

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.**

Record in:  
Wilson County  
Honorable Eva Martinez  
County Clerk  
On: Feb 28, 2019 at 11:43A  
As a Recording

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

Date: April 02, 2019

Total Fees : 2.00

Time: The sale will begin at 12:00PM or not later than three hours after that time.

Receipt Number - 228760

Place THE MOST NORTH-EASTERLY DOOR OF THE WILSON COUNTY COURTHOUSE OR AS DESIGNATED BY THE COUNTY COMMISSIONERS or as designated by the county commissioners.

By:  
Elsa Barreto

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 24, 2013 and recorded in Document VOLUME 1725, PAGE 41 real property records of WILSON County, Texas, with TROY TACKITT AND JENNIFER TACKITT, grantor(s) and JPMORGAN CHASE BANK, N.A., mortgagee.

4. **Obligations Secured.** Deed of Trust or Contract Lien executed by TROY TACKITT AND JENNIFER TACKITT, securing the payment of the indebtednesses in the original principal amount of \$92,906.00, and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. FEDERAL HOME LOAN MORTGAGE CORPORATION 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. NEWREZ LLC F/K/A NEW PENN FINANCIAL, LLC d/b/a SHELLPOINT MORTGAGE SERVICING, as Mortgage Servicer, is representing the current mortgagee, whose address is:

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

DEBORAH MARTIN, TROY MARTIN, ALEXIS MARTIN, CASSIE MARTIN, TERRI MARTIN, SHELBY MARTIN, BARBARA SANDOVAL, MARTHA BOETA, RAYMOND PEREZ, GARRETT SANDERS, MARCIA CHAPA, STACEY BENNETT, AMY ORTIZ, KAREN WORK OR BRUCE NEYLAND

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 WILSON County Clerk and caused to be posted at the WILSON County courthouse this notice of sale.

Declarants Name: \_\_\_\_\_  
Date: \_\_\_\_\_



NOS0000008172058

**EXHIBIT "A"**

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF WILSON, STATE OF TX AND IS DESCRIBED AS FOLLOWS:

ALL THAT PARCEL OF LAND IN WILSON COUNTY, STATE OF TEXAS, AS MORE FULLY DESCRIBED IN DEED VOLUME 1319, PAGE 134, BEING KNOWN AND DESIGNATED AS:

BEING 0.34 ACRES OF LAND IN THE CITY OF FLORESVILLE OUT OF THE S & J AROCHA NO. 1, WILSON COUNTY, TEXAS AND BEING THE SAME LAND DESCRIBED IN A CONVEYANCE TO TOMMY RICHARDSON AND WIFE, DARCI RICHARDSON IN A DEED OF RECORD IN VOLUME 1047, PAGE 107 OF THE OFFICIAL PUBLIC RECORDS OF WILSON COUNTY, TEXAS AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS;

BEGINNING AT A FOUND 1/2" PIN IN THE NORTHWEST RIGHT-OF-WAY OF "C: STREET FOR THE EAST CORNER OF THE OSCAR MONTMEYER ET UX LAND AS DESCRIBED TO VOLUME 762, PAGE 865 OF THE DEED RECORD OF WILSON COUNTY, TEXAS AND THE SOUTH CORNER OF THIS TRACT;

THENCE NORTH 48 DEG. 45' 28" EAST (THE RECORD BEARING FOR THIS SURVEYOR THE DEED), A DISTANCE OF 70.02 FEET TO A FOUND 1/2" REBAR FOR THE EAST CORNER OF SAID CASTRO TRACT LAND, THE SOUTH CORNER OF THE JOHN C. ROEMER LAND AS DESCRIBED TO VOLUME 584, PAGE 239 OF THE DEED RECORDS OF WILSON COUNTY, TEXAS, THE WEST CORNER OF THE CARL BRECEMAN LAND, AS DESCRIBED IN VOLUME 588, PAGE 29 OF THE DEED RECORDS OF WILSON COUNTY, TEXAS, AND THE NORTH CORNER OF THIS TRACT;

THENCE SOUTH 43 DEG. 00' 38" EAST, A DISTANCE OF 209.97 FEET TO A FOUND PIN IN THE AFOREMENTIONED NORTHWEST RIGHT-OF-WAY OF "C" STREET FOR THE SOUTH CORNER OF SAID BRECEMAN LAND AND THE EAST CORNER OF THIS TRACT;

THENCE SOUTH 48 DEG. 42' 50" WEST, WITH SAID RIGHT-OF-WAY, A DISTANCE OF 70.25 FEET TO THE POINT OF BEGINNING AND CONTAINING 0.34 ACRES OF LAND AS SHOWN ON PLAT THAT ACCOMPANIES THIS DESCRIPTION.

ALSO COMMONLY KNOWN AS: 1513 C ST FLORESVILLE, TX 78114



NOS0000008172058

COPY

Filed for Record in:  
Wilson County  
by Honorable Eva Martinez  
County Clerk  
On: Feb 28, 2019 at 10:37A  
As a Recording

**NOTICE OF SUBSTITUTE TRUSTEE'S SALE**

Total Fees : 2.00  
Receipt Number - 228752  
By:  
Krustle Hidalgo

**WILSON County**  
**Deed of Trust Dated:** June 8, 2015  
**Amount:** \$22,500.00  
**Grantor(s):** ALFONSO CABALLERO and VALERIE M CABALLERO

**Original Mortgagee:** VETERANS LAND BOARD OF THE STATE OF TEXAS, STATE AGENCY  
**Current Mortgagee:** Veterans Land Board of the State of Texas

**Mortgagee Address:** Veterans Land Board of the State of Texas, 1 Corporate Drive, Suite 360, Lake Zurich, IL 60047

**Recording Information:** Document No. 00045422

**Legal Description:** 2.1 ACRES BEING LOT 110, HILLTOP RANCHES SUBDIVISION, UNIT 5, AS SHOWN BY MAP OR PLAT THEREOF RECORDED IN VOLUME 7, PAGE 44-45 OF THE MAP AND PLAT RECORDS OF WILSON COUNTY, TEXAS. AND BEING THE SAME PROPERTY DESCRIBED IN SPECIAL WARRANTY DEED DATED APRIL 20, 2015 RECORDED IN VOLUME 1847, PAGE 405 OF THE OFFICIAL PUBLIC RECORDS OF WILSON COUNTY, TEXAS.

**Date of Sale:** April 2, 2019 between the hours of 12:00 PM and 3:00 PM.

**Earliest Time Sale Will Begin:** 12:00 PM

**Place of Sale:** The foreclosure sale will be conducted at public venue in the area designated by the WILSON County Commissioners Court pursuant to Section 51.002 of the Texas Property Code as the place where 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.

STACEY BENNETT OR AMY ORTIZ, GARRETT SANDERS, TROY MARTIN, DEBORAH MARTIN, ELIZABETH ANDERSON, ALEXIS MARTIN, CASSIE MARTIN, TERRI MARTIN, SHELBY MARTIN, BARBARA SANDOVAL, MARTHA BOETA, RAYMOND PEREZ, MARCIA CHAPA, DEANNA RAY, VANESSA MCHANEY OR CHRIS LAFOND have been appointed as Substitute Trustee(s), ('Substitute Trustee') each empowered to act independently, in the place of said original Trustee, upon the contingency and in the manner authorized by said Deed of Trust.

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.

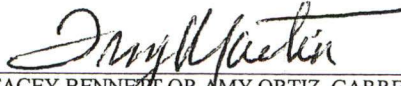
**NOTICE IS FURTHER GIVEN** that, except to the extent that the Substitute Trustee(s) may bind and obligate the Mortgagors to warrant title to the Property under the terms of the Deed of Trust, conveyance of the Property **shall be made 'AS IS' 'WHERE IS'** without any representations and warranties whatsoever, express or implied, and subject to all matters of record affecting the Property.

A debtor who is serving on active military duty may have special rights or relief related to this notice under federal law, including the Servicemembers Civil Relief Act (50 U.S.C. §§ 3901 et seq.), and state law, including Section 51.015 Texas Property Code. 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.

**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.**



KIM ELLEN LEWINSKI, ATTORNEY AT LAW  
HUGHES, WATTERS & ASKANASE, L.L.P.  
1201 Louisiana, SUITE 2800  
Houston, Texas 77002  
Reference: 2019-000027



STACEY BENNETT OR AMY ORTIZ, GARRETT SANDERS,  
TROY MARTIN, DEBORAH MARTIN, ELIZABETH ANDERSON,  
ALEXIS MARTIN, CASSIE MARTIN, TERRI MARTIN, SHELBY  
MARTIN, BARBARA SANDOVAL, MARTHA BOETA,  
RAYMOND PEREZ, MARCIA CHAPA, DEANNA RAY,  
VANESSA MCHANEY OR CHRIS LAFOND  
c/o Tejas Trustee Services  
14800 Landmark Blvd, Suite 850  
Addison, TX 75254

COPY

Filed for Record in:  
Wilson County  
by Honorable Eva Martinez  
County Clerk  
On: Feb 21, 2019 at 09:22A  
As a Recording

**NOTICE OF SUBSTITUTE TRUSTEE'S SALE**

WILSON County  
Deed of Trust Dated: September 26, 2014  
Amount: \$32,300.00  
Grantor(s): ROBERT CASSIDY DUKES and SHANNON JEAN DUKES

Total Fees : 2.00  
Receipt Number - 228438  
By:  
Krystle Hidalgo

Original Mortgagee: VETERANS LAND BOARD OF THE STATE OF TEXAS, STATE AGENCY  
Current Mortgagee: Veterans Land Board of the State of Texas

Mortgagee Address: Veterans Land Board of the State of Texas, 1 Corporate Drive, Suite 360, Lake Zurich, IL 60047

Recording Information: Document No. 00039212

Legal Description: 2.00 ACRES OF LAND BEING LOT 372, ESTATES AT SHANNON RIDGE SUBDIVISION, UNIT V, WILSON COUNTY, TEXAS, AS SHOWN ON THAT CERTAIN MAP OR PLAT THEREOF, RECORDED AT VOLUME 8, PAGE 28, MAP AND PLAT RECORDS OF WILSON COUNTY, TEXAS.

Date of Sale: April 2, 2019 between the hours of 12:00 PM and 3:00 PM.

Earliest Time Sale Will Begin: 12:00 PM

Place of Sale: The foreclosure sale will be conducted at public venue in the area designated by the WILSON County Commissioners Court pursuant to Section 51.002 of the Texas Property Code as the place where 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.

STACEY BENNETT OR AMY ORTIZ, GARRETT SANDERS, TROY MARTIN, DEBORAH MARTIN, ELIZABETH ANDERSON, ALEXIS MARTIN, CASSIE MARTIN, TERRI MARTIN, SHELBY MARTIN, BARBARA SANDOVAL, MARTHA BOETA, RAYMOND PEREZ, MARCIA CHAPA, DEANNA RAY, VANESSA MCHANNEY OR CHRIS LAFOND have been appointed as Substitute Trustee(s), ('Substitute Trustee') each empowered to act independently, in the place of said original Trustee, upon the contingency and in the manner authorized by said Deed of Trust.

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.

NOTICE IS FURTHER GIVEN that, except to the extent that the Substitute Trustee(s) may bind and obligate the Mortgagors to warrant title to the Property under the terms of the Deed of Trust, conveyance of the Property shall be made 'AS IS' 'WHERE IS' without any representations and warranties whatsoever, express or implied, and subject to all matters of record affecting the Property.

A debtor who is serving on active military duty may have special rights or relief related to this notice under federal law, including the Servicemembers Civil Relief Act (50 U.S.C. §§ 3901 et seq.), and state law, including Section 51.015 Texas Property Code. 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.

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.

  
KIM ELLEN LEWINSKI, ATTORNEY AT LAW  
HUGHES, WATTERS & ASKANASE, L.L.P.  
1201 Louisiana, SUITE 2800  
Houston, Texas 77002  
Reference: 2018-008438

  
STACEY BENNETT OR AMY ORTIZ, GARRETT SANDERS,  
TROY MARTIN, DEBORAH MARTIN, ELIZABETH ANDERSON,  
ALEXIS MARTIN, CASSIE MARTIN, TERRI MARTIN, SHELBY  
MARTIN, BARBARA SANDOVAL, MARTHA BOETA,  
RAYMOND PEREZ, MARCIA CHAPA, DEANNA RAY,  
VANESSA MCHANNEY OR CHRIS LAFOND  
c/o Tejas Trustee Services  
14800 Landmark Blvd, Suite 850  
Addison, TX 75254

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

DATE: February 11, 2019

Filed for Record in:  
Wilson County  
by Honorable Eva Martinez  
County Clerk

NOTE:

DATE: July 2, 2010  
AMOUNT: \$25,000.00  
MAKER: Rex L. Armstrong, Jr., and wife, Deborah L. Armstrong  
PAYEE: A & M Heritage Holdings, Ltd., dba A & M Investment

On: Feb 11, 2019 at 02:48P  
As a Recording

Total Fees : 2.00

Receipt Number - 228106  
By:  
Mary Spoon

DEED OF TRUST:

DATE: July 2, 2010  
GRANTOR: Rex L. Armstrong, Jr., and wife, Deborah L. Armstrong  
BENEFICIARY: A & M Heritage Holdings, Ltd., dba A & M Investment  
COUNTY WHERE PROPERTY IS LOCATED: Wilson  
TRUSTEE: Michael Baucum or Jerry T. Steed  
RECORDING INFORMATION: Vol. 1563, page 760, Document No. 00053813,  
Official Public Records of Real Property of Wilson  
County, Texas

PROPERTY: 1.15 acres of land within the J. O. & T. Dewees Survey No. 114, A-402, Wilson  
County, Texas; part or portion of a 183 acre tract of land described in a  
conveyance from James F. Buske and wife, Hertha E. Buske and Roxie Canon  
and husband, Milton S. Canon to Louis Stobb of record in Volume 424, Page 266,  
Deed Records of Wilson County, Texas, and being more particularly described in  
Exhibit "A", attached hereto and made a part hereof for all purposes.

LENDER/HOLDER NOW: A & M Heritage Holdings, Ltd., dba A & M Investment

BORROWER/DEBTOR NOW: Rex L. Armstrong, Jr., and wife, Deborah L. Armstrong

SUBSTITUTE TRUSTEE: Mark Cummings or Dick Veters or Jason West or Bob Frisch or  
Vicki Rodriguez or Patrick Armstrong

SUBSTITUTE TRUSTEE'S MAILING ADDRESS: 8101 Boat Club Road, # 320, Fort Worth,  
TX 76179

DATE AND TIME OF SUBSTITUTE TRUSTEE'S SALE OF PROPERTY:

March 5, 2019, being the first Tuesday of the month, to commence at 1:00 p.m., or within three  
hours thereafter.

PLACE OF SUBSTITUTE TRUSTEE'S SALE OF PROPERTY:

"In the area designated by the Commissioners Court of such County, pursuant to § 51.002 of the  
Texas Property Code as the place where foreclosure sales are to take place (if no such place is so  
designated, the sale will take place in the area where this Notice of Substitute Trustee's Sale is  
posted).

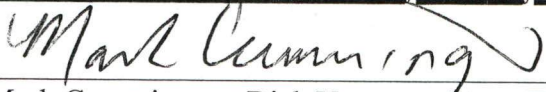
Default has occurred in the payment of the Note and in performance of the obligations of the Deed of Trust which secures the Note. Because of such default, Lender, the holder of the Note, has requested Substitute Trustee to sell the Property. Notice is given that before the sale the Beneficiary may appoint another person Substitute Trustee to conduct the sale.

The Deed of Trust may encumber both real and personal property. Formal notice is hereby given of Lender's election to proceed against and sell both the real property and any personal property described in the Deed of Trust, in accordance with Lender's rights and remedies under the Deed of Trust and Section 9.501(d) of the Texas Business and Commerce Code (Texas UCC).

Therefore, notice is given that on the Date and Time of Substitute Trustee's Sale of Property and at the Place of Substitute Trustee's Sale of Property, I, Substitute Trustee, will sell the Property at public auction, by public sale, to the highest bidder for cash, "AS IS," or other form of payment acceptable to Substitute Trustee, in accordance with the Deed of Trust. THERE WILL BE NO WARRANTY RELATING TO TITLE, POSSESSION, QUIET ENJOYMENT OR THE LIKE FOR THE PERSONAL PROPERTY IN THIS DISPOSITION.

**ARMED SERVICES NOTICE EFFECTIVE SEPTEMBER 1, 2011**

**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.**



Mark Cummings or Dick Veters or Jason West  
or Bob Frisch or Vicki Rodriguez or Patrick Armstrong, Substitute Trustee



Filed for Record in:  
 Wilson County  
 by Honorable Eva Martinez  
 County Clerk  
 On: Feb 05, 2019 at 01:01P  
 As a Recording

RECORDING REQUESTED BY:

Total Fees = 2.00

WHEN RECORDED MAIL TO:

Receipt Number - 227903  
 By:  
 Gayle Richey

Deborah Martin, Troy Martin, Alexis Martin, Cassie  
 Martin, Terri Martin, Shelby Martin, Barbara Sandoval,  
 Martha Boeta, Raymond Perez, Garrett Sanders, Marcia  
 Chapa, Stacey Bennett, Amy Ortiz, Vanessa McHaney  
 c/o Malcolm Cisneros/Trustee Corps  
 17100 Gillette Avenue  
 Irvine, CA 92614  
 (949) 252-8300

TS No TX07000582-18-1

APN 0934000005200

TO No 180617054-TX-RWI

**NOTICE OF SUBSTITUTE TRUSTEE'S SALE**

WHEREAS, on May 11, 2009, ANDREW BRAVO, AN UNMARRIED MAN, FAITH R BRAVO as Grantor/Borrower, executed and delivered that certain Deed of Trust in favor of STEVE HOLMES & ASSOCIATES, P.C. as Trustee, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. as nominee for ALACRITY LENDING COMPANY, its successors and assigns, as original Beneficiary, which Deed of Trust secures the payment of that certain Promissory Note of even date therewith in the original amount of \$126,017.00, payable to the order of FREEDOM MORTGAGE CORPORATION as current Beneficiary, which Deed of Trust recorded on May 14, 2009 as Document No. 00043779 in Book 1507, on Page 861 and that said Deed of Trust was modified by Modification Agreement and recorded December 14, 2009 as Instrument Number 00049149 in Book 1537, on Page 766 in Wilson County, Texas. Deed of Trust covers all of the real property described therein, including, but not limited to, all of the following described property, rights and interests (the "Property"), to-wit: **SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF**

APN 0934000005200

WHEREAS, the Trustee named in the Deed of Trust having been removed, the legal holder of the indebtedness described in the Deed of Trust appointed **Deborah Martin, Troy Martin, Alexis Martin, Cassie Martin, Terri Martin, Shelby Martin, Barbara Sandoval, Martha Boeta, Raymond Perez, Garrett Sanders, Marcia Chapa, Stacey Bennett, Amy Ortiz, Vanessa McHaney** or either of them, as Substitute Trustee (each being referred to as the "Substitute Trustee"), upon the contingency and in the manner authorized by the Deed of Trust; and

WHEREAS, defaults have occurred in the covenants of the Deed of Trust, monetary or otherwise, and the indebtedness secured by and described in the Deed of Trust is now wholly due, and **FREEDOM MORTGAGE CORPORATION**, the legal holder of such indebtedness and the liens securing same has requested either one of the Substitute Trustees to sell the Property in accordance with applicable law and the terms and provisions of the Deed of Trust.



NOW THEREFORE, NOTICE IS HEREBY GIVEN that on **Tuesday, April 2, 2019 at 12:00 PM**, no later than three (3) hours after such time, being the first Tuesday of such month, the Substitute Trustee will sell the Property at public venue to the highest bidder for cash. The sale will take place in Wilson County, Texas, at the area designated by the Commissioner's Court for sales of real property under a power of sale conferred by a Deed of Trust or other contract lien as follows: **Wilson County Courthouse, 1420 3rd Street, Floresville, TX 78114.**

The Deed of Trust may encumber both real and personal property. Formal notice is hereby given of and FREEDOM MORTGAGE CORPORATION's election to proceed against and sell both the real property and any personal property described in said Deed of Trust in accordance with and FREEDOM MORTGAGE CORPORATION's rights and remedies under the Deed of Trust and Section 9.604(a) of the Texas Business and Commerce Code.

NOTICE IS FURTHER GIVEN, that except to the extent that the Substitute Trustee may bind and obligate Mortgagors to warrant title the Property under the terms of the Deed of Trust. Pursuant to Section 51.009 of the Texas Property Code, the Property will be sold in "as is", "where is" condition. Conveyance of the Property shall be made without any representations or warranties whatsoever, expressed or implied. Prospective bidders are strongly urged to examine the applicable property records to determine the nature and extent of such matters and are advised to conduct an independent investigation of the nature and physical condition 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 expressed or implied warranties, except as to the warranted.

WITNESS, my hand this 30 day of January, 2019.



By: Deborah Martin, Troy Martin, Alexis Martin, Cassie Martin, Terri Martin, Shelby Martin, Barbara Sandoval, Martha Boeta, Raymond Perez, Garrett Sanders, Marcia Chapa, Stacey Bennett, Amy Ortiz, Vanessa McHaney  
Substitute Trustee(s)

**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.**

**SALE INFORMATION CAN BE OBTAINED ONLINE AT [www.Auction.com](http://www.Auction.com)  
FOR AUTOMATED SALES INFORMATION PLEASE CALL: Auction.com at 800.280.2832**

FOR REINSTATEMENT / PAY OFF REQUESTS CONTACT: (949) 252-8300  
THIS IS AN ATTEMPT TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

To the extent your original obligation was discharged, or is subject to an automatic stay of bankruptcy under Title 11 of the United States Code, this notice is for compliance and/or informational purposes only and does not constitute an attempt to collect a debt or to impose personal liability for such obligation. However, a secured party retains rights under its security instrument, including the right to foreclose its lien.

TS No TX07000582-18-1

APN 0934000005200

TO No 180617054-TX-RWI

**EXHIBIT "A"**

TRACT 52, TERRACE HILL FARMS SUBDIVISION, UNIT II, AS SHOWN IN PLAT RECORDS, VOLUME  
8, PAGE 23-25, PLAT RECORDS OF WILSON COUNTY, TEXAS