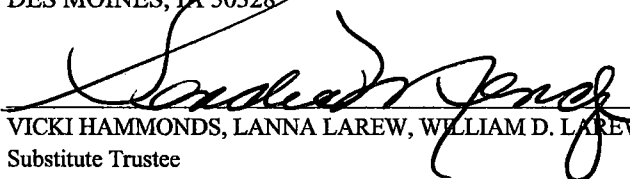
3. **Instrument to be Foreclosed.** The Instrument to be foreclosed is the Deed of Trust or Contract Lien dated October 05, 1999 and recorded in Document CLERK'S FILE NO. 478344 real property records of SAN PATRICIO County, Texas, with EPIFANIO MORENO PEREZ JR, grantor(s) and NORWEST MORTGAGE, INC., mortgagee.

4. **Obligations Secured.** Deed of Trust or Contract Lien executed by EPIFANIO MORENO PEREZ JR, securing the payment of the indebtednesses in the original principal amount of \$30,900.00, and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. TEXAS VETERANS LAND BOARD 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.
ONE HOME CAMPUS
DES MOINES, IA 50328


VICKI HAMMONDS, LANNA LAREW, WILLIAM D. LAREW, OR SANDRA MENDOZA
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 _____, and my address is c/o 4004 Belt Line Road, Suite 100, Addison, Texas 75001. I declare under penalty of perjury that on _____ I filed at the office of the SAN PATRICIO County Clerk and caused to be posted at the SAN PATRICIO County courthouse this notice of sale.

Declarants Name: _____
Date: _____

EXHIBIT "A"**TRACT I:**

LOT ONE (1), BLOCK ONE (1), LA PALOMA ADDITION, AN ADDITION OF THE CITY OF SINTON, SAN PATRICIO COUNTY, TEXAS, AS SHOWN BY THE MAP/PLAT THEREOF RECORDED IN VOLUME 3, PAGE 3-B, MAP RECORDS, SAN PATRICIO COUNTY, TEXAS.

TRACT II

FIELD NOTES OF A 0.129 ACRE TRACT OF LAND, BEING THE SAME 0.129 ACRE TRACT OF LAND CONVEYED FROM PEOPLE'S LUMBER COMPANY TO GILBERTO PEREZ, ET UX, BY RELEASE OF MATERIALMAN'S LIEN DATED OCTOBER 1, 1955, AND RECORDED IN CLERK'S FILE NO. 106154 OF THE REAL PROPERTY RECORDS OF SAN PATRICIO COUNTY, TEXAS;

SAID 0.129 ACRE TRACT IS OUT OF THE SOUTHWEST QUARTER OF SECTION 12 OF THE GEORGE H. PAUL SUBDIVISION OF THE COLEMAN FULTON PASTURE COMPANY LANDS AS SHOWN ON MAP RECORDED IN VOLUME 1, PAGE 27 OF THE MAP RECORDS OF SAN PATRICIO COUNTY, TEXAS;

SAID 0.129 ACRE TRACT IS COMPRISED OF A PORTION OF THE W.B. BLANCHARD SURVEY, ABSTRACT 70, IS SITUATED IN SAN PATRICIO COUNTY, TEXAS, JUST SOUTH OF THE TOWN OF SINTON, AND IS DESCRIBED BY METES AN BOUNDS AS FOLLOWS:

BEGINNING AT A POINT IN THE EAST RIGHT-OF-WAY LINE OF F.M. HIGHWAY 2046, AT THE NORTHWEST CORNER OF LOT 1, BLOCK 1 OF THE LA PALOMA ADDITION, AS SHOWN ON MAP RECORDED IN VOLUME 3, PAGE 3B OF THE MAP RECORDS OF SAN PATRICIO COUNTY TEXAS, AT THE SOUTHWEST CORNER OF SAID 0.129 ACRE TRACT, FOR THE SOUTHWEST CORNER OF THIS TRACT;

THENCE NORTH ALONG THE EAST RIGHT-OF-WAY LINE OF SAID F.M. HIGHWAY 2046, THE WEST LINE OF SAID 0.129 ACRE TRACT, AND THE WEST LINE OF THIS TRACT, A DISTANCE OF 75.00 FEET TO AN 1/2 INCH IRON ROD FOUND AT THE NORTHWEST CORNER OF SAID 0.129 ACRE TRACT, FOR THE NORTHWEST CORNER OF THIS TRACT;

THENCE EAST ALONG THE NORTH LINE OF SAID 0.129 ACRE TRACT AND THE NORTH LINE OF THIS TRACT, A DISTANCE OF 75.00 FEET TO AN 1/2 INCH IRON ROD SET FOR THE NORTHEAST CORNER OF SAID 0.129 ACRE TRACT AND THE NORTHEAST CORNER OF THIS TRACT;

THENCE SOUTH ALONG THE EAST LINE OF SAID 0.129 ACRE TRACT AND THE EAST LINE OF THIS TRACT, A DISTANCE OF 75.00 FEET TO AN 1/2 INCH IRON ROD FOUND IN THE NORTH LINE OF SAID LOT 1, BLOCK 1, AT THE SOUTHEAST CORNER OF SAID 0.129 ACRE TRACT, FOR THE SOUTHEAST CORNER OF THIS TRACT;

THENCE WEST ALONG THE NORTH LINE OF SAID LOT 1, BLOCK 1, THE SOUTH LINE OF SAID 0.129 ACRE TRACT, AND THE SOUTH LINE OF THIS TRACT, A DISTANCE OF 75.00 FEET TO THE PLACE OF BEGINNING, CONTAINING 0.129 ACRES OF LAND, MORE OR LESS.

RECEIVED

AUG 10 2017

1:47 PM
GRACIE ALANIZ-GONZALES
COUNTY CLERK

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 NO. THIRTY-EIGHT (38), BLOCK NO. NINE (9), EAST CLIFF NO. 11, AN ADDITION TO THE CITY OF PORTLAND, SAN PATRICIO COUNTY, TEXAS, ACCORDING TO MAP OR PLAT RECORDED IN VOLUME 12, PAGE 44 OF THE MAP RECORDS OF SAN PATRICIO COUNTY, TEXAS.

2. Instrument to be Foreclosed. The instrument to be foreclosed is the Deed of Trust dated 02/23/2016 and recorded in Document 654418 real property records of San Patricio County, Texas.

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

Date: 09/05/2017

Time: 01:00 PM


Place: San Patricio County Courthouse, Texas at the following location: FIRST FLOOR OF THE COURTHOUSE AT THE SOUTH ENTRANCE BETWEEN THE GLASS DOORS IN THE VESTIBULE 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.

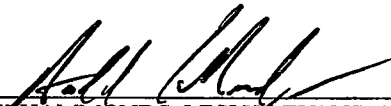
5. Obligations Secured. The Deed of Trust executed by DONALD D. HODGE AND CINNYWOO, LLC, A TX LIMITED LIABILITY CO, provides that it secures the payment of the indebtedness in the original principal amount of \$152,400.00, and obligations therein described including but not limited to (a) the promissory note; and (b) all renewals and extensions of the note. Family Benefit Life Insurance Company is the current mortgagee of the note and deed of trust and SN SERVICING CORPORATION is mortgage servicer. A servicing agreement between the mortgagee, whose address is Family Benefit Life Insurance Company c/o SN SERVICING CORPORATION, 323 5th Street, Eureka, CA 95501 and the mortgage servicer and Texas Property Code § 51.0025 authorizes the mortgage servicer to collect the debt.

6. 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 VICKI HAMMONDS, LESLYE EVANS, ARNOLD MENDOZA OR W.D. LAREW, 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
Tracey Midkiff, Attorney at Law
Marissa Sibal, Attorney at Law
Parkway Office Center, Suite 900
14160 North Dallas Parkway
Dallas, TX 75254



VICKI HAMMONDS, LESLYE EVANS, ARNOLD
MENDOZA OR W.D. LAREW

c/o AVT Title Services, LLC
1101 Ridge Rd. Suite 222
Rockwall, TX 75087

Certificate of Posting

I am _____ whose address is 14160 N. Dallas Pkwy, Suite 900, Dallas, TX 75254. I declare under penalty of perjury that on _____ I filed this Notice of Foreclosure Sale at the office of the San Patricio County Clerk and caused it to be posted at the location directed by the San Patricio County Commissioners Court.

RECEIVED

JUL 27 2017

3:22 p.m.
GRACIE ALANIZ GONZALES
COUNTY CLERK

Notice of Foreclosure Sale

July 27, 2017

("Deed of Trust"): Deed of Trust dated April 16, 2013, executed by Michelle Marie Haas and recorded May 29, 2013, in File #628147 of the real property records of San Patricio County, Texas, securing the obligations therein described (the "Indebtedness") originally payable to Benjamin S. Foss III and wife, Linda Foss

Dated: April 16, 2013

Grantor: Michelle Marie Haas

Trustee: Nathan East

Lender: Benjamin S. Foss III and wife, Linda Foss

Recorded in: County Clerk file #628147 of the real property records of San Patricio County, Texas

Secures: Promissory note ("Note") in the original principal amount of \$330,000.00, executed by Michelle Marie Haas ("Borrower") and payable to the order of Lender and all other indebtedness of Borrower to Lender.

Property: Lot 2, Block 1, 0.904 Acres, Windy Hill Subdivision, according to the map or plat thereof recorded in Volume 7, page 1 of the Map Records of San Patricio County, also known as 2479 Windy Hill, Ingleside, San Patricio County, Texas 78362.

Substitute Trustee: Frank G. Delaney

Substitute Trustee's
Address: 615 N. Upper Broadway, Suite 725
Wells Fargo Bank Tower
Corpus Christi, Texas 78401-0734

Foreclosure Sale:

Date: September 5, 2017

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

Place: On the first floor of the courthouse, at the south entrance, between the glass doors in the vestibule.

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/Beneficiary's bid may be by credit against the indebtedness secured by the lien of the Deed of Trust.

Default has occurred in the payment of the Note and in the performance of the obligations of the Deed of Trust. Because of that default, Lender/Beneficiary, the owner and holder of the Note, has requested Substitute Trustee to sell the Property.

The Deed of Trust may encumber both real and personal property. Formal notice is hereby given of Lender/Beneficiary'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/Beneficiary's rights and remedies under the Deed of Trust and section 9.604(a) of the Texas Business and Commerce Code.

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

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

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

Respectfully submitted,

FRANK G. DELANEY
Attorney at Law
Wells Fargo Building, MT 47
615 Upper N. Broadway, Suite 725
Corpus Christi, Texas 78401
Telephone: (361) 888-4088
Facsimile: (361) 884-7921

By: 

Frank G. Delaney, Substitute Trustee
State Bar No. 05723800

RECEIVED

NOTICE OF ACCELERATION AND NOTICE OF TRUSTEE'S SALE

JUL 24 2017

9:30 AM
GRACIE ALANIZ-GONZALES
COUNTY CLERK

DEED OF TRUST INFORMATION:

Date: 04/22/2005
Grantor(s): DAX C. BRESHEARS AND WIFE HELEN B. BRESHEARS
Original Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., SOLELY AS NOMINEE FOR CTX MORTGAGE COMPANY, LLC, ITS SUCCESSORS AND ASSIGNS
Original Principal: \$98,252.00
Recording Information: Instrument 543856
Property County: San Patricio
Property: THE SURFACE ESTATE IN AND TO LOT THREE (3), BLOCK TWO (2), TWIN FOUNTAINS SA UNIT 1, AN ADDITION TO THE CITY OF PORTLAND, SAN PATRICIO COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 11, PAGE 26 AND 27, MAP RECORDS OF SAN PATRICIO COUNTY, TEXAS.
Reported Address: 2006 MEMORIAL PARKWAY, PORTLAND, TX 78374

MORTGAGE SERVICING INFORMATION:

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

Current Mortgagee: U.S. Bank National Association, as Trustee for Structured Asset Securities Corporation Mortgage Loan Trust 2007-RF1
Mortgage Servicer: Wells Fargo Bank, N. A.
Current Beneficiary: U.S. Bank National Association, as Trustee for Structured Asset Securities Corporation Mortgage Loan Trust 2007-RF1
Mortgage Servicer Address: 3476 Stateview Boulevard, Fort Mill, SC 29715

SALE INFORMATION:

Date of Sale: Tuesday, the 5th day of September, 2017
Time of Sale: 11:00AM or within three hours thereafter.
Place of Sale: ON THE FIRST FLOOR OF THE COURTHOUSE AT THE SOUTH ENTRANCE BETWEEN THE GLASS DOORS IN THE VESTIBULE in San Patricio County, Texas, or, if the preceding area is no longer the designated area, at the area most recently designated by the San Patricio County Commissioner's Court.
Substitute Trustee(s): Jim Rector, Denise Rector, Jo Woolsey, W.D. Larew, Leslye Evans, Arnold Mendoza, Evan Press, Amy Bowman, Reid Ruple, Carol Evangelisti, Marcia Chapa, Martha Boeta, Frederick Britton, Kristopher Holub, Braden Barnes, Michael Burns, Thuy Frazier, Alexander Wolfe, Suzanne Suarez or Adam Womack, any to act
Substitute Trustee Address: 14841 Dallas Parkway, Suite 425, Dallas, TX 75254

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

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

WHEREAS, the original Trustee and any previously appointed Substitute Trustee has been removed and Jim Rector, Denise Rector, Jo Woolsey, W.D. Larew, Leslye Evans, Arnold Mendoza, Evan Press, Amy Bowman, Reid Ruple, Carol Evangelisti, Marcia Chapa, Martha Boeta, Frederick Britton, Kristopher Holub, Braden Barnes, Michael Burns, Thuy Frazier, Alexander Wolfe, Suzanne Suarez or Adam Womack, any to act, have been appointed as Substitute Trustees and requested to sell the Property to satisfy the indebtedness; and

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

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

1. The maturity of the Note has been accelerated and all sums secured by the Deed of Trust have been declared to be immediately due and payable.
2. Jim Rector, Denise Rector, Jo Woolsey, W.D. Larew, Leslye Evans, Arnold Mendoza, Evan Press, Amy Bowman, Reid Ruple, Carol Evangelisti, Marcia Chapa, Martha Boeta, Frederick Britton, Kristopher Holub, Braden Barnes, Michael Burns, Thuy Frazier, Alexander Wolfe, Suzanne Suarez or Adam Womack, any to act, as Substitute Trustee will sell the Property to the highest bidder for cash on the date, at the place, and no earlier than the time set forth above in the Sale Information section of this notice. The sale will begin within three hours after that time.
3. This sale shall be subject to any legal impediments to the sale of the Property and to any exceptions referenced in the Deed of Trust or appearing of record to the extent the same are still in effect and shall not cover any property that has been released from the lien of the Deed of Trust.
4. No warranties, express or implied, including but not limited to the implied warranties of merchantability and fitness for a particular purpose shall be conveyed at the sale, save and except the Grantor's warranties specifically authorized by the Grantor in the Deed of Trust. The property shall be offered "AS-IS", purchasers will buy the property "at the purchaser's own risk" and "at his peril", and no representation is made concerning the quality or nature of title to be acquired. Purchasers will receive whatever interest Grantor and Grantor's assigns have in the property, subject to any liens or interests of any kind that may survive the sale. Interested persons are encouraged to consult counsel of their choice prior

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.

RECEIVED

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

Date: September 05, 2017

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

Place THE SOUTH ENTRANCE INSIDE BUILDING ON THE FIRST FLOOR OF THE SAN PATRICIO COUNTY COURTHOUSE or as designated by the county commissioners.

JUL 24 2017

8:55 AM

GRACIE ALANIZ-GONZALES
COUNTY CLERK

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

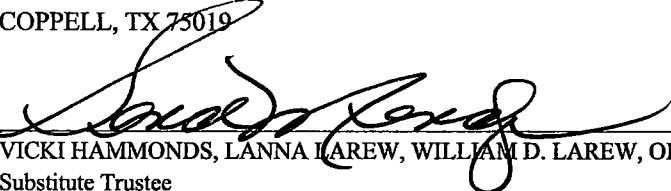
3. **Instrument to be Foreclosed.** The Instrument to be foreclosed is the Deed of Trust or Contract Lien dated October 27, 2008 and recorded in Document CLERK'S FILE NO. 585815 real property records of SAN PATRICIO County, Texas, with JULIO SUAREZ JALOMO, JR., grantor(s) and BANK OF AMERICA, N.A, mortgagee.

4. **Obligations Secured.** Deed of Trust or Contract Lien executed by JULIO SUAREZ JALOMO, JR., securing the payment of the indebtednesses in the original principal amount of \$139,500.00, 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 DBA 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


VICKI HAMMONDS, LANNA LAREW, WILLIAM D. LAREW, OR SANDRA MENDOZA
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 _____, and my address is c/o 4004 Belt Line Road, Suite 100, Addison, Texas 75001. I declare under penalty of perjury that on _____ I filed at the office of the SAN PATRICIO County Clerk and caused to be posted at the SAN PATRICIO County courthouse this notice of sale.

Declarants Name: _____

Date: _____

0000006787998

SAN PATRICIO

EXHIBIT "A"

LOT FOUR (4), BLOCK TWO (2), WOODLAWN ADDITION, A SUBDIVISION IN THE CITY OF SINTON, SAN PATRICIO COUNTY, TEXAS, AS PER MAP OR PLAT RECORDED IN VOLUME 4, PAGE 80, MAP RECORDS OF SAN PATRICIO, TEXAS.

RECEIVED

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

SAN PATRICIO County
Deed of Trust Dated: July 31, 2008
Amount: \$52,012.05
Grantor(s): ERIC VILLARREAL and HERMINIA VILLARREAL

JUL 20 2017
12:00 P.M.
GRACIE ALANIZ-GONZALES
COUNTY CLERK

Original Mortgagee: CITIFINANCIAL, INC.
Current Mortgagee: CITIFINANCIAL SERVICING LLC

Mortgagee Address: CITIFINANCIAL SERVICING LLC, 1000 TECHNOLOGY DRIVE, O'FALLON, MO 63368

Recording Information: Document No. 582975

Legal Description: LOT SIX (6), BLOCK ONE (1), WEST CLIFF UNIT NUMBER 4, AN ADDITION TO THE CITY OF PORTLAND, SAN PATRICIO COUNTY, TEXAS, AS SHOWN BY THE MAP OR PLAT THEREOF RECORDED IN VOLUME 9, PAGE 30, MAP RECORDS OF SAN PATRICIO COUNTY, TEXAS.

Whereas, an Order to Proceed with Expedited Foreclosure under the Texas Rule Civil Procedure 736 was entered on June 20, 2017 under Cause No. S-17-5286CV-A in the 36TH Judicial District Court of SAN PATRICIO County, Texas
Date of Sale: September 5, 2017 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 SAN PATRICIO 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.

EVAN PRESS OR AMY BOWMAN, REID RUPLE, CAROL EVANGELISTI, MARCIA CHAPA, MARTHA BOETA, FREDERICK BRITTON, KRISTOPHER HOLUB, JIM RECTOR, DENISE RECTOR, JO WOOLSEY, W.D. LAREW, LESLYE EVANS, ARNOLD MENDOZA, BOB FRISCH, VICKI HAMMONDS, SANDRA MENDOZA OR JAMIE STEEN 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.

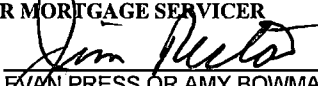
If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the funds paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.

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 AUTHORIZED AGENT OF THE MORTGAGEE OR MORTGAGE SERVICER


KRISTEN BATES, ATTORNEY AT LAW
HUGHES, WATTERS & ASKANASE, L.L.P.
1201 Louisiana, Suite 2800
Houston, Texas 77002
Reference: 2017-000463


EVAN PRESS OR AMY BOWMAN, REID RUPLE, CAROL EVANGELISTI, MARCIA CHAPA, MARTHA BOETA, FREDERICK BRITTON, KRISTOPHER HOLUB, JIM RECTOR, DENISE RECTOR, JO WOOLSEY, W.D. LAREW, LESLYE EVANS, ARNOLD MENDOZA, BOB FRISCH, VICKI HAMMONDS, SANDRA MENDOZA OR JAMIE STEEN
c/o AUCTION.COM, LLC
1 Mauchly
Irvine, California 92618

RECEIVED

File Number: TX-17-8515-ER

JUL 13 2017

NOTICE OF [SUBSTITUTE] TRUSTEE'S SALE

11:15A.M
GRACIE ALANIZ-GONZALES
COUNTY CLERK

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

WHEREAS, on 8/11/2006, ELISA M. VELA, A SINGLE PERSON, executed a Deed of Trust conveying to THOMAS E. BLACK, JR. as Trustee, the Real Estate hereinafter described, to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR HOME FUNDS DIRECT, A DIVISION OF ACCREDITED HOME LENDERS, INC., A CALIFORNIA CORPORATION, ITS SUCCESSORS AND ASSIGNS, in the payment of a debt therein described, said Deed of Trust being recorded under Instrument 560225, Volume XX, Page XX, in the DEED OF TRUST OR REAL PROPERTY records of SAN PATRICIO COUNTY, Texas; and

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

WHEREAS, an Order to Proceed with Notice of Foreclosure Sale and Foreclosure Sale was entered on June 01, 2017 under Cause No. S-17-5207CV-C in the 343RD Judicial District Court of SAN PATRICIO COUNTY, Texas; and

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on 9/5/2017 beginning not earlier than 11:00 am, or not later than three hours thereafter, I will sell said Real Estate in SAN PATRICIO COUNTY, TEXAS to the highest bidder for cash. The sale will be conducted in the area designated by the Commissioners' Court, of said 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 at the location where this Notice of Trustee's Sale was posted. Said Real Estate is described as follows:

LOT NINE (9), BLOCK TWO (2), SUNRISE ACRES, NEAR THE TOWN OF ODEM, SAN PATRICIO COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 13, PAGES 49-50 OF THE MAP RECORDS OF SAN PATRICIO COUNTY, TEXAS.

Property Address: 4501 COUNTY ROAD 2283, ODEM, TX 78370

Mortgage Servicer: Caliber Home Loans, Inc.

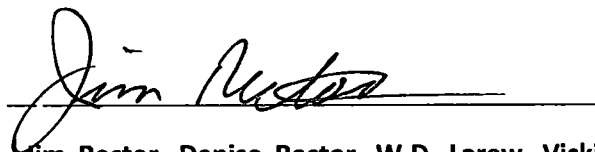
Mortgage Servicer Address: 13801 WIRELESS WAY, OKLAHOMA CITY, OK, 73134

Reinstatement Line: (800) 401-6587

Noteholder: The Bank of New York Mellon, as Trustee for CIT Mortgage Loan Trust 2007-1

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.

WITNESS MY HAND this day, 7-13-17



Jim Rector, Denise Rector, W.D. Larew, Vicki Hammonds, Leslye Evans, Jo Woolsey, Arnold Mendoza, Substitute Trustee

When recorded please return to:
Caliber Home Loans, Inc. – Document Control
13801 WIRELESS WAY
OKLAHOMA CITY, OK 73134



4627009

CAUSE NO. S-17-5207CV-C

In Re: Order of Foreclosure	§	IN THE DISTRICT COURT
Concerning	§	
4501 COUNTY ROAD 2283	§	
ODEM, TX 78370	§	
Under Tex. R. Civ. P. 736	§	
	§	
Petitioner: THE BANK OF NEW YORK	§	OF SAN PATRICIO COUNTY,
MELLON, AS TRUSTEE FOR CFT	§	TEXAS
MORTGAGE LOAN TRUST 2007-1	§	
	§	
Respondent(s): ELISA M. VELA	§	343 rd JUDICIAL DISTRICT

DEFAULT ORDER

1. On this day, the Court considered Petitioner's motion for a default order granting its application for an expedited order under Rule 736. Petitioner's application complies with the requirements of Texas Rule of Civil Procedure 736.1.
2. The name and last known address of each Respondent subject to this order is:

ELISA M. VELA PO BOX 173 MANOR, TEXAS 78653	
---	--

Each Respondent was properly served with the citation, but none filed a response within the time required by law. The return of service for each Respondent has been on file with the court for at least ten days.

3. The property that is the subject of this foreclosure proceeding is commonly known as 4501 COUNTY ROAD 2283, ODEM, TX 78370 with the following legal description:

BEING LOT 9 IN BLOCK 2 OF SUNRISE ACRES, AN ADDITION TO THE TOWN OF ODEM, SAN PATRICIO COUNTY, TEXAS, ACCORDING TO THE

FILED
AT 9:50A M O'CLOCK
JUN 02 2017
LAURA M. MILLER CLERK OF DISTRICT COURT
SAN PATRICIO COUNTY, TEXAS

PLAT THEREOF RECORDED IN VOLUME 13, PAGE 49-50, MAP RECORDS,
SAN PATRICIO COUNTY, TEXAS.

4. The lien to be foreclosed is indexed or recorded at CLERK'S FILE NO. 560225 and recorded in the real property records of SAN PATRICIO County, Texas.
5. The material facts establishing Respondent('s/s') default are alleged in Petitioner's application and the supporting affidavit. Those facts are adopted by the court and incorporated by reference in this order.
6. Based on the affidavit of Petitioner, no Respondent subject this order is protected from foreclosure by the Servicemembers Civil Relief Act, 50 U.S.C. App. § 501 *et seq.*
7. Therefore, the Court grants Petitioner's motion for a default order under Texas Rules of Civil Procedure 736.7 and 736.8. Petitioner, and its successors and/or assigns may proceed with foreclosure of the property described above in accordance with the applicable law and the loan agreement, contract, or lien sought to be foreclosed.
8. This order is not subject to a motion for rehearing, a new trial, a bill of review, or an appeal. Any challenge to this order must be made in a separate, original proceeding filed in accordance with Texas Rule of Civil Procedure 736.11.

Signed this 1 day of June, 2017


JANNA WHATLEY
JUDGE PRESIDING

JANNA WHATLEY

SUBMITTED BY:

BARRETT DAFFIN FRAPPIER TURNER & ENGEL, LLP

By: _____

Connie J. Vandergriff (ConnieVa@bdfgroup.com)

State Bar No. 24044550

4004 Belt Line Road, Suite 100

Addison, Texas 75001

(972) 386-5040 (Phone)

(972) 341-0734 (Fax)

ATTORNEYS FOR PETITIONER

RECEIVED

JUL 11 2017

10:33 AM
GRACIE ALANIZ-GONZALES
COUNTY CLERK

NATIONSTAR MORTGAGE LLC (CXE)
FLETCHER, WALKER L. AND KELLY E.
308 LAWN DRIVE, SINTON, TX 78387

VA 62-62-61027365
Firm File Number: 17-027660

NOTICE OF TRUSTEE'S SALE

WHEREAS, on February 25, 2004, WALKER L. FLETCHER AND KELLY E. FLETCHER, HUSBAND AND WIFE, as Grantor(s), executed a Deed of Trust conveying to RON HARPOLE, as Trustee, the Real Estate hereinafter described, to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR RBC MORTGAGE COMPANY, ITS SUCCESSORS AND ASSIGNS in payment of a debt therein described. The Deed of Trust was filed in the real property records of SAN PATRICIO COUNTY, TX and is recorded under Clerk's File/Instrument Number 528864, 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, **September 5, 2017** 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 San Patricio 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 San Patricio, State of Texas:

LOT FOURTEEN (14), BLOCK THREE (3), WEBB ADDITION TO THE TOWN OF SINTON IN SAN PATRICIO COUNTY, TEXAS, AS SHOWN BY MAP OR PLAT OF SAME OF RECORD IN VOLUME 6, PAGE 5 OF THE MAP RECORDS OF SAN PATRICIO COUNTY, TEXAS.

Property Address: 308 LAWN DRIVE
SINTON, TX 78387
Mortgage Servicer: NATIONSTAR MORTGAGE LLC
Noteholder: NATIONSTAR MORTGAGE LLC
8950 CYPRESS WATERS BLVD
COPPELL, TEXAS 75019

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

Evan Press, Amy Bowman, Reid Ruple, Carol Evangelisti,
Marcia Chapa, Martha Boeta, Frederick Britton, Kristopher
Holub, Jim Rector, Denise Rector, Jo Woolsey, W.D.
Larew, Leslye Evans, Arnold Mendoza, Bob Frisch, Sandra
Mendoza or Jamie Steen
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:
9/10/2014

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

Recorded in:
Volume: N/A
Page: N/A
Instrument No: 640642

Mortgage Servicer:
M&T Bank is representing the Current
Beneficiary/Mortgagee under a servicing agreement
with the Current Beneficiary/Mortgagee.

Grantor(s)/Mortgagor(s):
MARTIN D. INGMIRE, A MARRIED MAN
JOINED HEREIN BY ANGELA A. INGMIRE
Current Beneficiary/Mortgagee:
Lakeview Loan Servicing, LLC

Property County:
SAN PATRICIO

Mortgage Servicer's Address:
1 Fountain Plaza, Buffalo, NY 14203

Legal Description: LOT TWENTY (20) BLOCK FOUR (4), HERITAGE PLACE, AN ADDITION TO THE CITY OF INGLESIDE, SAN PATRICIO COUNTY, TEXAS, ACCORDING TO MAP OR PLAT RECORDED IN ENVELOPE A-232, TUBE 21-3, OF THE MAP RECORDS OF SAN PATRICIO COUNTY, TEXAS.

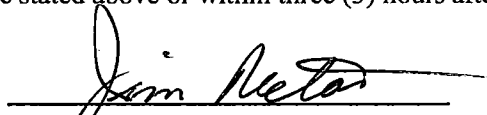
Date of Sale: 9/5/2017

Earliest Time Sale Will Begin: 11:00AM

Place of Sale of Property: FIRST FLOOR OF THE COURTHOUSE AT THE SOUTH ENTRANCE BETWEEN THE GLASS DOORS IN THE VESTIBULE OR AS DESIGNATED BY THE COUNTY COMMISSIONER'S OFFICE 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 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.



Jim Rector Denise Rector, Jo Woolsey, Bob Frisch,
Vicki Hammonds, Arnold Mendoza, Sandra
Mendoza, Jamie Steen
or Cole D. Patton
or Denny Tedrow
MCCARTHY & HOLTHUS, LLP
ATTN: SALES
1255 West 15th Street, Suite 1060
Plano, TX 75075

RECEIVED

JUL - 6 2017

8:53 A M

GRACIE ALANIZ-GONZALES
COUNTY CLERK

MH File Number: TX-17-33559-POS
Loan Type: FHA

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: September 05, 2017

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

Place THE SOUTH ENTRANCE INSIDE BUILDING ON THE FIRST FLOOR OF THE SAN PATRICIO COUNTY COURTHOUSE 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 28, 2007 and recorded in Document CLERK'S FILE NO. 573870 real property records of SAN PATRICIO County, Texas, with GABRIEL MARTINEZ AND KRISTINA LYNN MARTINEZ, grantor(s) and CHAMPION MORTGAGE LLC, mortgagee.

4. **Obligations Secured.** Deed of Trust or Contract Lien executed by GABRIEL MARTINEZ AND KRISTINA LYNN MARTINEZ, securing the payment of the indebtednesses in the original principal amount of \$82,138.00, 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



EVAN PRESS, AMY BOWMAN, REID RUPLE, CAROL EVANGELISTI, MARCIA CHAPA, MARTHA BOETA, FREDERICK BRITTON, KRISTOPHER HOLUB, JIM RECTOR, DENISE RECTOR, JO WOOLSEY, W.D. LAREW, LESLYE EVANS, OR ARNOLD MENDOZA

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 _____, and my address is c/o 4004 Belt Line Road, Suite 100, Addison, Texas 75001. I declare under penalty of perjury that on _____ I filed at the office of the SAN PATRICIO County Clerk and caused to be posted at the SAN PATRICIO County courthouse this notice of sale.

Declarants Name: _____

Date: _____

RECEIVED

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9:35 AM
GRACIE ALANIZ-GONZALES
COUNTY CLERK

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SAN PATRICIO

EXHIBIT "A"

LOT THREE (3), CHEYENNE ESTATES, SUBDIVISION NEAR THE TOWN OF ODEM, SAN PATRICO COUNTY, TEXAS, AS SHOWN BY MAP OR PLAT THEREOF, RECORDED IN VOLUME 13, PAGE 64, MAP RECORDS OF SAN PATRICO COUNTY, TEXAS; TO WHICH REFERENCE IS HERE MADE FOR ALL PERTINENT PURPOSES.