

FILED

2018 JUL 13 AM 11:03

**JOHN F. WARREN
COUNTY CLERK
DALLAS COUNTY**

BY _____ DEPUTY

STATE OF TEXAS

§

§

COUNTY OF DALLAS

§

NOTICE OF FORECLOSURE SALE

Notice is hereby given of a public foreclosure sale.

1. **Property to be Sold:** The property to be sold is certain real property located in Dallas County, Texas and more fully described as:

2709 Stonehaven Court, Irving, TX 75038; a/k/a

Lot 243, The Club, an Addition to the City of Irving, Dallas County, Texas, according to the Map thereof recorded in Volume 76137, Page 74, of the Map Records of Dallas County, Texas;

2. **Owner(s):** Bienvenu Boyembe Ebemgo a/k/a Bienvenu Boyembe Ebengo

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

Date: Tuesday, August 7, 2018

Time: Between the hours of 10:00 a.m. and 1:00 p.m. The sale shall commence at no earlier time than 10:00 a.m.

Place: At the County Courthouse in Dallas County, Texas, in the area where foreclosure sales are to take place as designated by the commissioner's court of said county, said designation having been recorded in the real property records of said county.

4. **Terms of Sale:** The sale will be conducted as a public auction to the highest bidder for cash. Those desiring to purchase the property will need to demonstrate their ability to pay cash on the day of the sale for the property being sold. The Property will be sold "as is", "where is" and "with all faults" of whatever nature or kind. NO warranty or representation of any kind is made regarding the property.

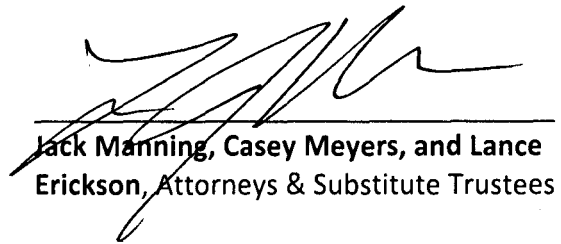
The sale will be made expressly subject to the provisions of the Declaration, any and all prior matters of records affecting the Property and any rights of redemption granted by law. **Prospective bidders are strongly urged to examine the applicable property records and the law.**

5. **Type of Sale:** The sale is a foreclosure sale to foreclose the Lien of The Club Homeowner's Association, Inc. for the failure of the above-referenced owner(s) to pay assessments and related charges again the Property as reflected in the Notice of Lien filed in the County Clerk's Office.

6. **Obligation Secured:** The Lien as reflected in the Notice of Lien secures the failure to pay assessments and related charges to the Association in the amount of \$9,907.80, as of July 6, 2018.

7. **Default and Request to Act:** Default has occurred by the failure to pay assessments to the Association, and the Association has requested me as agent on behalf of the Association to conduct this sale. Notice is given that before the sale the Association may appoint another person as agent or trustee to conduct the sale.

Dated: July 6, 2018



**Jack Manning, Casey Meyers, and Lance
Erickson, Attorneys & Substitute Trustees**

MANNING & MEYERS
Attorneys at Law
4340 N. Central Expressway, Suite 200
Dallas, Texas 75206
(214) 823-6600 – *Telephone*
(214) 821-3800 – *Facsimile*

THIS INSTRUMENT APPOINTS THE SUBSTITUTE TRUSTEE(S) IDENTIFIED TO SELL THE PROPERTY DESCRIBED ABOVE. THE PERSON SIGNING THIS NOTICE IS THE ATTORNEY OR AUTHORIZED AGENT OF THE ABOVE NAMED ASSOCIATION.

NOTICE OF SUBSTITUTE TRUSTEE SALE

Deed of Trust Date:

5/25/2006

Original Beneficiary/Mortgagee:

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS") SOLELY AS A NOMINEE FOR WMC MORTGAGE CORP., ITS SUCCESSORS AND ASSIGNS

Recorded in:

Volume: N/A

Page: N/A

Instrument No: 200600195873

Mortgage Servicer:

Select Portfolio Servicing, Inc. is representing the Current Beneficiary/Mortgagee under a servicing agreement with the Current Beneficiary/Mortgagee.

Grantor(s)/Mortgagor(s):

JOANNE WEATHERS AND JAMES D. WEATHERS, WIFE AND HUSBAND

Current Beneficiary/Mortgagee:

U.S. Bank National Association, as Trustee for MASTR Asset Backed Securities Trust 2006-WMC3, Mortgage Pass-Through Certificates, Series 2006-WMC3

Property County:

DALLAS

Mortgage Servicer's Address:

3217 S. Decker Lake Dr.,
Salt Lake City, UT 84119

Legal Description: BEING LOT 21, IN BLOCK C, OF GARDEN ISLES, 2ND INSTALLMENT, AN ADDITION TO THE CITY OF IRVING, DALLAS COUNTY, TEXAS, ACCORDING TO THE MAP THEREOF RECORDED IN VOLUME 86054, PAGE 1826, OF THE MAP RECORDS OF DALLAS COUNTY, TEXAS.

Date of Sale: 8/7/2018

Earliest Time Sale Will Begin:

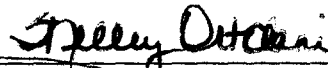
10:00AM

Place of Sale of Property: NORTH SIDE OF THE GEORGE ALLEN COURTS BUILDING FACING COMMERCE STREET 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):

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.


Shelley Ortolani, Robert Ortolani, Mary Mancuso or Michele Hreha or Cole D. Patton or Deanna Segovia, Substitute Trustee
MCCARTHY & HOLTHUS, LLP
1255 WEST 15TH STREET, SUITE 1060
PLANO, TX 75075

MH File Number: TX-17-34115-POS

Loan Type: Conventional Residential

BY _____
JOHN F. WARREN
COUNTY CLERK
DALLAS COUNTY
DEPUTY

2018 JUL 12 AM 11:10

FILED

NOTICE OF SUBSTITUTE TRUSTEE SALE

Deed of Trust Date:
6/26/2008

Grantor(s)/Mortgagor(s):
JASON FUSCO, AN UNMARRIED MAN

Original Beneficiary/Mortgagee:
ALLIED HOME MORTGAGE CAPITAL CORP

Current Beneficiary/Mortgagee:
Wells Fargo Bank, NA

Recorded in:
Volume: N/A
Page: N/A
Instrument No: 20080212996

Property County:
DALLAS

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

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

Legal Description: LOT 16, IN BLOCK 8, OF WESTWOOD PARK FIRST INSTALLMENT, AN ADDITION TO THE CITY OF IRVING, DALLAS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 21, PAGE 245, PLAT RECORDS, DALLAS COUNTY, TEXAS.

Date of Sale: 8/7/2018

Earliest Time Sale Will Begin: 10:00AM

Place of Sale of Property: NORTH SIDE OF THE GEORGE ALLEN COURTS BUILDING FACING COMMERCE STREET 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):
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.

Francesca Ortolani

Shelley Ortolani, Michele Hreha, Robert Ortolani or Mary Mancuso or Francesca Ortolani
or Cole D. Patton
or Deanna Segovia, Substitute Trustee
MCCARTHY & HOLTHUS, LLP
1255 WEST 15TH STREET, SUITE 1060
PLANO, TX 75075

BY _____
JOHN F. WARREN
COUNTY CLERK
DALLAS COUNTY
DEPUTY
2018 JUL 12 AM 11:10

FILED

MH File Number: TX-18-55814-POS
Loan Type: VA

NOTICE OF SUBSTITUTE TRUSTEE SALE

Deed of Trust Date:
3/2/2006

Grantor(s)/Mortgagor(s):
CHARLES O BOWLES AND WIFE, MARCIA A BOWLES

Original Beneficiary/Mortgagee:
MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS") SOLELY AS A NOMINEE FOR BANKERS FINANCIAL MORTGAGE GROUP, LTD., ITS SUCCESSORS AND ASSIGNS

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

Recorded in:
Volume: N/A
Page: N/A
Instrument No: 200600088757

Property County:
DALLAS

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

BY _____
JOHN F. WARREN
COUNTY CLERK
DALLAS COUNTY
DEPUTY

2018 JUL -2 PM 12:46

FILED

Legal Description: LOT 5 OF SHADY OAKS ESTATES, AN ADDITION TO THE CITY OF IRVING, DALLAS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 24, PAGE 61, MAP RECORDS, DALLAS COUNTY, TEXAS.

Date of Sale: 8/7/2018 **Earliest Time Sale Will Begin:** 10:00 AM

Place of Sale of Property: George Allen Courts Building, 600 Commerce Street, Dallas, TX 75202 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):
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.

Francesca Ortolani
Brett Baugh, John Beazley, Kenny Shirey, Rick Montgomery, Craig Muirhead, Aaron Parker, Clay Golden, Robert Aguilar, Brent Graves, Wendy Lambert, Troy Robinett, Terry Waters, Matt Hansen, Frederick Britton, Shawn Schiller, Logan Thomas, Shelley Ortolani, Michele Hreha, Robert Ortolani or Mary Mancuso or Francesca Ortolani or Cole D. Patton
or Deanna Segovia, Substitute Trustee
MCCARTHY & HOLTHUS, LLP
1255 WEST 15TH STREET, SUITE 1060
PLANO, TX 75075

MH File Number: TX-18-67695-POS
Loan Type: Conventional Residential

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

NOTICE OF [SUBSTITUTE] TRUSTEE'S SALE

File Number: TX-18-9520-ED

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 10/19/2004, PAMELA LYNN HEARN, A SINGLE WOMAN AND CECILE LOUISE WEBSTER, A SINGLE WOMAN, executed a Deed of Trust conveying to G. TOMMY BASTIAN as Trustee, the Real Estate hereinafter described, to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR AEGIS WHOLESALE CORPORATION, ITS SUCCESSORS AND ASSIGNS, in the payment of a debt therein described, said Deed of Trust being recorded under Instrument 3110161, Volume XX, Page XX, in the DEED OF TRUST OR REAL PROPERTY records of DALLAS 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

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on 8/7/2018 beginning not earlier than 1:00 PM, or not later than three hours thereafter, I will sell said Real Estate in DALLAS 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:

BEING LOT 9, BLOCK E OF QUIAL-N-HILLS ADDITION, AN ADDITION TO THE CITY OF IRVING, DALLAS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 77245, PAGE 1631, MAP RECORDS, DALLAS COUNTY, TEXAS.

Property Address: 3524 BRIARCLIFF COURT NORTH, IRVING, TX 75062
Mortgage Servicer: Caliber Home Loans, Inc.
Mortgage Servicer Address: 13801 WIRELESS WAY, OKLAHOMA CITY, OK, 73134
Reinstatement Line: (800) 401-6587
Noteholder: U.S. Bank Trust, N.A., as Trustee for LSF9 Master Participation Trust

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, June 27, 2018

BY _____
DEPUTY
DALLAS COUNTY
COUNTY CLERK
JOHN F. WARREN

2018 JUN 28 PM 3:03

FILED

Shelley Ortolani

Shelley Ortolani, Mary Mancuso, Michele Hreha, Francesca Ortolani, Robert Ortolani, Michelle Schwartz, Brenda Wiggs, Denise Boerner, Donna Stockman, Kathy Arrington, John Beazley, Kenny Shirey, Rick Montgomery, Craig Muirhead, Aaron Parker, Clay Golden, Brent Graves, Wendy Lambert, Terry Waters, Shawn Schiller, Matthew Hansen, Logan Thomas, Guy Wiggs, Russell Stockman, David Stockman, Tim Lewis,



4662255

NOTICE OF SUBSTITUTE TRUSTEE SALE

Deed of Trust Date:
8/30/2004

Grantor(s)/Mortgagor(s):
NANCY N GRESHAM, A SINGLE PERSON

Original Beneficiary/Mortgagee:
MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS") SOLELY AS A NOMINEE FOR FIRST MAGNUS FINANCIAL CORPORATION, AN ARIZONA CORPORATION, ITS SUCCESSORS AND ASSIGNS

Current Beneficiary/Mortgagee:
Wells Fargo Bank, NA

Recorded in:
Volume: 200472
Page: 05562
Instrument No: 3045513

Property County:
DALLAS

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

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

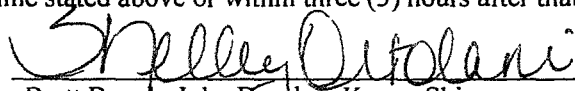
Legal Description: BEING LOT 8, BLOCK 4 OF PHASE THREE OF VALLEY RANCH SECTOR 10, TRACT 9, FIRST INSTALLMENT, AN ADDITION TO THE CITY OF IRVING, DALLAS COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 85208, PAGE 3303, MAP RECORDS, DALLAS COUNTY, TEXAS.

Date of Sale: 8/7/2018 **Earliest Time Sale Will Begin:** 10:00 AM

Place of Sale of Property: George Allen Courts Building, 600 Commerce Street, Dallas, TX 75202 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):
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.


Brett Baugh, John Beazley, Kenny Shirey, Rick Montgomery, Craig Muirhead, Aaron Parker, Clay Golden, Robert Aguilar, Brent Graves, Wendy Lambert, Troy Robinett, Terry Waters, Matt Hansen, Frederick Britton, Shawn Schiller, Logan Thomas, Shelley Ortolani, Michele Hreha, Robert Ortolani or Mary Mancuso or Francesca Ortolani or Cole D. Patton or Deanna Segovia, Substitute Trustee
MCCARTHY & HOLTHUS, LLP
1255 WEST 15TH STREET, SUITE 1060
PLANO, TX 75075

DEPUTY
BY
JOHN F. WARREN
COUNTY CLERK
DALLAS COUNTY

MH File Number: TX-18-55540-POS
Loan Type: FHA

2018 JUN 28 PM 3:28

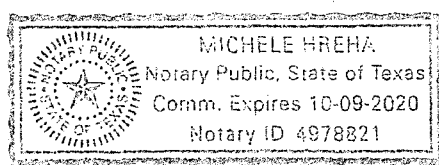
FILED

STATE OF TEXAS §
COUNTY OF Dallas §

Before me, the undersigned Notary Public, on this day personally appeared Quilley Dinkland as Substitute Trustee, known to me or proved to me through a valid State driver's license or other official identification described as _____, to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

Given under my hand and seal of office this 27 day of June, 2018.

Michele Hreha
Notary Public
Signature



NOTICE OF SUBSTITUTE TRUSTEE SALE

Deed of Trust Date:

10/11/2002

Original Beneficiary/Mortgagee:

NTFN, INC. D/B/A PREMIER NATIONWIDE LENDING

Recorded in:

Volume: 2002203

Page: 2216

Instrument No: 2032823

Mortgage Servicer:

Seterus, Inc. is representing the Current Beneficiary/Mortgagee under a servicing agreement with the Current Beneficiary/Mortgagee.

Grantor(s)/Mortgagor(s):

RICHARD LINDSEY AND WIFE, CLARISSA LINDSEY

Current Beneficiary/Mortgagee:

Federal National Mortgage Association ("Fannie Mae"), a corporation organized and existing under the laws of the United States of America

Property County:

DALLAS

Mortgage Servicer's Address:

14523 SW Millikan Way, Suite 200, Beaverton, OR 97005

Legal Description: LOT 6 IN BLOCK 18, OF THE REVISION OF BLOCK 18 OF PLYMOUTH PARK NO. 4, AN ADDITION TO THE CITY OF IRVING, DALLAS COUNTY, TEXAS, ACCORDING TO THE REVISED MAP IR PLAT THEREOF RECORDED IN VOLUME 22, PAGE 193, MAP RECORDS, DALLAS COUNTY, TEXAS.

Date of Sale: 8/7/2018

Earliest Time Sale Will Begin:


10:00AM

Place of Sale of Property: NORTH SIDE OF THE GEORGE ALLEN COURTS BUILDING FACING COMMERCE STREET 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):

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.



Shelley Ortolani, Michèle Hreha, Robert Ortolani or Mary Mancuso or Francesca Ortolani or Cole D. Patton or Deanna Segovia, Substitute Trustee MCCARTHY & HOLTHUS, LLP 1255 WEST 15TH STREET, SUITE 1060 PLANO, TX 75075

BY _____ DEPUTY

JOHN F. WARREN
COUNTY CLERK
DALLAS COUNTY

2018 JUN 28 PM 3: 28

MH File Number: TX-13-20560-FC

Loan Type: Conventional Residential

FILED

NOTICE OF [SUBSTITUTE] TRUSTEE'S SALE

Assert and protect your rights as a member of the armed forces of the United States. If you are or your spouse is serving on active military duty, including active military duty as a member of the Texas National Guard or the National Guard of another state or as a member of a reserve component of the armed forces of the United States, please send written notice of the active duty military service to the sender of this notice immediately.

1. Date, Time, and Place of Sale.

Date: August 07, 2018

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

Place THE AREA OUTSIDE ON THE NORTHSIDE OF THE GEORGE ALLEN COURTS BUILDING
FACING COMMERCE STREET BELOW THE OVERHANG OR AS DESIGNATED BY THE COUNTY
COMMISSIONERS or as designated by the county commissioners.

2. Terms of Sale. Cash.

3. Instrument to be Foreclosed. The Instrument to be foreclosed is the Deed of Trust or Contract Lien dated March 25, 2003 and recorded in Document VOLUME 2003075, PAGE 08326 real property records of DALLAS County, Texas, with WILLIAM T CLEMONS, grantor(s) and NETWORK FUNDING , L.P., mortgagee.

4. Obligations Secured. Deed of Trust or Contract Lien executed by WILLIAM T CLEMONS, securing the payment of the indebtednesses in the original principal amount of \$80,400.00, and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. JPMORGAN CHASE BANK, NATIONAL ASSOCIATION 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. JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, as Mortgage Servicer, is representing the current mortgagee, whose address is:

c/o JPMORGAN CHASE BANK, NATIONAL ASSOCIATION
3415 VISION DRIVE
COLUMBUS, OH 43219

SHELLEY ORTOLANI, MARY MANCUSO, ROBERT ORTOLANI, MICHELE HREHA, FRANCESCA ORTOLANI, GUY WIGGS, DAVID STOCKMAN, BRENDA WIGGS, DENISE BOERNER, DONNA STOCKMAN, TIM LEWIS, KATHY ARRINGTON OR MICHELLE SCHWARTZ
Substitute Trustee
c/o BARRETT DAFFIN FRAPPIER TURNER & ENGEL, LLP
4004 Belt Line Road, Suite 100
Addison, Texas 75001

Active Duty Notifications: Special Loans Unit /CHASE Home Lending Attn: SCRA/2210 Enterprise Drive /Florence, SC 29501 /Fax: 843 413 5433/skra.military.orders@chase.com

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 DALLAS County Clerk and caused to be posted at the DALLAS County courthouse this notice of sale.

Declarants Name: _____

Date: _____

BY _____
DEPUTY
DALLAS COUNTY
COUNTY CLERK
JOHN E. WARREN
2018 JUN 25 PM 4:00

FILED



NOS00000007644081

0000007644081

DALLAS

EXHIBIT "A"

BEING LOT 41, BLOCK C OF GARDEN ISLES, 2ND INSTALLMENT, AN ADDITION TO THE CITY OF IRVING, DALLAS COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 86054, PAGE 1826, MAP RECORDS, DALLAS COUNTY, TEXAS.



NOS0000007644081

NOTICE OF [SUBSTITUTE] TRUSTEE'S SALE

Assert and protect your rights as a member of the armed forces of the United States. If you are or your spouse is serving on active military duty, including active military duty as a member of the Texas National Guard or the National Guard of another state or as a member of a reserve component of the armed forces of the United States, please send written notice of the active duty military service to the sender of this notice immediately.

1. Date, Time, and Place of Sale.

Date: August 07, 2018

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

Place: THE AREA OUTSIDE ON THE NORTHSIDE OF THE GEORGE ALLEN COURTS BUILDING FACING COMMERCE STREET BELOW THE OVERHANG OR AS DESIGNATED BY THE COUNTY COMMISSIONERS or as designated by the county commissioners.

2. Terms of Sale. Cash.

3. Instrument to be Foreclosed. The Instrument to be foreclosed is the Deed of Trust or Contract Lien dated October 28, 2005 and recorded in Document CLERK'S FILE NO. 200503577455 real property records of DALLAS County, Texas, with MADEL CARMEN ORTIZ, grantor(s) and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS") AS NOMINEE, mortgagee.

4. Obligations Secured. Deed of Trust or Contract Lien executed by MADEL CARMEN ORTIZ, securing the payment of the indebtednesses in the original principal amount of \$102,650.00, 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

MICHAEL HARRISON, ROBERT FORSTER, JEFF FLEMING OR LAUREN CHRISTOFFEL
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 DALLAS County Clerk and caused to be posted at the DALLAS County courthouse this notice of sale.

Declarants Name: _____
Date: _____

BY _____
DEPUTY
DALLAS COUNTY
COUNTY CLERK
JOHN F. WARREN

2018 JUN 25 PM 4:01

FILED



NOS0000007665557

000000766557

DALLAS

EXHIBIT "A"

LOT 6, BLOCK A, JULIA'S PLACE ADDITION, AN ADDITION TO THE CITY OF IRVING, DALLAS COUNTY, TEXAS,
ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 2005081, PAGE 68, OF THE MAP RECORDS OF
DALLAS COUNTY, TEXAS



NOS000000766557

FILED

AFTER RECORDING, RETURN TO:

Benjamin Scott Wren
PO Box 1109
Boyd, Texas 76023

2018 JUL -9 PM 1:42

JOHN F. WARREN
COUNTY CLERK
DALLAS COUNTY

NOTICE OF SALE BY SUBSTITUTE TRUSTEE

BY _____ DEPUTY

WHEREAS, on March 1, 2009, David Perez, Jr. executed a Deed of Trust conveying to L. Scott Horne, as Trustee, the real estate hereinafter described, to secure Benjamin Scott Wren in the payment of the indebtedness in said Deed of Trust, said Deed of Trust recorded in Clerk's File No. 200900092272, Land Records of Dallas County, Texas; and

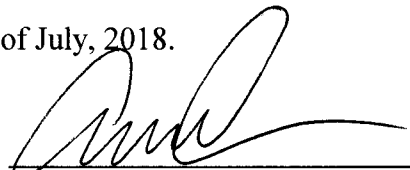
WHEREAS, default has occurred in the payment of said indebtedness, and the same is now wholly due. Benjamin Scott Wren as the owner and holder of said debt, has appointed Grady R. Thompson as Substitute Trustee in the place of said original Trustee, to sell said property to satisfy said indebtedness, upon the contingency and in the manner authorized by said Deed of Trust; and

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on Tuesday, the *7th day of August, 2018*, between 10:00 a.m. and 1:00 p.m. I will sell said Real Estate at the Courthouse steps designated by the County Commissioners to be the place for such foreclosure sales, to the highest bidder for cash. The sale will begin at 10:00 p.m. but not later than three hours after that time. Said Real Estate is described as follows:

BEING ALL OF LOT 1, BLOCK A, THE HOPE PLACE, AN ADDITION TO THE CITY OF IRVING, DALLAS COUNTY, TEXAS, ACCORDING TO THE MAP/PLAT RECORDED IN VOLUME 96236, PAGE 6542 OF THE MAP/PLAT RECORDS OF DALLAS COUNTY, TEXAS.

The warranty contained herein is expressly limited to and the property will be sold subject to any other matters which are superior to the lien of the Deed of Trust, to the extent such matters are valid, in existence and affect the property.


WITNESS MY HAND on this the 3 day of July, 2018.



GRADY R. THOMPSON

State of Texas
County of Collin

This instrument was acknowledged before me on this 3 day of July, 2018, by Grady R. Thompson in the capacity therein stated.



Notary Public, State of Texas

