

CITIMORTGAGE, INC. (CMI)  
HOLCOMB, CHARLES E. AND DENISE M.  
2702 SIMMONS DRIVE, SACHSE, TX 75048

FHA 491-8843290-703  
Firm File Number: 16-025216

**NOTICE OF TRUSTEE'S SALE**

WHEREAS, on July 12, 2006, CHARLES E HOLCOMB AND DENISE M HOLCOMB, HUSBAND AND WIFE, as Grantor(s), executed a Deed of Trust conveying to G. TOMMY BASTAIN, as Trustee, the Real Estate hereinafter described, to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR LOANCITY, A CALIFORNIA CORPORATION in payment of a debt therein described. The Deed of Trust was filed in the real property records of DALLAS COUNTY, TX and is recorded under Clerk's File/Instrument Number 200600266436, 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, July 4, 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 Dallas 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 Dallas, State of Texas:

BEING LOT 6, BLOCK CC OF JACKSON HILLS, PHASE ONE, AN ADDITION TO THE CITY OF SACHSE, DALLAS COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 2002048, PAGE 49, MAP RECORDS, DALLAS COUNTY, TEXAS.

Property Address: 2702 SIMMONS DRIVE  
SACHSE, TX 75048  
Mortgage Servicer: CITIMORTGAGE, INC.  
Notcholder: CITIMORTGAGE, INC.  
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.

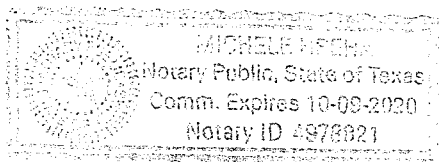
*Shelley Ortolani*  
SUBSTITUTE TRUSTEE  
Brett Baugh, John Beazley, Kenny Shirey, Rick Montgomery, Craig Muirhead, Aaron Parker, Clay Golden, Robert Aguilar, Brent Graves, Wendy Lambert, Troy Robinett, Mark Buleziuk, Terry Waters, Matt Hansen, Frederick Britton, Shelley Ortolani, Michele Hrcha, Robert Ortolani or Mary Mancuso  
c/o Shapiro Schwartz, LLP  
13105 Northwest Freeway, Suite 1200  
Houston, TX 77040  
(713)462-2565

THE STATE OF Texas  
COUNTY OF Dallas

BEFORE ME, the undersigned, a Notary Public in and for said County and State, on this day personally appeared Shelley Ortolani, Substitute Trustee, known to me to be the person and officer who is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and considerations therein expressed, in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this 11 day of June, 2017.

*Michele Hrcha*  
NOTARY PUBLIC in and for



FILED  
JUN 12 PM 3:17  
JONATHAN WARREN  
COUNTY CLERK  
DALLAS COUNTY

Dallas COUNTY  
My commission expires: 10-9-2030  
Type or Print Name of Notary: Michele Arena

**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.**