

Filed for Record in:
Wilson County
by Honorable Eva Martinez
County Clerk
On: May 31, 2016 at 01:05P
As a Recording
Total Fees : 2.00

NOTICE OF FORECLOSURE SALE

Receipt Number - 192839
By
Mary Santos

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 OR 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. Property to Be Sold. The property to be sold is described as follows: LOT 16 OF THE PLAINVIEW SUBDIVISION, AS SHOWN BY A MAP OR PLAT THEREOF OF RECORD AT VOLUME 3, PAGE 52, OF THE PLAT RECORDS OF WILSON COUNTY, TEXAS.

2. Instrument to be Foreclosed. The instrument to be foreclosed is the Deed of Trust dated 08/15/2006 and recorded in Document 00016958 real property records of Wilson County, Texas.

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

Date: 07/05/2016

Time: The sale will begin no earlier than 12:00 PM or no later than three hours thereafter.

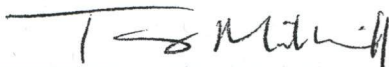
Place: Wilson County Courthouse, Texas at the following location: THE MOST NORTH-EASTERLY DOOR OF THE WILSON COUNTY COURTHOUSE, BEING THE COURTHOUSE DOOR FACING THE OFFICE OF THE WILSON COUNTY TAX ASSESSOR-COLLECTOR, IN FLORESVILLE, WILSON COUNTY, TEXAS, WHICH BEARS THE ADDRESS OF 2 LIBRARY LANE OR AS DESIGNATED BY THE COUNTY COMMISSIONER'S OFFICE or as designated by the County Commissioners Court.

4. Terms of Sale. The sale will be conducted as a public auction to the highest bidder for cash. Pursuant to the deed of trust, the mortgagee 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.

5. Obligations Secured. The Deed of Trust executed by SCOTT D. CONDIT AND CAROLYN M. CONDIT, provides that it secures the payment of the indebtedness in the original principal amount of \$78,400.00, and obligations therein described including but not limited to (a) the promissory note; and (b) all renewals and extensions of the note. Deutsche Bank National Trust Company, as Trustee, in trust for registered Holders of Long Beach Mortgage Loan Trust 2006-8 is the current mortgagee of the note and deed of trust and SELECT PORTFOLIO SERVICING, INC. is mortgage servicer. A servicing agreement between the mortgagee, whose address is Deutsche Bank National Trust Company, as Trustee, in trust for registered Holders of Long Beach Mortgage Loan Trust 2006-8 c/o SELECT PORTFOLIO SERVICING, INC., 3217 S. Decker Lake Dr., Salt Lake City, UT 84119 and the mortgage servicer and Texas Property Code § 51.0025 authorizes the mortgage servicer to collect the debt.

6. Substitute Trustee(s) Appointed to Conduct Sale. In accordance with Texas Property Code Sec. 51.0076, the undersigned attorney for the mortgage servicer has named and appointed, and by these presents does name and appoint TROY MARTIN, IRENE SALAZAR, VANESSA RAMOS, RICHARD HOLTON, DEBORAH MARTIN OR DEANNA RAY, 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.



Mackie Wolf Zientz & Mann, P.C.
Brandon Wolf, Attorney at Law
L. Keller Mackie, Attorney at Law
Lori Liane Long, Attorney at Law
Tracey Midkiff, Attorney at Law
Joseph Modric, Attorney at Law
Parkway Office Center, Suite 900
14160 North Dallas Parkway
Dallas, TX 75254



TROY MARTIN, IRENE SALAZAR, VANESSA RAMOS,
RICHARD HOLTON, DEBORAH MARTIN OR DEANNA
RAY
c/o AVT Title Services, LLC
13770 Noel Road #801529
Dallas, TX 75380-1529



7501504

8282 FM 537
Floresville, Texas 78114

Filed for Record in:
Wilson County
by Honorable Eva Martinez
County Clerk
On: May 16, 2016 at 02:59P
As a Recording
Total Fees : 2.00
Receipt Number - 192287
BY Krystle Hidalgo

**NOTICE OF TRUSTEE'S SALE
and
APPOINTMENT OF SUBSTITUTE TRUSTEE**

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.

WHEREAS, on April 1, 2009, Charles O. Gibson, Jr., a single person executed a Deed of Trust conveying to Charles A. Smith, Trustee, the real property hereinafter described, to secure San Antonio Federal Credit Union, in the payment of a debt therein described, said Deed of Trust being recorded in Volume 1506, Page 169, Official Public Records of Wilson County, Texas.

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 hereinafter appointed Substitute Trustee to sell said property to the highest bidder for cash and to distribute or apply the proceeds of said sale in accordance with the terms of said Deed of Trust.

WHEREAS, in my capacity as the attorney for the present owner and holder of the note, and pursuant to Section 51.0076(3) Texas Property Code, I hereby name, appoint and designate Mark Cummings or Phil West or Dick Veters or Jason West, the Substitute Trustee(s) in the above described Deed of Trust and/or to act under and by virtue of said Deed of Trust, including posting and filing the public notice required under Section 51.002 Texas Property Code as amended, and to proceed with a foreclosure of the Deed of Trust lien securing the payment of said note.

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on Tuesday, June 7, 2016, at 1:00 o'clock p.m. or within three (3) hours thereafter, the Substitute Trustee will sell said real property at the place hereinafter set out, to the highest bidder for cash. The place of sale shall be 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 such place is not so designated, the sale will take place in the area where this Notice of Substitute Trustee's Sale is posted), in the City of Floresville, Wilson County, Texas.

Said real property is described as follows:
Being 37.51 acres of land out of the David Murphee Survey, Abstract No. 208, Wilson County, Texas; said 37.51 acres being more particularly described in Exhibit "A" attached hereto and incorporated herein for all purposes.

The Deed of Trust permits the Beneficiary to postpone, withdraw, or reschedule the sale for another day. In that case, the Trustee under the Deed of Trust or the Substitute Trustee appointed herein 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.

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 and the priority of the lien being foreclosed.

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 their bid immediately in cash if their bid is accepted.

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 priority, nature and extent of such matters, if any.

In the event of a defect or other problem with the foreclosure process is discovered that may invalidate the sale, the consideration paid will be returned to the purchaser as the sole and absolute remedy. In the event of any claim or action brought by any person including the purchaser requiring or resulting in the invalidation of the sale and rescission of the Trustee's Deed or Substitute Trustee's Deed, purchaser's damages resulting therefrom are limited to the consideration paid to the Trustee or Substitute Trustee and the sole and absolute remedy shall be the return to purchaser of the consideration paid. The purchaser shall have no further recourse against the Trustee, Substitute Trustee, Mortgagor, Mortgagee or the Mortgagee's attorney.

Default has occurred under the Deed of Trust, and the beneficiary has requested the above named Trustee or Substitute Trustee(s), to conduct this public sale. Notice is given that before the sale the beneficiary or the Beneficiary's attorney, agent or servicer may appoint another person substitute trustee to conduct the 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.

The Substitute Trustee's address is c/o WEST & WEST ATTORNEYS, 2929 Mossrock, Suite 204, San Antonio, Texas 78230.

WITNESS MY HAND on 16th day of May 2016.



NORTH O. WEST, State Bar No. 21204000
Attorney or Authorized Agent for the
Mortgagee or Mortgagee's Servicer
WEST & WEST ATTORNEYS, P.C.
2929 Mossrock, Suite 204
San Antonio, Texas 78230

STATE OF TEXAS
COUNTY OF WILSON

FIELD NOTES FOR 37.51 ACRES OF LAND

BEING 37.51 acres of land out of the David Murphree Survey, Abstract No. 208, Wilson County, Texas and being the same land described in a conveyance to Charles O. Gibson and Mary A. Gibson in Volume 1290, Page 568, Official Public Records of Wilson County, Texas and being more particularly described by metes and bounds as follows:

BEGINNING at a found ½ inch rebar with "Pollok & Sons" cap on the southeasterly right-of-way line of FM Highway No. 537 for the northerly corner of this tract and westerly corner of the Guy M. Pennington, et al land described in Volume 1308, Page 368, Wilson County Official Public Records;

THENCE South 30° 00' 00" East, (record bearing as per deed) with the common line of the Pennington land and of this tract, distance of 1314.15 feet to a found ½ inch rebar with a "Pollok & Sons" cap for a common corner on the northwesterly line of the Terry L. Carter, et al land described in Volume 1153, Page 361, Wilson County Official Public Records;

THENCE South 59° 25' 13" West, with the common line of the Carter land and of this tract, a distance of 1239.13 feet to a found ½ inch rebar with "Pollok & Sons" cap for the southerly corner of this tract and easterly corner of the Art Stoner, et al land described in Volume 1269, Page 377, Wilson County Official Public Records;

THENCE North 30° 00' 29" West, with the common line of the Stoner land and of this tract, a distance of 1322.83 feet to a found ½ inch rebar with "Pollok & Sons" cap for a common corner on the southeasterly right-of-way line of FM Highway No. 537;

THENCE North 59° 49' 17" East, with said Highway right-of-way line, a distance of 1239.26 feet to the **POINT OF BEGINNING**, containing 37.51 acres of land as shown on a plat that accompanies this description.

POLLOK & SONS SURVEYING, INC.

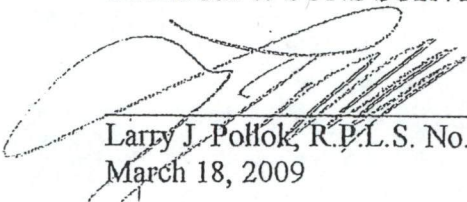

Larry J. Pollok, R.P.L.S. No. 5186
March 18, 2009

Exhibit "A"

Ref: 09-0110

03100001

Filed for Record in:
Wilson County
by Honorable Eva Martinez
County Clerk
On: May 16, 2016 at 02:56P
As a Recording

NOTICE OF FORECLOSURE SALE

State of Texas §
County of Wilson §

Total Fees : 2.00

Receipt Number - 192285
By:
Krystle Hidalgo

Notice is hereby given of a public non-judicial foreclosure sale.

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

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF FOR ALL PURPOSES.

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

Date: **June 7, 2016**

Time: The sale shall begin no earlier than **01:00 PM** or no later than three hours thereafter.

Place: **Wilson** County Courthouse in **Floresville, Texas**, at the following location: the area designated by the Commissioners Court of **Floresville, Wilson County, Texas**, 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).

The deed of trust permits the Mortgagee of Record 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 refiled may be after the date originally scheduled for this sale.

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.

3. 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 Mortgagee of Record 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 their bid immediately in cash if their bid is accepted.

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.

If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.

4. Type of Sale. The sale is a non-judicial deed of trust lien and security interest foreclosure sale being conducted pursuant to the power of sale granted by the Deed of Trust executed by **Jason Scallin**.
5. Obligations Secured. The Deed of Trust is dated **November 3, 2014**, and is recorded in the office of the County Clerk of **Wilson County, Texas**, in/under **Document No. 00040069, Book 1821, Page 371, Official Public Records of Wilson County, Texas**. 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 the promissory note in the original principal amount of **\$185,250.00**, executed by **Jason Scallin**, and payable to the order of **Directions Equity LLC**.

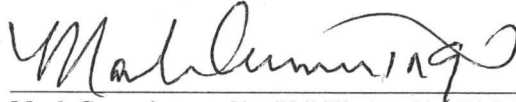
Original Mortgagee: Directions Equity LLC.

Current Mortgagee of Record: Flagstar Bank, FSB whose address is **5151 Corporate Drive, Troy, MI 48098**.

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

Sent by: Jeffrey B. Lewis
Robertson Anschutz Veters
10333 Richmond Avenue, Suite 550
Houston, TX 77042

DATED May 16, 2016.



**Mark Cummings and/or Phil West and/or Dick Veters
and/or Patrick Armstrong, Substitute Trustee**
c/o Robertson Anschutz Veters
10333 Richmond Avenue, Suite 550
Houston, TX 77042
Phone: 713-244-1360

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.

1001839-2

EXHIBIT "A"

LEGAL DESCRIPTION 1.00 Acre of Land

1.00 acre tract of land located in the William Sturrock Survey, Abstract 286, Wilson County, Texas and further being a portion of that certain 10.21 acre tract, Tract 2, OAK PARK DEVELOPMENT, according to plat recorded in Volume 2, Page 12 of the Plat Records of Wilson County, Texas, and conveyed to Fred J. Jurek and wife, Marcella E. Jurek by Deed dated December 22, 1977 and recorded in Volume 512, Page 117, Deed Records of Wilson County, Texas, and being more particularly described as follows:

BEGINNING at a found 1/2 inch iron rod located in fence line in the westerly line of Oak Park Road for the northeasterly corner of this tract and being the southeasterly corner of a 1.170 acre tract, said point being South 18 deg. 21' 13" East, 130.41 feet from a found 1/2 inch iron rod marking the northeasterly corner of said 10.21 acre tract;

THENCE with fence along the westerly line of Oak Park Road, as follows:

South 18 deg. 21' 13" West, 31.56 feet to a found 1/2 inch iron rod at an angle point;

South 26 deg. 04' 49" West, 89.57 feet to a found 1/2 inch iron rod for the southeasterly corner of this tract, being the northeasterly corner of a 17.00 foot wide Private Road.

THENCE, North 75 deg. 43' 50" West, 359.74 feet along the northerly line of said Private Road to a found 1/2 inch iron rod for the southwesterly corner of this tract, being the northwesterly corner of said road;

THENCE, North 20 deg. 04' 43" East, 119.77 feet along the westerly line of this tract to a found 1/2 inch iron rod for the northwesterly corner of this tract, being the southwesterly corner of said 1.170 acre tract;

THENCE, South 75 deg. 43' 50" East, 368.20 feet with fence along the southerly line of said 1.170 acre tract to the POINT OF BEGINNING and containing 1.00 acre of land, more or less.

Notice of Substitute Trustee's Sale

Filed for Record in:
Wilson County
by Honorable Eva Martinez
County Clerk
On: May 16, 2016 at 02:56P
As a Recording

Date: May 16, 2016

Mortgagee: Southwest Stage Funding, LLC dba Cascade Financial Services
Note: Note dated July 22, 2013 in the original principal amount of \$120,280.00

Total Fees : 2.00

Receipt Number - 192285
By:
Krystle Hidalgo

Deed of Trust

Date: July 22, 2013
Grantor: Humberto Cantu, Jr. and Juanita Medina
Mortgagee: Mortgage Electronic Registration Systems, Inc., acting solely as nominee for Southwest Stage Funding, LLC dba Cascade Financial Services
Recording information: Clerk's File No. 26717, Volume 1740, Page 571, of the Official Public Records of Real Property of Wilson County, Texas
Property: LOT 3, OF THE TIERRA ROBLES SUBDIVISION, UNIT 1, AS SHOWN BY MAP OR PLAT OF RECORD AT VOLUME 8, PAGE 36 OF THE MAP AND PLAT RECORDS OF WILSON COUNTY, TEXAS.

Substitute Trustee's Name: Brent A. Lane, Mark Cummings, Phil West, Dick Veters or Patrick Armstrong, any to act

Substitute Trustee's Address: 12841 Jones Road, Suite 100, Houston, Texas 77070 (Harris County)

County: Wilson
Date of Sale (first Tuesday of month): June 7, 2016
Time of Sale: 1:00 pm. - 4:00 pm.

Place of Sale: 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).

Mortgagee has appointed Brent A. Lane, Mark Cummings, Phil West, Dick Veters or Patrick Armstrong, any to act, as Substitute Trustee under the Deed of Trust. Mortgagee has instructed Substitute Trustee to offer the Property for sale toward the satisfaction of the Note.

Notice is given that on the Date of Sale, Trustee will offer the Property for sale at public auction at the Place of Sale, to the highest bidder for cash, "AS IS". THERE WILL BE NO WARRANTY RELATING TO TITLE, POSSESSION, QUIET ENJOYMENT, OR THE LIKE FOR THE PERSONAL PROPERTY IN THIS DISPOSITION. The earliest time the sale will occur is the Time of Sale, and the sale will be conducted no later than three hours thereafter.

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.

By: Mark Cummings
Brent A. Lane, Mark Cummings, Phil West, Dick Veters or Patrick Armstrong, any to act

COPY

NOTICE OF ACCELERATION AND NOTICE OF TRUSTEE'S SALE

Filed for Record in:
Wilson County
by Honorable Eva Martinez
County Clerk
On: May 16, 2016 at 11:37A
As a Recording

DEED OF TRUST INFORMATION:

Date: 07/01/2005
Grantor(s): AMY HEINSOHN AND HUSBAND, ERIC S. HEINSOHN
Original Mortgagee: LONG BEACH MORTGAGE COMPANY, A CORPORATION
Original Principal: \$84,000.00
Recording Information: Book 1284 Page 299 Instrument 00004330
Property County: Wilson
Property:

Total Fees : 2.00

Receipt Number - 192250
By: Genevieve Sanchez

LOT 71, RANCH COUNTRY SUBDIVISION, (UNIT III) CONTAINING 1.718 ACRES, MORE OR LESS, AS SHOWN ON PLAT RECORDED IN VOLUME 5, PAGE 4, PLAT RECORDS OF WILSON COUNTY, TEXAS.

Reported Address: 122 RANCH COUNTRY DRIVE, LA VERNIA, TX 78121

MORTGAGE SERVICING INFORMATION:

The Mortgage Servicer, if not the Current Mortgagee, is representing the Current Mortgagee pursuant to a Mortgage Servicing Agreement.

Current Mortgagee: Wilmington Savings Fund Society, FSB, d/b/a Christiana Trust, not individually but as trustee for Pretium Mortgage Acquisition Trust

Mortgage Servicer: Nationstar Mortgage LLC

Current Beneficiary: Wilmington Savings Fund Society, FSB, d/b/a Christiana Trust, not individually but as trustee for Pretium Mortgage Acquisition Trust

Mortgage Servicer Address: 8950 Cypress Waters Blvd., Coppell, TX 75019

SALE INFORMATION:

Date of Sale: Tuesday, the 7th day of June, 2016
Time of Sale: 12:00PM or within three hours thereafter.

Place of Sale: AT THE MOST NORTH-EASTERLY DOOR OF THE WILSON COUNTY COURTHOUSE, BEING THE COURTHOUSE DOOR FACING THE OFFICE OF THE WILSON COUNTY TAX ASSESSOR-COLLECTOR, IN FLORESVILLE, WILSON COUNTY, TEXAS, WHICH BEARS THE ADDRESS OF 2 LIBRARY LANE in Wilson County, Texas, or, if the preceding area is no longer the designated area, at the area most recently designated by the Wilson County Commissioner's Court.

Substitute Trustee(s): Deborah Martin, Troy Martin, Alexis Martin, Cassie Martin, Terri Martin, Shelby Martin, Cristina Camarata, Sammy Hooda, Michael Burns, Alexander Wolfe, Suzanne Suarez or Adam Womack, any to act

Substitute Trustee Address: 14841 Dallas Parkway, Suite 425, Dallas, TX 75254

WHEREAS, the above-named Grantor previously conveyed the above described property in trust to secure payment of the Note set forth in the above-described Deed of Trust; and


WHEREAS, a default under the Note and Deed of Trust was declared; such default was reported to not have been cured; and all sums secured by such Deed of Trust were declared to be immediately due and payable; and

WHEREAS, the original Trustee and any previously appointed Substitute Trustee has been removed and Deborah Martin, Troy Martin, Alexis Martin, Cassie Martin, Terri Martin, Shelby Martin, Cristina Camarata, Sammy Hooda, Michael Burns, Alexander Wolfe, Suzanne Suarez or Adam Womack, any to act, have been appointed as Substitute Trustees and requested to sell the Property to satisfy the indebtedness; and

WHEREAS, the undersigned law firm has been requested to provide these notices on behalf of the Current Mortgagee, Mortgage Servicer and Substitute Trustees;

NOW, THEREFORE, NOTICE IS HEREBY GIVEN of the foregoing matters and that:

1. The maturity of the Note has been accelerated and all sums secured by the Deed of Trust have been declared to be immediately due and payable.
2. Deborah Martin, Troy Martin, Alexis Martin, Cassie Martin, Terri Martin, Shelby Martin, Cristina Camarata, Sammy Hooda, Michael Burns, Alexander Wolfe, Suzanne Suarez or Adam Womack, any to act, as Substitute Trustee will sell the Property to the highest bidder for cash on the date, at the place, and no earlier than the time set forth above in the Sale Information section of this notice. The sale will begin within three hours after that time.
3. This sale shall be subject to any legal impediments to the sale of the Property and to any exceptions referenced in the Deed of Trust or appearing of record to the extent the same are still in effect and shall not cover any property that has been released from the lien of the Deed of Trust.
4. No warranties, express or implied, including but not limited to the implied warranties of merchantability and fitness for a particular purpose shall be conveyed at the sale, save and except the Grantor's warranties specifically authorized by the Grantor in the Deed of Trust. The property shall be offered "AS-IS", purchasers will buy the property "at the purchaser's own risk" and "at his peril", and no representation is made concerning the quality or nature of title to be acquired. Purchasers will receive whatever interest Grantor and Grantor's assigns have in the property, subject to any liens or interests of any kind that may survive the sale. Interested persons are encouraged to consult counsel of their choice prior to participating in the sale of the property.

Very truly yours,

Buckley Madole, P.C.

COPY

REGIONS MORTGAGE (UPN)
JURGAJTIS, BRUCE ALLEN AND CLARISSA E.
437 COUNTY ROAD 326, ADKINS, TX 78101

CONVENTIONAL
Our File Number: 15-023170

Filed for Record in:
Wilson County
by Honorable Eva Martinez
County Clerk
On: May 16, 2016 at 11:32A
As a Recording

Total Fees : 2.00

NOTICE OF TRUSTEE'S SALE

WHEREAS, on November 22, 2002, BRUCE ALLEN JURGAJTIS AND SPOUSE, CLARISSA E. JURGAJTIS, as Grantor(s), executed a Deed of Trust conveying to JAMES L. ROBERTSON, as Trustee, the Real Estate hereinafter described, to TXL MORTGAGE CORPORATION in payment of a debt therein described. The Deed of Trust was filed in the real property records of WILSON COUNTY, TX and is recorded under Clerk's File/Instrument Number 00015834, to which reference is herein made for all purposes. Receipt Number - 192248
By, Genevieve Sanchez,

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

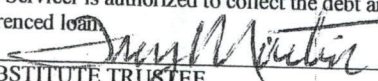
NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on TUESDAY, **June 7, 2016** between ten o'clock AM and four o'clock PM and beginning not earlier than 12:00 PM or not later than three hours thereafter, I will sell said Real Estate in the area designated by the Commissioners Court, of Wilson county, pursuant 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 Wilson, State of Texas:

BEING 2.00 ACRES OF LAND OUT OT THE CAMPBELL LONGLEY SURVEY NO. 19, ABSTRACT NO. 197, WILSON COUNTY, TEXAS AND BEING A PART OR PORTION OF THE SAME LAND DESCRIBED IN A CONVEYANCE TO NORBERT JAMES JURGATIS IN A DEED OF RECORD IN VOLUME 593, PAGE 607 OF THE DEED RECORDS OF WILSON COUNTY, TEXAS AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS IN EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF FOR ALL PURPOSES.

Property Address: 437 COUNTY ROAD 326
ADKINS, TX 78101
Mortgage Servicer: REGIONS MORTGAGE
Noteholder: REGIONS BANK DBA REGIONS MORTGAGE
7130 GOODLETT FARMS PARKWAY
A4W
CORDOVA, TENNESSEE 38016

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.


SUBSTITUTE TRUSTEE
DEBORAH MARTIN OR TROY MARTIN OR ALEXIS
MARTIN OR CASSIE MARTIN OR TERRI MARTIN
OR SHELBY MARTIN OR IRENE SALAZAR OR
DEANNA RAY OR VANESSA RAMOS OR RICHARD
HOLTON OR JILL NICHOLS OR FREDERICK
BRITTON OR JACK BURNS II OR PATRICIA
SANDERS OR ZANA JACKSON OR PAMELA
THOMAS OR KRISTOPHER HOLUB OR PATRICK
ZWIERS OR KELLEY BURNS
c/o Shapiro Schwartz, LLP
13105 Northwest Freeway, Suite 1200
Houston, TX 77040
(713)462-2565

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.

WJ
BT

EXHIBIT "A"

FIELD NOTES FOR 2.00 ACRES OF LAND

BEING 2.00 acres of land out of the Campbell Longley Survey No. 19, Abstract No. 197, Wilson County, Texas and being a part or portion of the same land described in a conveyance to Norbert James Jurgatis in a deed of record in Volume 593, Page 607 of the Deed Records of Wilson County, Texas and being more particularly described as follows:

BEGINNING at a set 1/2 iron rod next to a corner post on the northwest right-of-way of County Road No. 326 for the east corner of the George Leon Jurgatis land described in Volume 593, Page 600 of the Deed Records of Wilson County, Texas and the south corner of the parent tract and of this tract

THENCE North 14° 58' 28" West, (Record Bearing Vol. 593, Pg. 607) with the common line of the said George Jurgatis land and of the parent tract, a distance of 436.22 feet to a set 1/2 inch rebar for the west corner of this tract.

THENCE North 75° 22' 34" East, into the parent tract, a distance of 200.00 feet to a set 1/2 inch rebar for the north corner of this tract.

THENCE South 14° 58' 28" East, a distance of 436.22 feet to a set 1/2 inch rebar on the aforementioned right-of-way of County Road No. 326 for the east corner of this tract.

THENCE South 75° 22' 34" West, with said right-of-way of County Road No. 326, a distance of 200.00 feet to the POINT OF BEGINNING containing 2.00 acres of land in Wilson County, Texas.

PORTIONS OF THIS DOCUMENT MAY NOT BE LEGIBLE/REPRODUCIBLE WHEN RECEIVED FOR RECORDING

COPY

TS No.: 2015-02374-TX

Filed for Record in:
Wilson County
by Honorable Eva Martinez
County Clerk
On: May 16, 2016 at 11:32A
As a Recording

Notice of [Substitute] Trustee 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.

Total Fees : 2.00

1. Date, Time, and Place of Sale.

Date: 06/07/2016

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

Place: The most North-Easterly door of the Wilson County Courthouse, being the Courthouse door facing the Office of the Wilson County Tax Assessor-Collector, in Floresville, Wilson County, Texas, which bears the address of 2 Library Lane or any other area designated by the County Commissioners Court pursuant to Section 51.002 of the Texas Property Code as the place where foreclosure sales are to take place OR AS DESIGNATED BY THE COUNTY COMMISSIONERS

Property Address: 433 Ringaskiddy Circle, Floresville, TX 78114

2. Terms of Sale: Cash

3. Instrument to be Foreclosed: The Instrument to be foreclosed is the deed of trust or Contract Lien dated 03/03/2004 and recorded 03/16/2004 in Document 00012764 real property records of Wilson county Texas, with William J. Kimes and Lise D. Kimes grantor(s) and Alethes, LLC d/b/a Amerinet, as lender; Mortgage Electronic Registration Systems, Inc., as Beneficiary .

4. Appointment of Substitute Trustee: The undersigned has been appointed Substitute Trustee in the place of said original Trustee, upon the contingency and in the manner authorized by the above referenced Deed of Trust.

5. Obligation Secured: Deed of Trust of Contract Lien executed by William J. Kimes and Lise D. Kimes securing the payment of the indebtedness in the original principal amount of \$ 208,000.00, 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 Trust Company, N.A. as successor in interest to all permitted successors and assigns of The JPMorgan Chase Bank, as Trustee for Specialty Underwriting and Residential Finance Trust Mortgage Loan Asset-Backed Certificates, Series 2004-AA1** is the current mortgagee of the note and the deed of trust or contract lien.

6. Default: A default has occurred in the payment of indebtedness, and the same is now wholly due, and the owner and holder has requested to sell said property to satisfy said indebtedness.

Notice of [Substitute] Trustee Sale

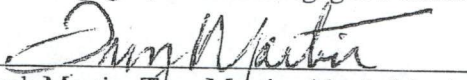
7. **Property to be sold:** The property to be sold is described as follows:

Lot 127, Estates at Shannon Ridge Subdivision, Unit 11, Wilson County, Texas, as shown on that certain map or plat thereof, recorded at Volume 7, Page 62, Map and Plat Records of Wilson County, Texas.

8. **Mortgage Servicer Information:** The Mortgage Service 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. **Ocwen Loan Servicing, LLC**, as Mortgage Servicer, is representing the current mortgagee, whose address is:

C/O Ocwen Loan Servicing, LLC
1661 Worthington Rd., Suite 100
West Palm Beach, FL 33409
Phone: 561-682-8000

9. **Limitation of Damages:** 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.



Deborah Martin, Troy Martin, Alexis Martin, Cassie Martin, Terri Martin, Shelby Martin, Irene Salazar, Deanna Ray, Vanessa Ramos, Richard Holton, Jill Nichols, Frederick Britton, Jack Burns II, Patricia Sanders, Zana Jackson, Pamela Thomas, Kristopher Holub, Patrick Zwiers, Kelley Burns, Kristie Alvarez, Chance Oliver, Max Murphy or Bret Allen, Substitute Trustee

C/O Power Default Services, Inc.
Northpark Town Center
1000 Abernathy Rd NE; Bldg 400, Suite 200
Atlanta, GA 30328
Telephone: 855-427-2204
Fax: 866-960-8298

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

POWER DEFAULT SERVICES, INC. MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED MAY BE USED FOR THAT PURPOSE.

COPY

NOTICE OF ACCELERATION AND NOTICE OF TRUSTEE'S SALE

DEED OF TRUST INFORMATION:

Date: 08/25/2011
 Grantor(s): JODIE W WEST, III, A SINGLE MAN
 Original Mortgagee: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., SOLELY AS NOMINEE FOR PRIMELENDING, A PLAINSCAPITAL COMPANY, ITS SUCCESSORS AND ASSIGNS
 Original Principal: \$131,577.00
 Recording Information: Book 1622 Page 410 Instrument 00006151
 Property County: Wilson
 Property: Wilson

Filed for Record in:
 Wilson County
 By: [Signature] Martinez

ALL THAT CERTAIN TRACT OR PARCEL OF LAND CONTAINING 0.54 ACRES IN THE CITY OF FLORESVILLE, WILSON COUNTY, TEXAS OUT OF THE BEING A PORTION OF LOT 1, BLOCK 18, CITY OF FLORESVILLE, ACCORDING TO MAP OR PLAT THEREOF RECORDED IN VOLUME "C", PAGE 76, DEED RECORDS OF WILSON COUNTY, TEXAS, AND ALSO BEING THE SAME TRACT DESCRIBED IN VOLUME 1314, PAGE 601, OFFICIAL PUBLIC RECORDS OF WILSON COUNTY, TEXAS.

By: May 14, 2011 at 11:32A

BEGINNING: AT A 1/2" IRON PIN FOUND AT THE INTERSECTION AT THE SOUTHEAST LINE OF "F" STREET WITH THE NORTHEAST LINE OF 4TH STREET FOR THE WEST CORNER OF THIS HEREIN DESCRIBED TRACT;

Total Fees: 2.00

THENCE: NORTH 48 DEG. 45 MIN. 00 SEC. EAST, 140.36 FEET ALONG WITH THE SOUTHEAST LINE OF "F" STREET TO A 1/2" IRON PIN FOUND AT THE WEST CORNER OF J.H. WRIGHT TRACT, OF RECORD IN VOLUME 868, PAGE 254, OFFICIAL PUBLIC RECORDS OF WILSON COUNTY, TEXAS, FOR THE NORTH CORNER OF THIS HEREIN DESCRIBED TRACT; THENCE: SOUTH 40 DEG. 40 MIN. 20 SEC. EAST, 105.43 FEET TO A FENCE POST FOUND AT THE NORTH CORNER OF WANDA TURNER TRACT OF RECORD IN VOLUME 1330, PAGE 151, OFFICIAL PUBLIC RECORDS OF WILSON COUNTY, TEXAS, FOR THE EAST CORNER OF THIS HEREIN DESCRIBED TRACT; THENCE: SOUTH 48 DEG. 58 MIN. 00 SEC. WEST, 139.40 FEET TO A 1/2" IRON PIN FOUND ON THE NORTHEAST LINE OF 4TH STREET AT THE WEST CORNER OF SAID TURNER TRACT, FOR THE SOUTH CORNER OF THIS HEREIN DESCRIBED TRACT; THENCE: NORTH 41 DEG. 11 MIN. 37 SEC. WEST, 104.89 TO THE POINT OF BEGINNING. BEARING BASIS - NORTH 48 DEG. 45 MIN. 00 SEC. EAST - FROM THE NORTHWEST LINE OF THIS HEREIN DESCRIBED TRACT DESCRIBED IN VOLUME 1314, PAGE 601, OFFICIAL PUBLIC RECORDS OF WILSON COUNTY, TEXAS.

By: Genevieve Sanchez

Reported Address: 1202 F STREET, FLORESVILLE, TX 78114-2608

MORTGAGE SERVICING INFORMATION:

The Mortgage Servicer, if not the Current Mortgagee, is representing the Current Mortgagee pursuant to a Mortgage Servicing Agreement.

Current Mortgagee: Wells Fargo Bank, NA
 Mortgage Servicer: Wells Fargo Bank, N. A.
 Current Beneficiary: Wells Fargo Bank, NA
 Mortgage Servicer Address: 3476 Stateview Boulevard, Fort Mill, SC 29715

SALE INFORMATION:

Date of Sale: Tuesday, the 7th day of June, 2016
 Time of Sale: 12:00PM or within three hours thereafter.

Place of Sale: AT THE MOST NORTH-EASTERLY DOOR OF THE WILSON COUNTY COURTHOUSE, BEING THE COURTHOUSE DOOR FACING THE OFFICE OF THE WILSON COUNTY TAX ASSESSOR-COLLECTOR, IN FLORESVILLE, WILSON COUNTY, TEXAS, WHICH BEARS THE ADDRESS OF 2 LIBRARY LANE in Wilson County, Texas, or, if the preceding area is no longer the designated area, at the area most recently designated by the Wilson County Commissioner's Court.

Substitute Trustee(s): Troy Martin, Deborah Martin, Irene Salazar, Deanna Ray, Vanessa Ramos, Richard Holton, Frederick Britton, Jack Burns II, Patricia Sanders, Zana Jackson, Pamela Thomas, Kristopher Holub, Patrick Zwiers, Kelley Burns, Kristie Alvarez, Cristina Camarata, Sammy Hooda, Michael Burns, Alexander Wolfe, Suzanne Suarez or Adam Womack, any to act

Substitute Trustee Address: 14841 Dallas Parkway, Suite 425, Dallas, TX 75254

WHEREAS, the above-named Grantor previously conveyed the above described property in trust to secure payment of the Note set forth in the above-described Deed of Trust; and

WHEREAS, a default under the Note and Deed of Trust was declared; such default was reported to not have been cured; and all sums secured by such Deed of Trust were declared to be immediately due and payable; and

WHEREAS, the original Trustee and any previously appointed Substitute Trustee has been removed and Troy Martin, Deborah Martin, Irene Salazar, Deanna Ray, Vanessa Ramos, Richard Holton, Frederick Britton, Jack Burns II, Patricia Sanders, Zana Jackson, Pamela Thomas, Kristopher Holub, Patrick Zwiers, Kelley Burns, Kristie Alvarez, Cristina Camarata, Sammy Hooda, Michael Burns, Alexander Wolfe, Suzanne Suarez or Adam Womack, any to act, have been appointed as Substitute Trustees and requested to sell the Property to satisfy the indebtedness; and

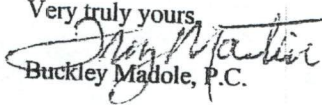
WHEREAS, the undersigned law firm has been requested to provide these notices on behalf of the Current Mortgagee, Mortgage Servicer and Substitute Trustees;

NOW, THEREFORE, NOTICE IS HEREBY GIVEN of the foregoing matters and that:

1. The maturity of the Note has been accelerated and all sums secured by the Deed of Trust have been declared to be immediately due and payable.
2. Troy Martin, Deborah Martin, Irene Salazar, Deanna Ray, Vanessa Ramos, Richard Holton, Frederick Britton, Jack Burns

- II, Patricia Sanders, Zana Jackson, Pamela Thomas, Kristopher Holub, Patrick Zwiers, Kelley Burns, Kristie Alvarez, Cristina Camarata, Sammy Hooda, Michael Burns, Alexander Wolfe, Suzanne Suarez or Adam Womack, any to act, as Substitute Trustee will sell the Property to the highest bidder for cash on the date, at the place, and no earlier than the time set forth above in the Sale Information section of this notice. The sale will begin within three hours after that time.
3. This sale shall be subject to any legal impediments to the sale of the Property and to any exceptions referenced in the Deed of Trust or appearing of record to the extent the same are still in effect and shall not cover any property that has been released from the lien of the Deed of Trust.
 4. No warranties, express or implied, including but not limited to the implied warranties of merchantability and fitness for a particular purpose shall be conveyed at the sale, save and except the Grantor's warranties specifically authorized by the Grantor in the Deed of Trust. The property shall be offered "AS-IS", purchasers will buy the property "at the purchaser's own risk" and "at his peril", and no representation is made concerning the quality or nature of title to be acquired. Purchasers will receive whatever interest Grantor and Grantor's assigns have in the property, subject to any liens or interests of any kind that may survive the sale. Interested persons are encouraged to consult counsel of their choice prior to participating in the sale of the property.

Very truly yours,


Buckley Madole, P.C.

COPY

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

On: May 16, 2016 at 11:30A
As a Recording

Total Fees : 2.00

Receipt Number - 192247
By:
Genevieve Sanchez

ATTENTION SERVICE MEMBERS: ASSERT AND PROTECT YOUR RIGHTS AS A MEMBER OF THE ARMED FORCES OF THE UNITED STATES. IF YOU ARE OR YOUR SPOUSE IS SERVING IN ACTIVE MILITARY DUTY, INCLUDING ACTIVE MILITARY DUTY AS A MEMBER OF THE TEXAS NATIONAL GUARD OR THE NATIONAL GUARD OF ANOTHER STATE OR 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.

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

WHEREAS, STEVEN W. RUNDEL AND VALERIE RUNDEL, HUSBAND AND WIFE delivered that one certain Deed of Trust dated JUNE 9, 2014, which is recorded in VOLUME 1793, PAGE 896 of the real property records of WILSON County, Texas, conveying to the Trustee(s) therein named the real property therein described, to secure the payment of a Promissory Note in the principal amount of \$395,122.00 payable to the order of FIRST FEDERAL BANK, FSB, to which reference is hereby made for a description of the Promissory Note, the terms and covenants of the Deed of Trust, and the property therein conveyed; and

WHEREAS, default, as same is defined in the Promissory Note and/or the Deed of Trust, has occurred and the outstanding indebtedness on same is now wholly due; and

WHEREAS, the undersigned has been appointed Substitute Trustee in place of the original Trustee, upon the contingency and the manner authorized by the Deed of Trust; and

WHEREAS, NATIONWIDE BANK as Servicer for FIRST FEDERAL BANK, FSB, the Mortgagee, or the Mortgage Servicer, has instructed a Substitute Trustee(s) to sell real property described in the Deed of Trust in order to satisfy the indebtedness secured thereby.

NOTICE IS HEREBY GIVEN that on Tuesday, JUNE 7, 2016, beginning at 12:00 NOON, or not later than three (3) hours after that time, a Substitute Trustee(s) will sell, to the highest bidder submitting cashier's check, certified check or money order, the following described real property:

LOT 54, EDEN CROSSING, UNIT ONE, WILSON COUNTY, TEXAS, AS PER PLAT OF EDEN CROSSING, UNIT ONE, OF RECORD IN VOLUME 10, PAGES 78-80, MAP OR PLAT RECORDS OF WILSON COUNTY, TEXAS.

The sale will occur at that area designated by the Commissioners Court of WILSON County, Texas, for such sales (OR AT THE MOST NORTH-EASTERLY DOOR OF THE WILSON COUNTY COURTHOUSE, BEING THE COURTHOUSE DOOR FACING THE OFFICE OF THE WILSON COUNTY TAX ASSESSOR-COLLECTOR, IN FLORESVILLE, WILSON COUNTY TEXAS (WHICH BEARS THE ADDRESS OF 2 LIBRARY LANE, FLORESVILLE, TEXAS)).

NOTICE IS FURTHER GIVEN that the address of NATIONWIDE ADVANTAGE MORTGAGE COMPANY, the Mortgagee or Mortgage Servicer, is 1100 LOCUST ST., DES MOINES, IOWA 50391. Pursuant to the Texas Property Code, the Mortgage Servicer is authorized to administer a foreclosure sale. The name and address of a substitute trustee is Michael J. Schroeder, 3610 North Josey Lane, Suite 206, Carrollton, Texas 75007. A Substitute Trustee is authorized by the Texas Property Code to set reasonable conditions for the foreclosure sale.

Dated: MAY 16, 2016.


SUBSTITUTE TRUSTEE(S)

MICHAEL J. SCHROEDER OR TROY MARTIN OR
DEBORAH MARTIN OR IRENE SALAZAR OF
DEANNA RAY OR VANESSA RAMOS OR RICHARD
HOLTON

FILE NO.: AGM-1693
PROPERTY: 121 EDEN CROSSING
ADKINS, TEXAS 78101

STEVEN W. RUNDEL

NOTICE SENT BY:
MICHAEL J. SCHROEDER
3610 NORTH JOSEY LANE, SUITE 206
CARROLLTON, TEXAS 75007
Tele: (972) 394-3086
Fax: (972) 394-1263



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