

**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: 10/01/2019

Time: Between 1PM-4PM and beginning not earlier than 1PM-4PM or not later than three hours thereafter.

Place: The area designated by the Commissioners Court of Dallas County, pursuant to §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.

**2. Terms of Sale. Highest bidder for cash.**

**3. Instrument to be Foreclosed.** The instrument to be foreclosed is the Deed of Trust or Contract Lien dated August 14, 2018 and recorded in the real property records of Dallas County, TX and is recorded under Clerk's Instrument No. 201800221217 with GREGORY FRENCH and TRACEY DIANE FRENCH (grantor(s)) and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ACTING SOLELY AS NOMINEE FOR PARAMOUNT RESIDENTIAL MORTGAGE GROUP, INC. mortgagee to which reference is herein made for all purposes.

**4. Obligations Secured.** Deed of Trust or Contract Lien executed by GREGORY FRENCH and TRACEY DIANE FRENCH, securing the payment of the indebtedness in the original amount of \$241,656.00, and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. Amerihome Mortgage Company, LLC is the current mortgagee of the note and Deed of Trust or Contract Lien.

**5. Property to be Sold.** BEING LOT 12, BLOCK 12 OF GREENWOOD HILLS ADDITION, INSTALLMENT NO. TWO, AN ADDITION TO THE CITY OF RICHARDSON, TEXAS. ACCORDING TO THE MAP THEREOF RECORDED IN VOLUME 43, PAGE 145, MAP RECORDS OF DALLAS COUNTY, TEXAS.

2019 AUG 13 PM 12:15  
JOHN F. WARREN  
COUNTY CLERK  
DALLAS COUNTY  
BY \_\_\_\_\_ PROPERTY

FILED




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 §5 1.002, the Mortgage Servicer is authorized to collect the debt and to administer any resulting foreclosure of the lien securing the Property referenced above. Cenlar FSB, as Mortgage Servicer, is representing the current Mortgagee whose address is:

Amerihome Mortgage Company, LLC  
Attn: Fc 425 Phillips Blvd  
Ewing, NJ 08618

7. **Substitute Trustee(s) Appointed to Conduct Sale.** In accordance with Texas Property Code §51.0076, the undersigned attorney for the mortgage servicer has named and appointed, and by these presents does name and appoint Shelley Ortolani, Mary Mancuso, Michele Hreha, Francesca Ortolani, Michelle Schwartz, Guy Wiggs, David Stockman, Brenda Wiggs, Denise Boerner, Donna Stockman, Tim Lewis, Kathy Arrington, whose address is 1320 Greenway Drive, Suite 300, Irving, TX 75038 OR Brent Graves, Craig Muirhead, Aaron Parker, Logan Thomas, Rick Montgomery, Phillip Pierceall, Cary Corenblum, Shawn Schiller, Matthew Hansen, Terry Waters, Clay Golden, Michelle Schwartz, Guy Wiggs, Russell Stockman whose address is 1 Mauchly, Irvine, CA 92618, Substitute Trustee to act under and by virtue of said 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 MORTGAGE SERVICER.**

08/14/2019  
Executed on \_\_\_\_\_



James E. Albertelli, P.A.  
Cory Jacocks  
Megan Clontz  
Timothy Wells  
2201 W. Royal Ln, Suite 155  
Irving, TX 75038

August 13, 2019  
Executed on \_\_\_\_\_



**SUBSTITUTE TRUSTEE**  
Agency Sales & Posting  
Shelley Ortolani, Mary Mancuso, Michele Hreha,  
Francesca Ortolani, Michelle Schwartz, Guy Wiggs,  
David Stockman, Brenda Wiggs, Denise Boerner,  
Donna Stockman, Tim Lewis, Kathy Arrington, 1320  
Greenway Drive, Suite 300  
Irving, TX 75038 OR Brent Graves, Craig Muirhead,  
Aaron Parker, Logan Thomas, Rick Montgomery,  
Phillip Pierceall, Cary Corenblum, Shawn Schiller,  
Matthew Hansen, Terry Waters, Clay Golden, Michelle  
Schwartz, Guy Wiggs, Russell Stockman whose address  
is 1 Mauchly, Irvine, CA 92618

**CERTIFICATE OF POSTING**

My name is \_\_\_\_\_, and my address is 1320 Greenway Drive, Suite 300, Irving, TX 75038. 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: \_\_\_\_\_

NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER  
(CXE)  
HALL, PAUL J. AND JODIE R.  
1416 BLAKE DR, RICHARDSON, TX 75081

FHA 491-9520560-703  
Firm File Number: 19-033817

**NOTICE OF TRUSTEE'S SALE**

WHEREAS, on May 19, 2009, PAUL J HALL, AND JODIE R HALL, HUSBAND AND WIFE, as Grantor(s), executed a Deed of Trust conveying to G. TOMMY BASTIAN, as Trustee, the Real Estate hereinafter described, to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR BANK OF AMERICA, N.A. 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 200900150058, 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, October 1, 2019** 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, the Substitute Trustee 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:

LOT TWENTY (20), BLOCK A, ARAPAHO PLACE, AN ADDITION TO THE CITY OF RICHARDSON, DALLAS COUNTY, TEXAS, ACCORDING TO THE MAP THEREOF RECORDED IN VOLUME 76156, PAGE 786. MAP RECORDS, DALLAS COUNTY, TEXAS.

Property Address: 1416 BLAKE DR  
RICHARDSON, TX 75081  
Mortgage Servicer: NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER  
Mortgagee: NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER  
8950 CYPRESS WATERS BLVD  
COPPELL, TEXAS 75019

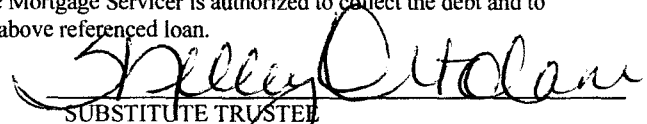
The Mortgage Servicer is authorized to represent the Mortgagee by virtue of a servicing agreement with the Mortgagee. Pursuant to the Servicing Agreement and Texas Property Code §51.0025, the Mortgage Servicer is authorized to collect the debt and to administer any resulting foreclosure of the property securing the above referenced loan.

FILED

2019 AUG 12 PM 1:23

JOHN F. WARREN  
COUNTY CLERK  
DALLAS COUNTY

BY \_\_\_\_\_



SUBSTITUTE TRUSTEE

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

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