

NOTICE OF SUBSTITUTE TRUSTEE SALE

Deed of Trust Date:

11/24/2003

Original Beneficiary/Mortgagee:

LONG BEACH MORTGAGE COMPANY, A CORPORATION

Recorded in:

Volume: 2003235

Page: 14638

Instrument No: 2655354

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):

TIMOTHY PROVOST AND WIFE, VIRGINIA PROVOST

Current Beneficiary/Mortgagee:

U.S. Bank, National Association, as Trustee, as successor-in-interest to Bank of America, N.A., as successor to LaSalle Bank National Association, as Trustee for EMC Mortgage Loan Trust 2005-A, Mortgage Pass-Through Certificates, Series 2005-A

Property County:

DALLAS

Mortgage Servicer's Address:

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

Legal Description: LOT 2, IN BLOCK P, OF CANDLE MEADOW, PHASE 2, AN ADDITION TO THE CITY OF DESOTO, DALLAS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 2002174, PAGE 61, PLAT RECORDS, DALLAS COUNTY, TEXAS.

Date of Sale: 1/2/2019

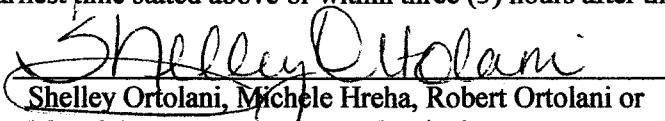
Earliest Time Sale Will Begin: 10:00AM

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):

Assert and protect your rights as member of the armed forces of the United States. If you or your spouse are serving on active military duty, including active military duty as a member of the Texas National 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, Michele Hreha, Robert Ortolani or
Mary Mancuso or Francesca Ortolani
or Thuy Frazier
or Cindy Mendoza
or Deanna Segovia, Substitute Trustee
MCCARTHY & HOLTHUS, LLP
1255 WEST 15TH STREET, SUITE 1060
PLANO, TX 75075

BY
JOHN E. WARREN
COUNTY CLERK
DALLAS COUNTY
DEPUTY

2018 DEC 10 AM 10:44

FILED

MH File Number: TX-11-12543-CM
Loan Type: Conventional Residential

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

DATE: December 7, 2018

DEED OF TRUST:

Date: July 3, 2018

Grantor: DELISA INVESTMENT GROUP, INC.

Beneficiary: BAY MOUNTAIN FUND I, LLC

Trustee: BRUCE WAYNE CORLEY

Substitute Trustee: ROBERT E. BLACK, JIM MILLS, SUSAN MILLS, EMILY NORTHERN, ED HENDERSON, BILL GIBSON, or any of them

Substitute Trustee's Address:

ROBERT E. BLACK
2499 S. Capital of Texas Hwy, Ste. A-205
Austin, Travis County, Texas 78746
(512) 477-1964

JIM MILLS, SUSAN MILLS, EMILY NORTHERN,
ED HENDERSON, and BILL GIBSON
P.O. Box 9932
Austin, Travis County, Texas 78766
(512) 340-0331

Recorded in: Document No. 201800182071, Real Property Records, Dallas County,
Texas

PROPERTY:

LOT 6, IN BLOCK E, OF CEDAR PARK INSTALLMENT NO. 1, AN ADDITION TO THE CITY OF DESOTO, DALLAS COUNTY, TEXAS, ACCORDING TO THE MAP THEREOF RECORDED IN VOLUME 701, PAGE 24, OF THE MAP RECORDS OF DALLAS COUNTY, TEXAS.

Commonly known as 128 Brookwood Drive – Desoto, Texas 75115

BY
JOHN F. WARREN
COUNTY CLERK
DALLAS COUNTY
DEPUTY

2018 DEC 10 PM 2:29

FILED

NOTE SECURED BY DEED OF TRUST:

Date: July 3, 2018

Original Principal Amount: \$169,500.00

Holder: BAY MOUNTAIN FUND I, LLC

DATE OF SALE OF PROPERTY (first Wednesday of month, following a Tuesday falling on January 1, between 10:00 A.M. and 4:00 P.M.): 2nd day of January, 2019.

PLACE OF SALE OF PROPERTY (including county):

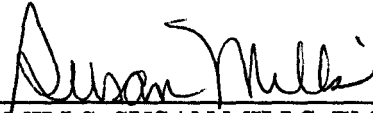
County Courthouse of Dallas County, Dallas, Texas, at area designated by County Commissioners for said sales.

The earliest time at which a sale will occur is 10:00 a.m., provided the sale must begin at such time or not later than three hours after that time.

Because of default in performance of the obligations of the Deed of Trust, Substitute Trustee will sell the property by public auction to the highest bidder for cash at the place and date specified to satisfy the debt secured by the Deed of Trust.

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 services to the sender of this notice immediately.



JIM MILLS, SUSAN MILLS, EMILY
NORTHERN, ED HENDERSON, and BILL
GIBSON

P.O. Box 9932

Austin, Travis County, Texas 78766

(512) 340-0331

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: January 02, 2019

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 April 17, 2007 and recorded in Document CLERK'S FILE NO. 20070151632 real property records of DALLAS County, Texas, with BOBBY J BROOKS AND HAZEL BROOKS, grantor(s) and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., ("MERS") AS NOMINEE, mortgagee.

4. Obligations Secured. Deed of Trust or Contract Lien executed by BOBBY J BROOKS AND HAZEL BROOKS, securing the payment of the indebtednesses in the original principal amount of \$313,200.00, and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWABS, INC., ASSET-BACKED CERTIFICATES , SERIES 2007-8 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. NEW PENN FINANCIAL, LLC d/b/a SHELLPOINT MORTGAGE SERVICING, as Mortgage Servicer, is representing the current mortgagee, whose address is:

c/o NEW PENN FINANCIAL, LLC d/b/a SHELLPOINT MORTGAGE SERVICING
55 BEATTIE PLACE MAILSTOP 015
GREENVILLE, SC 29601

MICHAEL HARRISON, PAUL BARRETT, 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 _____
DALLAS COUNTY
COUNTY CLERK
JOHN E. WARREN
2018 DEC 10 PM 2:30

FILED



NOS00000007863368

0000007863368

DALLAS

EXHIBIT "A"

LOT 14, BLOCK 20 OF WINDMILL HILL ADDITION, FIFTH SECTION, PHASE 1, AN ADDITION TO THE CITY OF DESOTO, DALLAS COUNTY, TEXAS, ACCORDING TO THE MAP THEREOF RECORDED IN VOLUME 98238, PAGE 231, MAP RECORDS, DALLAS COUNTY, TEXAS.



NOS0000007863368

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: January 02, 2019

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 August 04, 2017 and recorded in Document CLERK'S FILE NO. 201700248081 real property records of DALLAS County, Texas, with CARL SHERMAN, grantor(s) and BRICE ENTERPRISE, LLC, mortgagee.

4. Obligations Secured. Deed of Trust or Contract Lien executed by CARL SHERMAN, securing the payment of the indebtednesses in the original principal amount of \$115,800.00, and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. TEXAS BANK FINANCIAL D/B/A TEXAS BANK MORTGAGE 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. TEXAS BANK, as Mortgage Servicer, is representing the current mortgagee, whose address is:

c/o TEXAS BANK
400 FISK AVE
BROWNWOOD, TX 76804

MICHAEL HARRISON, PAUL BARRETT, 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 E. WARREN
2018 DEC 10 PM 2:32

FILED



NOS00000008033060

EXHIBIT "A"

BEING A TRACT OF LAND SITUATED IN THE VALENTINE WAMPLER SURVEY, ABSTRACT NO. 1546, DALLAS COUNTY, TEXAS AND BEING OF LOT 13, BLOCK 5, OF A REVISED PLAT OF ARBOR PLACE ADDITION, AN ADDITION TO THE CITY OF DESOTO, DALLAS COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT 3/8" IRON ROD FOUND FOR CORNER IN THE NORTH LINE OF TEAKWOOD LANE (50 FOOT R.O.W.), SAME BEING THE SOUTHWEST CORNER OF SAID LOT 13;

THENCE NORTH 0 DEGREES 11 MINUTES 29 SECONDS WEST, LEAVING THE NORTH LINE OF SAID TEAKWOOD LANE AND ALONG THE WEST LINE OF SAID LOT 13, A DISTANCE 125.00 FEET TO A 1/2" IRON ROAD FOUND FOR CORNER, IN THE SOUTH LINE OF A 15 FOOT ALLEY, SAME BEING THE NORTHWEST CORNER OF SAID LOT 13;

THENCE NORTH 89 DEGREES 48 MINUTES 31 SECONDS EAST, ALONG THE SOUTH LINE OF SAID ALLEY, A DISTANCE OF 11.42 FEET TO A 1/2" IRON ROAD FOUND FOR THE BEGINNING OF A CIRCULAR CURVE TO THE RIGHT;

THENCE ALONG THE SOUTH LINE OF SAID ALLEY AND ALONG SAID CIRCULAR CURVE TO THE RIGHT HAVING A CENTRAL ANGLE OF 5 DEGREES 30 MINUTES 20 SECONDS, A RADIUS OF 318.74 FEET, A TANGENT DISTANCE OF 15.33 FEET AND ARE LENGTH OF 30.63 FEET TO AN "X" FOUND FOR CORNER;

THENCE SOUTH 0 DEGREES 11 MINUTES 29 SECONDS EAST, LEAVING THE SOUTH LINE OF SAID ALLEY, A DISTANCE OF 123.33 FEET TO A 1/2" IRON FOUND FOR CORNER IN THE NORTH LINE OF SAID TEAKWOOD LANE;

THENCE SOUTH 89 DEGREES 48 MINUTES 31 SECONDS WEST, ALONG THE NORTH LINE OF TEAKWOOD LANE, A DISTANCE OF 42.0 FEET TO THE POINT OF BEGINNING AND CONTAINING 0.222 ACRES OF LAND, MORE OR LESS.



NOS0000008033060

NOTICE OF TRUSTEE'S SALE

WHEREAS, On the 8th day of May 2017

Cotina Young executed a Deed of Trust conveying to

Pat Doak a Trustee, the Real Estate hereinafter

described, to secure Robbie Ann Hansen

Inst 201700127118 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 1st day of January, 2019, 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., 600 Commerce, Dallas, Texas, County, Texas. Said Real Estate is described as follows: In the County of Dallas State of Texas:

Being Lot 49 Block 7 Southpointe Addition, an Addition to the City of DeSoto, Tx. Also known as 1133 Walnnut Hill, DeSoto, Tx 75115

BY _____
JONN E. WARREN
COUNTY CLERK
DALLAS COUNTY

2018 DEC 11 PM 12:52

FILED

WITNESS MY HAND this 11th day of December 2018

Pat Doak

Pat Doak Trustee.

FILED

Notice of Foreclosure Sale

2018 DEC 11 PM 12: 53

1. *Property to Be Sold.* The property to be sold is described as follows:

**Lot Sixty-Two (62), in Block "G", of Hampton Place Estates, Third
Installment, Phase Two (2), an addition to the City of DeSoto, Dallas
County, Texas according to the map or plat thereof, recorded in Volume
71038, Page 587 of the Deed Records of Dallas County, Texas.**

JOHN F. WARREN
COUNTY CLERK
DALLAS COUNTY
DEPUTY

Commonly Known as 526 Shockley Ave., DeSoto, Texas 75115

2. *Instrument to be Foreclosed.* The instrument to be foreclosed is the DEED OF TRUST dated on August 17, 2018 and recorded as instrument number 201800224550 the deed records of DALLAS County, Texas, executed by CARL MUELLER AND JENNIFER MUELLER and any modification or extensions of said Deed of Trust.

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

Date: January 2, 2018

Time: The sale will begin no earlier than 10:00 A.M. or no later than three hours thereafter. The sale will be completed by no later than 1:00 p.m.

Place: DALLAS County Courthouse in Dallas, Texas, at the following location:
PLACE DESIGNATED BY THE COMMISSIONERS COURT

The deed of trust permits the beneficiary to postpone, withdraw, or reschedule the sale for another day. In that case, the trustee or substitute trustee under the deed of trust need not appear at the date, time, and place of a scheduled sale to announce the postponement, withdrawal, or rescheduling. Notice of the date of any rescheduled foreclosure sale will be reposted and refiled in accordance with the posting and filing requirements of the Texas Property Code. The reposting or refiling may be after the date originally scheduled for this sale.

4. *Terms of Sale.* The sale will be conducted as a public auction to the highest bidder for cash, subject to the provisions of the deed of trust permitting the beneficiary thereunder to have the bid credited to the note up to the amount of the unpaid debt secured by the deed of trust at the time of sale.

Those desiring to purchase the property will need to demonstrate their ability to pay cash on the day the property is sold.

The sale will be made expressly subject to any title matters set forth in the deed of trust, but prospective bidders are reminded that by law the sale will necessarily be made subject to all prior matters of record affecting the property, if any, to the extent that they remain in force and effect and have not been subordinated to the deed of trust. The sale shall not cover any part of the

property that has been released of public record from the lien of the deed of trust. Prospective bidders are strongly urged to examine the applicable property records to determine the nature and extent of such matters, if any.

Pursuant to the deed of trust, the beneficiary has the right to direct the Trustee to sell the property in one or more parcels and/or to sell all or only part of the property.

Pursuant to section 51.009 of the Texas Property Code, the property will be sold in "as is, where is" condition, without any express or implied warranties, except as to the warranties of title (if any) provided for under the deed of trust. Prospective bidders are advised to conduct an independent investigation of the nature and physical condition of the property.

Pursuant to section 51.0075 of the Texas Property Code, the trustee reserves the right to set further reasonable conditions for conducting the sale. Any such further conditions shall be announced before bidding is opened for the first sale of the day held by the trustee or any substitute trustee.

5. *Type of Sale.* The sale is a nonjudicial deed-of-trust lien and security interest foreclosure sale being conducted pursuant to the power of sale granted by the deed of trust executed CARL MUELLER AND JENNIFER MUELLER.

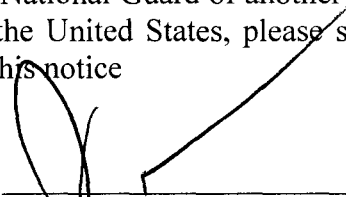
6. *Obligations Secured.* The deed of trust provides that it secures the payment of the indebtednesses and obligations therein described (collectively, the "Obligations") including but not limited to the Retail Installment Contract executed by Carl Mueller and Jennifer Mueller, and payable to the order of Edward Stewart. EDWARD STEWART is the current owner and holder of the Obligations and is the beneficiary under the deed of trust.

Questions concerning the sale may be directed to the undersigned or to the beneficiary at EDWARD STEWART at 6605 Peachwood Ct. Arlington, Texas 76016.

7. *Default and Request to Act.* Default has occurred under the deed of trust, and the beneficiary has requested me, as trustee, to conduct this sale. Notice is given that before the sale the beneficiary may appoint another person substitute trustee to conduct the sale.

8. 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 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

Dated: December 11, 2018



David L. Pritchard, Substitute Trustee
1244 SOUTHRIDGE CT, STE 102
HURST, TX 76053
Telephone (817) 285-8017
Telecopier (817) 285-0224

NOTICE OF ASSESSMENT LIEN SALE

STATE OF TEXAS §
 §
COUNTY OF DALLAS §

WHEREAS, on or about July 6, 2018, 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 Cherish Lee Ann Christal and Little Arthur Christal, the present owners of said real property, to Kentsdale Farm Homeowners' Association, Inc. (the "Association"); and

WHEREAS, the said Cherish Lee Ann Christal and Little Arthur Christal 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 Wednesday, January 2, 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, 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 2, Block I, of Kentsdale Farm, Phase Two, an addition to the City of DeSoto, Dallas County, Texas, according to the map or plat thereof recorded in County Clerk's File No. 201500024558, Official Public Records, Dallas County, Texas. (128 Vickery Drive)

WITNESS my hand this 11 day of December, 2018

KENTSDALE FARM HOMEOWNERS' ASSOCIATION, INC.

By: _____

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 ___ day of _____, 2018, at the Dallas County Courthouse in Dallas, Texas.

FILED
2018 DEC 11 PM 2:28
JOHN F. WARRER
COUNTY CLERK
DALLAS COUNTY, TEXAS

70
FILED

2018 DEC 11 AM 9:12

JOHN F. WARREN
COUNTY CLERK
DALLAS COUNTY

BY _____ DEPUTY

NOTICE OF FORECLOSURE SALE

Notice is hereby given of a public nonjudicial foreclosure sale.

1. **Property To Be Sold.** The property to be sold is described as follows:

1708 Richlen Way, DeSoto, TX 75115-2124

The real property more particularly described on Exhibit "A" attached hereto and made a part hereof, together with the rights, appurtenances and improvements thereto and certain other personal property as more particularly described in the Deed of Trust referenced herein.

2. **Instrument to be Foreclosed.** The instrument to be foreclosed is the Deed of Trust (herein so called) executed by **A.S.M Capital, Inc.** ("Borrower") to **Julie Pettit**, Trustee for the benefit of **READY MORTGAGE CORP.**, covering the property described above. The Deed of Trust is dated **8/31/2018**, and is recorded under **Instrument #201800241399** of the Real Property Records of **DALLAS** County, **Texas**.
3. **Date, Time, and Place of Sale.** The sale is scheduled to be held at the following date, time, and place:

Date: **1/1/2018** (the first Tuesday of said Month)

Time: The sale shall begin no earlier than **10:00 A.M.** or no later than three hours thereafter.

Place: **The sale will take place at the DALLAS County Courthouse at the place designated by the DALLAS County Commissioner's Court** (if no such place is so designated, the sale will take place in the area where this Notice is posted)

The Deed of Trust permits the beneficiary to postpone, withdraw, or reschedule the sale for another day. In that case, the trustee or substitute trustee under the Deed of Trust need not appear at the date, time, and place of a scheduled sale to announce the postponement, withdrawal, or rescheduling. Notice of the date of any rescheduled foreclosure sale will be reposted and refiled in accordance with the posting and filing requirements of the Texas Property Code. Such reposting or refiling may be after the date originally scheduled for this sale.

4. **Terms of Sale.** The sale will be conducted as a public auction to the highest bidder for cash, subject to the provisions of the Deed of Trust permitting the beneficiary thereunder to have the bid credited to the note up to the amount of the unpaid debt secured by the Deed of Trust at the time of sale.

Those desiring to purchase the property will need to demonstrate their ability to pay cash on the day the property is sold.

The sale will be made expressly subject to any title matters set forth in the Deed of Trust, but prospective bidders are reminded that by law the sale will necessarily be made subject to all prior matters of record affecting the property, if any, to the extent that they remain in force and effect and have not been subordinated to the Deed of Trust. The sale shall not cover any part of the property that has been released of public record from the lien of the Deed of Trust. Prospective bidders are strongly urged to examine the applicable property records to determine the nature and extent of such matters if any.

Pursuant to the Deed of Trust, the beneficiary has the right to direct the Trustee to sell the property in one or more parcels and/or to sell all or only part of the property.

Pursuant to section 51.009 of the Texas Property Code, the property will be sold in "AS IS, WHERE IS" condition, without any express or implied warranties, except as to the warranties of title (if any) provided for under the deed of trust. Prospective bidders are advised to conduct an independent investigation of the nature and physical condition of the property.

Pursuant to section 51.0075 of the Texas Property Code, the trustee reserves the right to set further reasonable conditions for conducting the sale. Any such further conditions shall be announced before bidding is opened for the first sale of the day held by the trustee or any substitute trustee.

5. Type of Sale. The sale is a nonjudicial deed of trust lien and security interest foreclosure sale being conducted pursuant to the power of sale granted by the Deed of Trust.

6. Obligations Secured. The Deed of Trust provides that it secures the payment of the indebtedness and obligations therein described (collectively the "Obligations") including but not limited to (a) the unpaid principal and interest owing on that certain note (the "Note") dated 8/31/2018, in the original principal amount of \$69,196.3, executed by Borrower, and payable to the order of READY MORTGAGE CORP.; (b) and all renewals, modifications and extensions of the note; and (c) any and all present and future indebtedness of Borrower to READY MORTGAGE CORP. READY MORTGAGE CORP. is the current owner and holder of the Note and the Obligations and is the beneficiary under the Deed of Trust. READY MORTGAGE CORP. is also the current Lender (Mortgagee) Servicer of the Note.

Questions concerning the sale may be directed to the undersigned or to the beneficiary:

READY MORTGAGE CORP.
Attention: Shanna Kolp
301 S. Sherman Street, Ste. 117
Richardson, Texas 75081
Telephone: (972) 336-3339

7. Default and Request To Act. Default has occurred under the Deed of Trust, and the beneficiary has requested me, as , Trustee, to conduct this sale. Notice is given that before the sale the beneficiary may appoint another person as substitute trustee to conduct the sale.

DATED: 12/11/2018


Julie Pettit, Trustee
2101 Cedar Springs, Suite 1540
Dallas, Texas 75201
Phone: (214) 329-0151
Fax: (214)-329-4076

Assert and protect your rights as a member of the armed forces of the United States. If you or your spouse are 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.

EXHIBIT "A"

1708 Richlen Way, DeSoto, TX 75115-2124

Property Legal Description

LOT 9, BLOCK 4, OF THORNTREE PHASE III, AN ADDITION TO THE CITY OF DESOTO, DALLAS COUNTY, TEXAS, ACCORDING TO THE MAP THEREOF RECORDED IN VOLUME 87068, PAGE 2453, OF THE MAP RECORDS OF DALLAS COUNTY, TEXAS.

NOTICE OF TRUSTEE'S SALE

Notice is hereby given that on Tuesday, the 1st day of January 2019; 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 1:00 o'clock, P.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 Dallas County Courthouse, 600 Commerce Dallas, Texas.

Date of Deed of Trust: August 15, 2016

Grantor: Alexander J. Aguirre and Olivia Jaimes Cienfuegos

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

Original amount of Secured Indebtedness: \$135,000.00

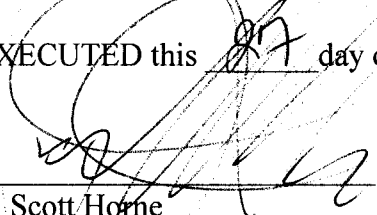
Original Beneficiary named in Deed of Trust: DASH GTX, LLC

Property described in Deed of Trust: Lot 8, Block 8, of NORTHWEST ESTATES ADDITION NO. 2, an Addition to the City of Desoto, Dallas County, Texas, according to the Map recorded thereof in Volume 187, Page 2433, of the Plat Records of Dallas County, Texas.

Also known as: 615 Dennis Dr,

Said Deed of Trust is recorded under Clerk's File No. 201700123947 in the Deed of Trust Records of Dallas County, Texas.

EXECUTED this 27 day of November, 2018



L. Scott Horne
Trustee
972-271-1700

BY
JOHN F. WARREN
COUNTY CLERK
DALLAS COUNTY
DEPUTY

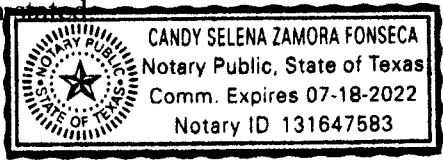
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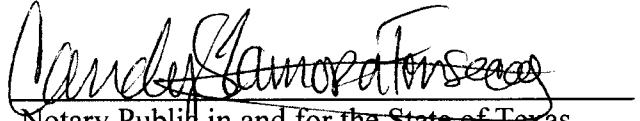
FILED

ACKNOWLEDGMENT

THE STATE OF TEXAS §
 §
COUNTY OF DALLAS §

This instrument was acknowledged before me on the 27 day of November, 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