

NOTICE OF SUBSTITUTE TRUSTEE'S SALE
(Hometown 2007-1 [Midland] / Addison Inwood Center)

FILED

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August 8, 2017 (the "**Effective Date**")

Notice is hereby given that a Foreclosure¹ of the Property (defined below) will be held at the date and place specified in this notice.

JOHN E. WARREN
COUNTY CLERK
DALLAS COUNTY

DATE OF SALE: Tuesday, September 5, 2017 (the first [1st] Tuesday of that month).

TIME OF SALE: The earliest time at which the Foreclosure will occur is 10:00 a.m. (Dallas, Texas time). The Foreclosure shall begin at that time or not later than three (3) hours thereafter.

PLACE OF SALE: The Foreclosure will take place at the location designated by the Commissioner's Court of Dallas County, Texas as the location where nonjudicial foreclosure sales are to take place. If no such location has been designated, the Foreclosure will take place at the location where nonjudicial foreclosure sales in Dallas County, Texas are typically conducted.

INDEBTEDNESS PROMPTING SALE: The Loan.²

DEED OF TRUST CREATING LIEN THAT IS THE SUBJECT OF SALE: The Deed of Trust.³

PROPERTY BEING SOLD: The Property.⁴

ASSIGNMENTS/TRANSFERS: Pursuant to certain endorsements, assignments, and/or transfers of the Loan Documents,⁵ Noteholder⁶ is the current owner of the Loan Documents.

¹ "**Foreclosure**" means a public nonjudicial foreclosure sale, at auction.

² "**Loan**" means the debt evidenced by the Note (defined below).

"**Note**" means that certain Promissory Note (as amended and/or modified), dated December 22, 2006, executed by Borrower (defined below), as maker, payable to the order of Original Noteholder (defined below), as payee, in the original principal amount of \$2,544,000.00.

"**Borrower**" means 14885 Inwood Road LLC, a Texas limited liability company.

"**Original Noteholder**" means Hometown Commercial Capital, LLC, a Delaware limited liability company.

³ "**Deed of Trust**" means that certain Deed of Trust and Security Agreement (as amended and/or modified), dated effective December 22, 2006, executed and delivered by Borrower, as grantor, to Brett M. Poston, as trustee, for the benefit of Original Noteholder, as beneficiary, recorded as Instrument No. 200600478171 in the Real Property Records in Dallas County, Texas, covering, among other things, the Property.

⁴ "**Property**" means that certain real property, personal property, and general intangibles described in the Deed of Trust, the real property of which is located in Dallas County, Texas and more particularly described on **Exhibit "A"**, attached hereto and incorporated herein by reference.

⁵ "**Loan Documents**" means the Note, the Deed of Trust, and any and all other documents executed in connection therewith and/or relating in any way thereto.

⁶ "**Noteholder**" means U.S. Bank National Association, as Indenture Trustee, as successor-in-interest to Bank of America, N.A., as Indenture Trustee, as successor-by-merger to LaSalle Bank National Association, as Indenture Trustee for the registered holders of Hometown Commercial Trust 2007-1 Commercial Mortgage-Backed Notes, Series 2007-1, acting by and through the Special Servicer (defined below).

TEXAS PROPERTY CODE § 51.0025 NOTICE: Noteholder is currently acting by and through the Special Servicer,⁷ and may be contacted at c/o the Special Servicer, 10851 Mastin Blvd., Suite 300, Overland Park, Kansas 66210, Attention: Mr. Andrew Donahue, (913) 253-9135 (telephone), (913) 253-9723 (telecoppy).

ACTIVE MILITARY DUTY NOTICE: To 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.

SUBSTITUTE TRUSTEES: Pursuant to the Appointment,⁸ the Substitute Trustees⁹ were each appointed a substitute trustee under the Deed of Trust.

The Note matured on January 1, 2017. As required by the terms and provisions contained within the applicable Loan Documents, all required notices have been provided and all applicable cure periods have expired. Accordingly, all of the (i) unpaid principal due under the Note, (ii) accrued interest due under the Note, and (iii) other amounts provided for in the Loan Documents are now due and payable in full. Noteholder has requested that one (1) of the Substitute Trustees, each of whom is a substitute trustee under the Deed of Trust, sell the Property for cash, the proceeds of such nonjudicial foreclosure sale to be applied in accordance with the terms and provisions of the Loan Documents and applicable law.

Noteholder has further requested that any one (1) of the Substitute Trustees sell all of the components of the Property that are personal property (including general intangibles) and/or fixtures at the same time and place as the Foreclosure of the real property. Accordingly, pursuant to and in accordance with the terms of Section 9.604 of the Texas Business and Commerce Code, the Foreclosure of the personal property, general intangibles, and fixtures will be held at the same time and place as the Foreclosure of the real property.

Therefore, at the date, time, and place set forth above, one (1) of the Substitute Trustees will sell the Property to the highest bidder for cash pursuant to the terms of the Loan Documents and applicable law.

Signature Page Follows

⁷ **“Special Servicer”** means Midland Loan Services, a division of PNC Bank, National Association (successor-by-merger to Midland Loan Services, Inc., a Delaware corporation), not individually but solely in its authorized capacity as special servicer pursuant to that certain Servicing Agreement, dated June 13, 2007.

⁸ **“Appointment”** means that certain Appointment of Substitute Trustees and Request to Act, dated March 1, 2017, recorded as Instrument No. 201700068910 in the Real Property Records in Dallas County, Texas.

⁹ **“Substitute Trustees”** means each of the following:

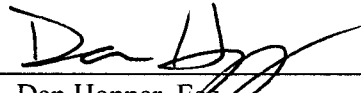
Mark Weibel, Esq., of Dallas County, Texas, Thompson & Knight LLP, 1722 Routh Street, Suite 1500, Dallas, Texas 75201, (214) 969-1111 (telephone), (214) 969-9221 (telecoppy), Mark.Weibel@tklaw.com (email).

Dan Hopper, Esq., of Dallas County, Texas, Thompson & Knight LLP, 1722 Routh Street, Suite 1500, Dallas, Texas 75201, (214) 969-1275 (telephone), (214) 999-1573 (telecoppy), Dan.Hopper@tklaw.com (email).

David Lawrence, Esq., of Dallas County, Texas, Thompson & Knight LLP, 1722 Routh Street, Suite 1500, Dallas, Texas 75201, (214) 969-1348 (telephone), (214) 999-1551 (telecoppy), David.Lawrence@tklaw.com (email).

Brooke M. Donnelly, Esq., of Dallas County, Texas, Thompson & Knight LLP, 1722 Routh Street, Suite 1500, Dallas, Texas 75201, (214) 969-2581 (telephone), (214) 999-1621 (telecoppy), Brooke.Donnelly@tklaw.com (email).

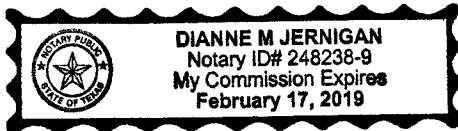
IN WITNESS WHEREOF, this Notice of Substitute Trustee's Sale has been executed to be enforceable on the Effective Date.

By: 
Name: Dan Hopper, Esq.
Title: Substitute Trustee

STATE OF TEXAS §
 §
COUNTY OF DALLAS §

This instrument was acknowledged before me on August 8, 2017, by Dan Hopper, Esq., as substitute trustee, in the capacity herein stated.

[SEAL]



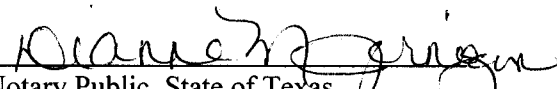

Notary Public, State of Texas

EXHIBIT "A"

Real Property

ALL of that certain lot, piece or parcel of land, with the buildings and improvements thereon, situate, lying and being as described on the following legal description:

TRACT 1

BEING a 58,945 square feet or a 1.3532 acre tract of land situated in the Josiah Pancoast Survey, Abstract No. 1146, Town of Addison, Dallas County, Texas, said tract being a called 1.353 acre tract of land conveyed to Addison Inwood, Ltd. by deed recorded in Volume 98041, Page 93, Deed Records of Dallas County, Texas, said tract includes a 0.0668 acre tract being part of Lot 1, Block 1 of Rinehart Inwood Addition, an addition to the Town of Addison, Dallas County, Texas according to the map thereof recorded in Volume 77012, Page 1563, Deed Records Dallas County, Texas and being more particularly described as follows:

BEGINNING at a found 1/2 inch iron rod for a corner in the Southwest line of Inwood Road (a 60 foot right of way), said point being called S 17 degrees 15 minutes 00 seconds E, a distance of 1,030.68 feet from the South point of a right of way corner clip at the intersection of the Southwest line of Inwood Road with the South line of Belt Line Road and said point being N 17 degrees 15 minutes 00 seconds W, a distance of 11.13 feet from the Southeast corner of said Lot 1, Block 1 of the said Rinehart Inwood Addition;

THENCE, S 17 degrees 15 minutes 00 seconds E, with the Southwest line of Inwood Road, passing at a distance of 11.13 feet the Southeast corner of the said Lot 1, Block 1, continuing in all a distance of 201.31 feet to a found 1/2 inch iron rod for a corner, said point being the most easterly Northeast corner of Lot 1, Block 1 of Inwood West Addition, as recorded in Volume 91199, Page 3395, Deed Records of Dallas County, Texas;

THENCE, S 90 degrees 00 minutes 00 seconds W, departing the Southwest line of Inwood Road and with the North line of said Lot 1, Block 1 of Inwood West Addition, a distance of 336.97 feet to a found nail in concrete for a corner;

THENCE, N 00 degrees 00 minutes 00 seconds E, with the East line of said Lot 1, Block 1 of Inwood West Addition, a distance of 181.45 feet to a found nail in concrete for a corner, said point being the Southwest corner of said Lot 1, Block 1 of Rinehart Inwood Addition;

THENCE, the following courses and distances with the South line of said Lot 1, Block 1 of Rinehart Inwood Addition:

N 90 degrees 00 minutes 00 seconds E, a distance of 5.40 feet to a found nail in concrete for a corner;

N 37 degrees 11 minutes 42 seconds E, a distance of 13.56 feet to a found "x" cut on concrete pavement for a corner;

N 90 degrees 00 minutes 00 seconds E, a distance of 263.69 feet to the Point of Beginning.

EXHIBIT "A"

Securitization: Hometown 2007-1

MLS Loan No.: 030500884

Borrower: 14885 Inwood Road LLC

Property: 14835 & 14885 Inwood Road, Addison, Texas 75001 (Addison Inwood Center)

TRACT 2

BEING a 80,816 square feet or a 1.8553 acre tract of land situated in Josiah Pancoast Survey, Abstract No. 1146, Town of Addison, Dallas County, Texas, said tract part of Lot 1, Inwood West Addition, an addition to the Town of Addison, Dallas County, Texas according to the map thereof recorded in Volume 91199, Page 3395, Deed Records of Dallas County, Texas as conveyed to Kendall Land Corporation by deeds recorded in Volume 96251, Page 6094, Deed Records of Dallas County, Texas, and being more particularly described as follows:

COMMENCING at a found 1/2 inch iron rod for a corner in the Southwest line of Inwood Road (a 60 foot right of way), said point being called S 17 degrees 15 minutes 00 seconds E, a distance of 1,231.99 feet from the South point of a right of way corner clip at the intersection of the Southwest line of Inwood Road with the South line of Belt Line Road and said point being the most easterly Northeast corner of said Lot 1, Inwood West Addition and said point being the Northeast corner of a called 0.8955 acre tract of land conveyed to Inwood Brothers, Ltd by deed recorded in Volume 2004143, Page 1439, Deed Records of Dallas County, Texas;

THENCE, S 90 degrees 00 minutes 00 seconds W, departing the Southwest line of Inwood Road and with the North line of said Lot 1, Block 1 of Inwood West Addition, a distance of 227.04 feet to a set "x" cut on concrete pavement for the Point of Beginning;

THENCE, S 00 degrees 00 minutes 00 seconds W, a distance of 243.87 feet to a set 5/8 inch iron rod for a corner in the Southeast line of said Lot 1, Inwood West Addition and said point being in the Northwest line of a called 3.099 acre tract of land conveyed to D. Bohrnstedt, Inc. by deed recorded in Volume 93048, Page 4360, Deed Records of Dallas County, Texas;

THENCE, S 80 degrees 34 minutes 00 seconds W, a distance of 329.64 feet to a found 1/2 inch iron pipe for a corner, said point being the Southwest corner of said Lot 1, Inwood West Addition and in the East line of Block E of Beltwood Business Park, Installment No. 2 as recorded in Volume 72054, Page 515, Deed Records of Dallas County, Texas;

THENCE, N 00 degrees 26 minutes 00 seconds E, with the West line of said Lot 1, Block 1 of Inwood West Addition and the East line of said Block E, a distance of 262.91 feet to a found "x" on pavement for a corner, said point being the common West corner of said Lot 1 and Lot 2 of the said Inwood West Addition;

THENCE, N 90 degrees 00 minutes 00 seconds E, with the common line of said Lot 1 and Lot 2, Inwood West Addition, a distance of 217.24 feet to a found nail in concrete, said point the Southeast corner of said Lot 2, Inwood West Addition;

THENCE, N 00 degrees 00 minutes 00 seconds E, continuing with the common line of said Lot 1 and Lot 2, Inwood West Addition, a distance of 35.00 feet to a found nail in concrete at the most northerly Northwest corner of said Lot 1, Inwood West Addition, said point being the Southwest corner of a called 1.353 acre tract of land conveyed to Addison Inwood, Ltd. by deed recorded in Volume 98041, Page 93, Deed Records of Dallas County, Texas;

THENCE, N 90 degrees 00 minutes 00 seconds E, a distance of 109.93 feet to the Point of Beginning.

EXHIBIT "A"

Securitization: Hometown 2007-1

MLS Loan No.: 030500884

Borrower: 14885 Inwood Road LLC

Property: 14835 & 14885 Inwood Road, Addison, Texas 75001 (Addison Inwood Center)