

FILED

2018 JAN 11 PM 2:00

Notice of Substitute Trustee's Sale

JOHN F. WARREN

CLERK OF DISTRICT COURT

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.

Date: January 15, 2018

Substitute Trustee: Sylvia McCormick, or Doug Brower, or Denise Flores, or Leslie Diamond
10228 Midway Road
Dallas, Texas 75229

Mortgagee: VPX Enterprises, LLC and Chaparral Assets, LLC

Note: Promissory note in the original principal sum of \$115,000.00 dated December 1, 2016 executed by Reeshia Green payable to the order of VPX Enterprises, LLC and Chaparral Assets, LLC.

Deed of Trust

Date: December 1, 2016

Grantor: Reeshia Green

Mortgagee: VPX Enterprises, LLC and Chaparral Assets, LLC

Recording information:

Clerk's Instrument No. 201600339812, Real Property Records. Dallas County, Texas.

Property:

The real property and all improvements thereon commonly known as 124 Pecan Grove, Lancaster, Texas, and more completely described as Lot 6, Block A, of the Replat of Pecan Grove Estates, an Addition to the City of Lancaster, Dallas County, Texas, according to the Map thereof recorded in Volume 85156, Page 5321, Map Records of Dallas County, Texas.

County: Dallas

Date of Sale: February 6, 2018

Time of Sale: 1:00 p.m.

Place of Sale:

The area outside on the North side of the George L. Allen Courts Building, 600 Commerce Street, Dallas, Texas 75202, facing Commerce Street below the overhang or as designated by the County Commissioners.

Mortgagee has appointed Sylvia McCormick, or Doug Brower, or Denise Flores, or Leslie Diamond as Substitute Trustees under the Deed of Trust. Mortgagee has instructed Substitute Trustees to offer the Property for sale toward the satisfaction of the Note.

Notice is given that on the Date of Sale, Substitute Trustee will offer the Property for sale at public auction at the Place of Sale, to the highest bidder for cash, "AS IS," with no representations or warranties of title, possession, or quiet enjoyment. The sale will occur at the Time of Sale, or not later than three hours thereafter. Mortgagee may bid by credit against the indebtedness secured by the 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 MORTGAGEE SERVICER.



Sylvia McCormick
Doug Brower
Denise Flores
Leslie Diamond
Substitute Trustees
10228 Midway Road
Dallas, Texas 75229
(972) 596-3769 x111
(972) 612-3769 (Fax)

Michelle Brown
135 Palm Drive
Lancaster, Texas 75146
Our file #1117-020F

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 December 20, 2002, Michelle Brown executed a Deed of Trust conveying to David Brown, a Trustee, the Real Estate hereinafter described, to secure Ryland Mortgage Company, an Ohio Corporation in the payment of a debt therein described, said Deed of Trust being recorded in Instrument Number 2140858 in the Real Property Records of Dallas 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.

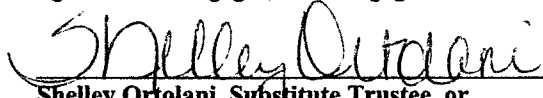
NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on Tuesday, February 6, 2018, the foreclosure sale will be conducted in Dallas County in the area designated by the Commissioners Court, pursuant to Section 51.002 of the Texas Property Code as the place where foreclosure sales are to take place. If no place 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 1 pm and not later than 4 pm 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 Dallas, State of Texas:

LOT 35, BLOCK A, OF ROLLING MEADOWS ADDITION, PHASE I, AN ADDITION TO THE CITY OF LANCASTER, COUNTY OF DALLAS, TEXAS, ACCORDING TO MAP OR PLAT THEREOF RECORDED IN VOLUME 2001227, PAGE 51, OF THE MAP RECORDS OF DALLAS COUNTY, TEXAS.

Nationstar Mortgage LLC, d/b/a Mr. Cooper is the mortgage servicer for the mortgagee of the Deed of Trust. Nationstar Mortgage LLC, d/b/a Mr. Cooper and the mortgagee have entered into an agreement granting Nationstar Mortgage LLC, d/b/a Mr. Cooper authority to service the mortgage. Nationstar Mortgage LLC, d/b/a Mr. Cooper, as mortgage servicer, is representing the Mortgagee under a servicing agreement with the Mortgagee (the "Servicing Agreement"). The name of the Mortgagee is Nationstar Mortgage LLC, d/b/a Mr. Cooper. Pursuant to the Servicing Agreement, Nationstar Mortgage LLC, d/b/a Mr. Cooper 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, d/b/a Mr. Cooper, 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, d/b/a Mr. Cooper, 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.



Shelley Ortolani, Substitute Trustee, or
Michele Hreha, Successor Substitute Trustee, or
Robert Ortolani, Successor Substitute Trustee, or
Mary Mancuso, Successor Substitute Trustee, or
Guy Wiggs, Successor Substitute Trustee, or
David Stockman, Successor Substitute Trustee, or
Brenda Wiggs, Successor Substitute Trustee, or
Denise Boerner, Successor Substitute Trustee, or
Donna Stockman, Successor Substitute Trustee, or
Tim Lewis, Successor Substitute Trustee, or
Michelle Schwartz, Successor Substitute Trustee

JOHN F. WARREN
COUNTY CLERK
DALLAS COUNTY

2018 JAN 16 AM 10:45

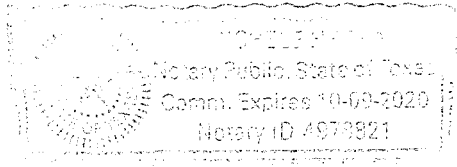
FILED

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

ACKNOWLEDGMENT

State of Texas)
County of Dallas)

This instrument was acknowledged before me on January 16, 2018,
by Shelley Ortolani.



[Notary Seal]

Michele Heha
Notary Public's Signature

C&S No. 44-17-3885 / VA / No
Freedom Mortgage Corporation

NOTICE OF TRUSTEE'S SALE

FILED
2018 JAN 16 AM 10:55

JOHN F. WARREN
COUNTY CLERK
DALLAS COUNTY

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

Date of Security Instrument: December 30, 2014

Grantor(s): Dominick Williams, joined herein pro forma by his wife, Kassadee Dews-Williams

Original Trustee: Richard A. Ramirez

Original Mortgagee: Mortgage Electronic Registration Systems, Inc. ("MERS"), solely as nominee for AMCAP Mortgage LTD, dba Gold Financial Services, its successors and assigns

Recording Information: Clerk's File No. 201500000005, in the Official Public Records of DALLAS 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 2 IN BLOCK 1 OF WASHINGTON ADDITION, AN ADDITION TO THE CITY OF LANCASTER, DALLAS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN/UNDER VOLUME 2004168, PAGE 2214, MAP/PLAT RECORDS, DALLAS COUNTY, TEXAS.

Date of Sale: 02/06/2018 Earliest Time Sale Will Begin: 1:00 PM

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 Ortolani as Substitute Trustee, Mary Mancuso as Successor Substitute Trustee, Robert Ortolani as Successor Substitute Trustee, Michele Hreha as Successor Substitute Trustee, David Stockman as Successor Substitute Trustee, Brenda Wiggs as Successor Substitute Trustee, Denise Boerner as Successor Substitute Trustee, Guy Wiggs as Successor Substitute Trustee, Donna Stockman as Successor Substitute Trustee, Tim Lewis as Successor Substitute Trustee, Michelle Schwartz as Successor Substitute Trustee, or Thomas Delaney as Successor Substitute Trustee or Lisa Cockrell as Successor 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 Mortgagee, the Mortgagee or the Mortgagee's attorney.



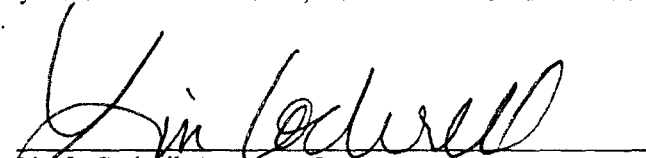
4643835

Place of Sale of Property: The foreclosure sale will be conducted in the area designated by the DALLAS 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 11th day of January, 2018.

For Information:

"Servicelink Default Abstract Solutions
1320 Greenway Drive, Suite 300
Irving, TX 75038




Lisa L. Cockrell, Attorney at Law
Codilis & Szwarski, P.C.
400 N. Sam Houston Pkwy E, Suite 900A
Houston, TX 77060
(281) 925-5200

STATE OF TEXAS

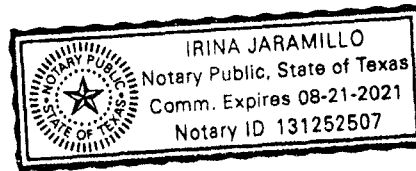
COUNTY OF HARRIS

Before me, the undersigned Notary Public, on this day personally appeared Lisa L. Cockrell 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 11th day of January, 2018.



Notary Public
Signature



Posted and filed by: _____

Printed Name: _____

C&S No. 44-17-3885 / VA / No
Freedom Mortgage Corporation

The Estates of Danny R. Martin, deceased
and Mildred Martin, deceased
1514 Chapman Dr
Lancaster, Texas 75134
Our file #0417-068F

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 December 13, 1996, Danny R. Martin and Mildred Martin executed a Deed of Trust conveying to Jo E. Shaw, a Trustee, the Real Estate hereinafter described, to secure Weyerhaeuser Mortgage Company in the payment of a debt therein described, said Deed of Trust being recorded in Instrument Number 2470958 in the Real Property Records of Dallas 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, February 6, 2018, the foreclosure sale will be conducted in Dallas 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 10:00 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 Dallas, State of Texas:

BEING LOT 79 IN BLOCK 4 OF WELLINGTON PARK- PHASE ONE, AN ADDITION TO THE CITY OF LANCASTER, DALLAS COUNTY, TEXAS, ACCORDING TO THE MAP THEREOF RECORDED IN VOLUME 86251, PAGE 2418 OF THE MAP RECORDS OF DALLAS COUNTY, TEXAS.

Nationstar Mortgage LLC, d/b/a Mr. Cooper is the mortgage servicer for the mortgagee of the Deed of Trust. Nationstar Mortgage LLC, d/b/a Mr. Cooper and the mortgagee have entered into an agreement granting Nationstar Mortgage LLC, d/b/a Mr. Cooper authority to service the mortgage. Nationstar Mortgage LLC, d/b/a Mr. Cooper, as mortgage servicer, is representing the Mortgagee under a servicing agreement with the Mortgagee (the "Servicing Agreement"). The name of the Mortgagee is Wells Fargo Bank, National Association, as trustee for the Reperforming Loan REMIC Trust Certificates, Series 2002-2. Pursuant to the Servicing Agreement, Nationstar Mortgage LLC, d/b/a Mr. Cooper 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, d/b/a Mr. Cooper, 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, d/b/a Mr. Cooper, 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.

Substituted and Successor Substitute Trustees are identified below.

JOHN F. WARREN
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: 1/12/2018

2018 JAN 16 AM 10:45

FILED

Shelley Ortolani

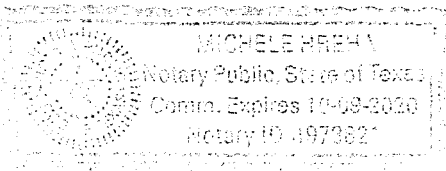
**Shelley Ortolani, Substitute Trustee, or
Michele Hreha, Successor Substitute Trustee, or
Robert Ortolani, Successor Substitute Trustee, or
Mary Mancuso, Successor Substitute Trustee, or
Brett Baugh, Successor Substitute Trustee, or
John Beazley, Successor Substitute Trustee, or
Kenny Shirey, Successor Substitute Trustee, or
Rick Montgomery, Successor Substitute Trustee, or
Craig Muirhead, Successor Substitute Trustee, or
Aaron Parker, Successor Substitute Trustee, or
Clay Golden, Successor Substitute Trustee, or
Robert Aguilar, Successor Substitute Trustee, or
Brent Graves, Successor Substitute Trustee, or
Wendy Lambert, Successor Substitute Trustee, or
Troy Robinett, Successor Substitute Trustee, or
Terry Waters, Successor Substitute Trustee, or
Matt Hansen, Successor Substitute Trustee, or
Frederick Britton, Successor Substitute Trustee, or
Shawn Schiller, Successor Substitute Trustee, or
Logan Thomas, Successor Substitute Trustee**

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

ACKNOWLEDGMENT

State of Texas)
County of Dallas)

This instrument was acknowledged before me on January 16, 2018,
by Shelley Ortolani.



[Notary Seal]

Michele Hrehv
Notary Public's Signature

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

Date of Security Instrument: March 06, 1995

Grantor(s): Hector O. Wilson, a married person and Stacey Renee Wilson signing pro forma to perfect lien only.

Original Trustee: Tom Parker and Elizabeth Sproat

Original Mortgagee: Comerica Mortgage Corporation, a Michigan Corporation

Recording Information: Vol. 95061, Page 00247, in the Official Public Records of DALLAS County, Texas.

Current Mortgagee: Comerica Bank, a Michigan Banking Corporation

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

Date of Sale: 02/06/2018 **Earliest Time Sale Will Begin:** 1:00 PM

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:

BEING LOT 2, BLOCK B OF BELLAIRE TERRACE ADDITION, AN ADDITION TO THE CITY OF LANCASTER, DALLAS COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 72094, PAGE 1559, MAP RECORDS, DALLAS COUNTY, TEXAS.

Place of Sale of Property: The foreclosure sale will be conducted in the area designated by the DALLAS 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

(28) **DALLAS COUNTY CLERK**
JOHN E. WARREN



Shelley Ortolani as Substitute Trustee, Mary Mancuso as Successor Substitute Trustee, Robert Ortolani as Successor Substitute Trustee, Michele Hreha as Successor Substitute Trustee, David Stockman as Successor Substitute Trustee, Brenda Wiggs as Successor Substitute Trustee, Denise Boerner as Successor Substitute Trustee, Guy Wiggs as Successor Substitute Trustee, Donna Stockman as Successor Substitute Trustee, Tim Lewis as Successor Substitute Trustee, Michelle Schwartz as Successor Substitute Trustee, or Thomas Delaney as Successor Substitute Trustee or Lisa Cockrell as Successor Substitute Trustee
c/o Servicelink Default Abstract Solutions
1320 Greenway Drive, Suite 300
Irving, TX 75038

2018 JAN 16 AM 10:50

FILED



4644097

NOTICE OF TRUSTEE'S SALE

WHEREAS, On the 14th day of March, 2017
 Franshell Davis executed a Deed of Trust conveying to
 Pat Doak a Trustee, the Real Estate hereinafter

described, to secure Joe S. Hansen
 Inst # 2017000855 in the payment of a debt therein described,
 said Deed of Trust being recorded in Vol. Page in the Deed of Trust 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 of said debt has requested the undersigned to sell said property to satisfy said indebtedness.

NOW, THEREFORE, NOTICE IS HEREBY GIVEN That on Tuesday, the 6th day of February, 2018, ¹⁹~~xx~~, beginning no earlier than 10:00 A M. and taking place not later than three (3) hours after that time, I will sell said real estate at the designated area of the County Courthouse, as designated by the commissioners court in Dallas County, Texas, to the highest bidder for cash. The designated area for said county is located at the George Allen Courts Bldg., Dallas, Dallas County, Texas.
 Said Real Estate is described as follows: In the County of Dallas State of Texas:

Being Lot 17 Block 6 of Second Installment of The Pebblebrook Addition, an Addition to the City of Lancaster, Dallas County, Texas, according to the map thereof recorded in Volume 72042, Page 2599 Map Records of Dallas County, Texas.

Also known as 1406 Clearbrook St. Lancaster, Tx. 75134

FILED
 2018 JAN 16 AM 10:41
 JOHN E. WARREN
 COUNTY CLERK
 DALLAS COUNTY

WITNESS MY HAND this 16th

day of January, 2018

Pat Doak

Pat Doak

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.

NOTICE OF TRUSTEE'S SALE

Notice is hereby given that on Tuesday, the 6th day of February, 2018; the undersigned will conduct a Trustee's Sale under the terms of the Deed of Trust described below. Such interests in the following described property as are secured by the Deed of Trust herein described will be sold at public auction to the highest bidder for cash. The sale will be conducted with the understanding that the trustee is acting in a representative capacity, and not individually, and that the trustee shall have no personal liability by reason of any matter arising out of such sale. The earliest time the sale will begin is 10:00 o'clock, A.M., but the sale may begin not later than three (3) hours after that time. The sale will take place at the county courthouse of Dallas County, Texas, at the area designated by the Commissioner's Court of such county where such sales are to take place. If no such area has been so designated, the area in which the sale will take place are the steps of the building now known as the George Allen Courts Building, 600 Commerce St., Dallas, Texas 75202.

Date of Deed of Trust: November 4, 2013

Maker: Elsa Reyes and Gabriel Reyes

Original Trustee named in Deed of Trust: L. Scott Horne

Original amount of Secured Indebtedness: \$123,745.00

Original Beneficiary named in Deed of Trust: OFH JNB 101 LLC

Property described in Deed of Trust:

Lot 9, Block M, of a Final Plat of Meadowview, Phase 1, an addition to the City of Lancaster, Dallas County, Texas, according to the Map or Plat thereof recorded in Volume 2002164, Page 116 of the Plat records of Dallas County, Texas. **More commonly known as 1423 Daisy Drive, Lancaster Texas.**

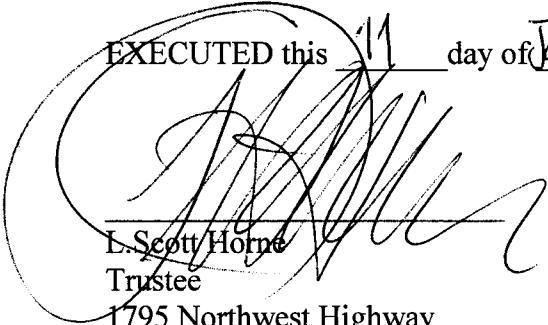
Said Deed of Trust is recorded under Document No. 201300344690 in the Deed of Trust Records of Dallas County, Texas.

JOHN F. WARREN
COUNTY CLERK
DALLAS COUNTY

2018 JAN 16 PM 4:00

FILED

EXECUTED this 11 day of January 2018

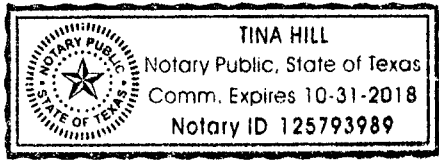


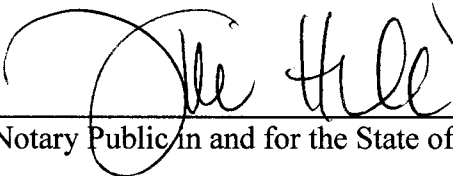
L. Scott Horne
Trustee
1795 Northwest Highway
Garland, TX 75041
972-271-1700

ACKNOWLEDGMENT

THE STATE OF TEXAS §
 §
COUNTY OF DALLAS §

This instrument was acknowledged before me on the 11 day of January 2018, by L.Scott Horne, known to me personally or by driver's license, in the capacity therein stated.





Notary Public in and for the State of Texas

AFTER RECORDING RETURN TO:
Horne & Associates, PC
1795 Northwest Highway
Garland, Texas 75041

PREPARED IN THE LAW OF:
Horne & Associates, PC
1795 Northwest Highway
Garland, Texas 75041

NOTICE OF ASSESSMENT LIEN SALE

STATE OF TEXAS §
 §
COUNTY OF DALLAS §

WHEREAS, on or about May 30, 2017, a Notice of Lien was filed in the Deed Records of Dallas County, Texas, covering the real property herein described concerning default in the payment of the indebtedness owing by Aaron Reed and Canitra Reed, the present owners of said real property, to The Hills at Tealwood Homeowners' Association (the "Association"); and

WHEREAS, the said Aaron Reed and Canitra Reed have continued to default in the payment of their indebtedness to the Association and the same is now wholly due, and the Association, acting by and through its duly authorized agent, intends to sell the herein described property to satisfy the present indebtedness of said owners to the Association;

NOW, THEREFORE, notice is hereby given that on Tuesday, February 6, 2018, between 10 o'clock a.m. and 4 o'clock p.m., the Association will sell said real estate Outside on the north side of the George Allen Courts Building facing Commerce Street below the overhang, Dallas County, Texas, to the highest bidder for cash, subject to all superior liens and encumbrances of record. The earliest time at which said sale will begin will be 12:00 o'clock noon, and the sale will take place not later than three (3) hours after that time.

Said real estate is described as follows:

Lot 18, Block F, of The Hills at Tealwood Phase I, an addition to the City of Mesquite, Dallas County, Texas, according to the Plat thereof as recorded in Volume 2003168, Page 94 of the Map Records, Dallas County, Texas (2648 Guadalupe Drive)

WITNESS my hand this 16 day of January, 2018



THE HILLS AT TEALWOOD HOMEOWNERS' ASSOCIATION

By: Jason R. Reed
Jason R. Reed, Substitute Trustee
Riddle & Williams, P.C.
3811 Turtle Creek Blvd, Suite 500
Dallas, Texas 75219

The within notice was posted by me on the 16 day of JANUARY, 2018, at the Dallas County Courthouse in Dallas, Texas.

David Wiley

JOHN F. WARREN
COUNTY CLERK
DALLAS COUNTY
2018 JAN 16 PM 4:00
FILED

CAUSE NO. DC-17-14484

IN RE: ORDER FOR FORECLOSURE	§	IN THE DISTRICT COURT OF
CONCERNING	§	
	§	
2648 Guadalupe Drive	§	DALLAS COUNTY, TEXAS
Mesquite, TX 75181	§	
	§	
UNDER TEX. R. CIV. PROC. 736	§	101ST JUDICIAL DISTRICT
	§	
AND AARON REED AND CANITRA		
REED		

ORDER FOR FORECLOSURE

On **October 19, 2017**, the Application for Foreclosure under Tex. R. Civ. Proc. 736 in the above-entitled cause of action was presented to the Court. **The Hills at Tealwood Homeowners' Association** (the "Association"), Petitioner herein, seeks an order pursuant to Tex. R. Civ. Proc. 736 to foreclose the Association's assessment lien against 2648 Guadalupe Drive, Mesquite, Texas 75181, and further described as follows:

Lot 18, Block F, of The Hills at Tealwood Phase I, an addition to the City of Mesquite, Dallas County, Texas, according to the Plat thereof as recorded in Volume 2003168, Page 94 of the Map Records, Dallas County, Texas (2648 Guadalupe Drive) (hereinafter the "Property").

The Court finds that the Association's Application for Foreclosure complies with Rule 736.1 of the Tex. R. Civ. Proc. and was properly served in accordance with Rule 736.4 of the Tex. R. Civ. Proc. The Court further finds that Respondents have not previously filed a response, and the return of service has been on file with the clerk of the Court for at least 10 days before the date of this Order. The Court finds that the name and last known address of each respondent is as follows:

Aaron Reed
2648 Guadalupe Drive
Mesquite, Texas 75181

Canitra Reed
2648 Guadalupe Drive
Mesquite, Texas 75181

Pursuant to Rule 736.7 of the Tex. R. Civ. Proc., all facts alleged in the Application for Foreclosure and supported by the affidavit of material facts constitute prima facie evidence of the truth of the matters alleged. The Court further finds as follows:

1. This proceeding is brought in the county in which all or part of the real property encumbered by the lien sought to be foreclosed is located.
2. The Association is governed by the Declaration of Covenants, Conditions and Restrictions for The Hills at Tealwood (the "Declaration"), as corrected and supplemented from time to time.
3. The Property is subject to and governed by the Declaration.
4. By virtue of Respondents' acquisition of the Property, Respondents agreed to and became obligated by the Declaration to pay to the Association all assessments for the expense of administration, maintenance, upkeep and repair of the Community as assessed in accordance with the Declaration, as more particularly shown in Article IV, Section 4.1 of the Declaration.
5. Article IV, Section 4.13(a) of the Declaration creates an assessment lien against the Property to secure payment of assessments and other charges pursuant to Tex. R. Civ. Proc. 735.1(c) and Tex. Prop. Code 209.0092.
6. Article IV, Section 4.13(b) of the Declaration further provides that the Association may foreclose its assessment lien by appropriate judicial or non-judicial proceedings.

7. During the period of Respondents' ownership, Respondents have been assessed maintenance fees in a non-discriminatory manner based on Respondents' ownership of the Property.
8. Article IV, Section 4.2 of the Declaration and Texas Property Code 5.006 provide for recovery of attorney's fees and expenses incurred in the collection of delinquent assessments.
9. As of October 9, 2017, Respondents are 46 months in default in their obligations to the Association for a total of Two Thousand Two Hundred and Fifty Two Dollars and Sixteen Cents (\$2,252.16).
10. Respondent has been notified of the amounts due and unpaid attributed to Respondent's failure to pay the assessments and other charges by notice letter dated October 29, 2015.
11. A Notice of Lien was filed on or about May 30, 2017, at Document Number: 201700150086 in the office of the County Clerk of Dallas, Texas, and Respondents were notified of same by letter dated May 26, 2017.
12. The Association afforded Respondents thirty (30) days to cure the default pursuant to the May 26, 2017, letter, and such opportunity to cure the default has expired.
13. Prior to filing this Application, the Association performed all actions required under applicable law and the terms of the Declaration required prior to foreclosing the Association's assessment lien against the Property.

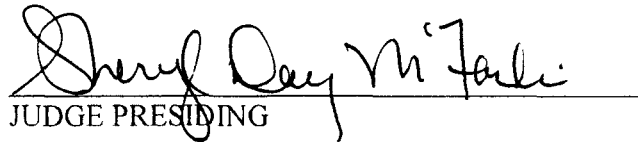
THE COURT THEREFORE GRANTS the Association's Application for Foreclosure under Tex. R. Civ. Proc. 736.

IT IS THEREFORE ORDERED that the Association may proceed with a foreclosure of its assessment lien on the Property under the terms of the Association's Declaration and Texas Property Code Section 51.002; and

IT IS FURTHER ORDERED that the Association shall send Respondents a copy of this Order with the notice of foreclosure sale sent to Respondents; and

IT IS FURTHER ORDERED that the Association may communicate with Respondents and all third parties as may be reasonably necessary to conduct the foreclosure sale of the Property.

SIGNED ON Dec. 21, 2017.


JUDGE PRESIDING

NOTICE OF SUBSTITUTE TRUSTEE SALE

Deed of Trust Date:
8/2/2005

Grantor(s)/Mortgagor(s):
LOTTIE TAYLOR, A SINGLE WOMAN

Original Beneficiary/Mortgagee:
LONG BEACH MORTGAGE COMPANY, A CORPORATION

Current Beneficiary/Mortgagee:
JPMorgan Chase Bank, National Association

Recorded in:
Volume: 2005153
Page: 4480
Instrument No: 200503461216

Property County:
DALLAS

Mortgage Servicer:
JPMorgan Chase Bank, National Association is representing the Current Beneficiary/Mortgagee under a servicing agreement with the Current Beneficiary/Mortgagee.

Mortgage Servicer's Address:
1111 Polaris Parkway,
Columbus, OH 43240

Legal Description: BEING LOT 2, BLOCK B OF QUAIL HOLLOW ESTATES, AN ADDITION TO THE CITY OF LANCASTER, DALLAS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 86228, PAGE 3523, MAP RECORDS, DALLAS COUNTY, TEXAS.

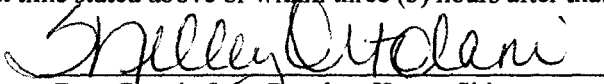
Date of Sale: 2/6/2018

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, 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

JOHN F. WARREN
COUNTY CLERK
DALLAS COUNTY

2018 JAN 11 AM 10:34

FILED

MH File Number: TX-09-05093-POS
Loan Type: Conventional Residential

NOTICE OF [SUBSTITUTE] TRUSTEE'S SALE

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

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

Date: February 06, 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 January 03, 2007 and recorded in Document CLERK'S FILE NO. 20070012188 real property records of DALLAS County, Texas, with SERVANDO GALLEGOS AND MARISELA GALLEGOS, grantor(s) and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS") AS NOMINEE, mortgagee.

4. **Obligations Secured.** Deed of Trust or Contract Lien executed by SERVANDO GALLEGOS AND MARISELA GALLEGOS, securing the payment of the indebtednesses in the original principal amount of \$114,300.00, and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. FEDERAL NATIONAL MORTGAGE ASSOCIATION, A/K/A FANNIE MAE 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. SETERUS, INC., as Mortgage Servicer, is representing the current mortgagee, whose address is:

c/o SETERUS, INC.
14523 SW MILLIKAN WAY SUITE 200
BEAVERTON, OR 97005

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:

JOHN E. WARREN
COUNTY CLERK
DALLAS COUNTY

2018 JAN 12 PM 2:19

FILED



NOS0000007193543

EXHIBIT "A"

LOTS 5 AND 6, BLOCK D, OF BROWNLEE PARK NO. 2 ADDITION, AN ADDITION TO THE CITY OF LANCASTER, DALLAS COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 16, PAGE 357, OF THE MAP RECORDS OF DALLAS COUNTY, TEXAS.



NOS00000007193543

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 IN ACTIVE MILITARY DUTY, INCLUDING ACTIVE MILITARY DUTY AS A MEMBER OF THE TEXAS NATIONAL GUARD OR THE NATIONAL GUARD OF ANOTHER STATE OR A MEMBER OF A RESERVE COMPONENT OF THE ARMED FORCES OF THE UNITED STATES, PLEASE SEND WRITTEN NOTICE OF THE ACTIVE DUTY MILITARY SERVICE TO THE SENDER OF THIS NOTICE IMMEDIATELY.

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

WHEREAS, DONNA GOINS delivered that one certain Deed of Trust dated APRIL 8, 2017, which is recorded in INSTRUMENT NO. 201700108740 of the real property records of DALLAS County, Texas, conveying to the Trustee(s) therein named the real property therein described, to secure the payment of a Promissory Note in the principal amount of \$181,071.00 payable to the order of INTERCAP LENDING INC., to which reference is hereby made for a description of the Promissory Note, the terms and covenants of the Deed of Trust, and the property therein conveyed; and

WHEREAS, default, as same is defined in the Promissory Note and/or the Deed of Trust, has occurred and the outstanding indebtedness on same is now wholly due; and

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

WHEREAS, SUBURBAN MORTGAGE COMPANY OF NEW MEXICO DBA INTERCAP LENDING, the Mortgagee, or the Mortgage Servicer, has instructed a Substitute Trustee(s) to sell real property described in the Deed of Trust in order to satisfy the indebtedness secured thereby.

NOTICE IS HEREBY GIVEN that on Tuesday, FEBRUARY 6, 2018, beginning at 1:00 PM, or not later than three (3) hours after that time, a Substitute Trustee(s) will sell, to the highest bidder submitting cashier's check, certified check or money order, the following described real property:

BEING LOT 36 IN BLOCK L OF AMES MEADOW ADDITION, PHASE IV, AN ADDITION TO THE CITY OF LANCASTER, DALLAS COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 2004068, PAGE 63, MAP RECORDS, DALLAS COUNTY, TEXAS.

The sale will occur at that area designated by the Commissioners Court of DALLAS County, Texas, for such sales (OR AT THE AREA OUTSIDE ON THE NORTH SIDE OF THE GEORGE ALLEN COURTS BUILDING FACING COMMERCE STREET BELOW THE OVERHANG).

NOTICE IS FURTHER GIVEN that the address of SUBURBAN MORTGAGE COMPANY, the Mortgagee or Mortgage Servicer, is 5600 WYOMING BLVD. NE, STE 20, ALBUQUERQUE, NEW MEXICO 87109. Pursuant to the Texas Property Code, the Mortgage Servicer is authorized to administer a foreclosure sale. The name and address of a substitute trustee is Michael J. Schroeder, 3610 North Josey Lane, Suite 206, Carrollton, Texas 75007. A Substitute Trustee is authorized by the Texas Property Code to set reasonable conditions for the foreclosure sale.

Dated: JANUARY 16, 2018.



**SUBSTITUTE TRUSTEE(S)
MICHAEL J. SCHROEDER OR ROSALIE C.
SCHROEDER OR ERIKA J. BENNETT**

FILE NO.: SMC-1029
PROPERTY: 2937 MAYFAIR LANE
LANCASTER, TEXAS 75086

DONNA GOINS

NOTICE SENT BY:
MICHAEL J. SCHROEDER
3610 NORTH JOSEY LANE, SUITE 206
CARROLLTON, TEXAS 75007
Tele: (972) 394-3086
Fax: (972) 394-1263

2018 JAN 16 PM 2:07

FILED

NOTICE OF ACCELERATION AND NOTICE OF TRUSTEE'S SALE

DEED OF TRUST INFORMATION:

Date: 12/14/2009
Grantor(s): WENDALL ROGERS, JOINED HEREIN PRO FORMA BY HIS WIFE, TONJA ROGERS
Original Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., SOLELY AS NOMINEE FOR PRIMELENDING, A PLAINSCAPITAL COMPANY, ITS SUCCESSORS AND ASSIGNS
Original Principal: \$127,687.00
Recording Information: Instrument 200900363289
Property County: Dallas
Property: LOT 55, BLOCK 5 OF WELLINGTON PARK PHASE 2C, AN ADDITION TO THE CITY OF LANCASTER, DALLAS COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 2000216, PAGE 17, MAP RECORDS, DALLAS COUNTY, TEXAS.
Reported Address: 1530 ABERDEEN DRIVE, LANCASTER, TX 75134-4135

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 6th day of February, 2018
Time of Sale: 10:00 AM or within three hours thereafter.
Place of Sale: AT THE AREA OUTSIDE ON THE NORTH SIDE OF THE GEORGE ALLEN COURTS BUILDING FACING COMMERCE STREET BELOW THE OVERHANG in Dallas County, Texas, or, if the preceding area is no longer the designated area, at the area most recently designated by the Dallas County Commissioner's Court.

Substitute Trustee(s): Shelley Ortolani, Michele Hreha, Robert Ortolani, Mary Mancuso, Francesca Ortolani, Michael Burns, Elizabeth Hayes, Michael Hupf, Marilyn Jones, Suzanne Suarez, Jack Withem, or Alexander Wolfe, 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 Shelley Ortolani, Michele Hreha, Robert Ortolani, Mary Mancuso, Francesca Ortolani, Michael Burns, Elizabeth Hayes, Michael Hupf, Marilyn Jones, Suzanne Suarez, Jack Withem, or Alexander Wolfe, 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. Shelley Ortolani, Michele Hreha, Robert Ortolani, Mary Mancuso, Francesca Ortolani, Michael Burns, Elizabeth Hayes, Michael Hupf, Marilyn Jones, Suzanne Suarez, Jack Withem, or Alexander Wolfe, 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. f/k/a Buckley Madole, P.C.

JOHN E. WARREN
COUNTY CLERK
DALLAS COUNTY

2018 JAN 16 AM 10:45

FILED