

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.

FILED FOR RECORD

11:10AM

JAN 03 2019

CLARE CHRISTY

DAWSON COUNTY CLERK

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

Date: March 05, 2019

Time: The sale will begin at 1:00PM or not later than three hours after that time.

Place: SOUTH ENTRANCE DOOR OF THE COURTHOUSE 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 September 22, 2014 and recorded in Document VOLUME 752 PAGE 519 real property records of DAWSON County, Texas, with CHRISTOPHER T DEAN, grantor(s) and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., ("MERS"), AS NOMINEE, mortgagee.

4. **Obligations Secured.** Deed of Trust or Contract Lien executed by CHRISTOPHER T DEAN, securing the payment of the indebtednesses in the original principal amount of \$115,333.00, and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. CALIBER HOME LOANS, INC 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. CALIBER HOME LOANS, INC., as Mortgage Servicer, is representing the current mortgagee, whose address is:

c/o CALIBER HOME LOANS, INC.
13801 WIRELESS WAY
OKLAHOMA CITY, OK 73134



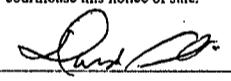
SHELLEY NAIL, KRISTINA MCCRARY, DONNA TROUT, CASSIE MARTIN, CHARLES GREEN, KRISTIE ALVAREZ, KRISTOPHER HOLUB, RAMIRO CUEVAS, PATRICK ZWIERS, SHAWN SCHILLER, JOHN MCCARTHY, OR DAVID CARRILLO

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 David Amel, and my address is c/o 4004 Belt Line Road, Suite 100, Addison, Texas 75001. I declare under penalty of perjury that on 1-3-19 I filed at the office of the DAWSON County Clerk and caused to be posted at the DAWSON County courthouse this notice of sale.



Declarant's Name: _____
Date: 1-3-19



NOS0000007509136

448
EXHIBIT A

ALL OF LOT 10, BLOCK 4, PARK TERRACE ADDITION TO THE TOWN OF LAMESA, DAWSON COUNTY, TEXAS, SAVE AND EXCEPT A TRACT OF LAND DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT;

THENCE WESTERLY ALONG THE SOUTH BOUNDARY LINE OF SAID LOT TO A POINT IN SAID LINE, 15 FEET WEST OF THE SOUTHEAST CORNER;

THENCE NORTHERLY TO A POINT IN THE NORTH BOUNDARY LINE OF SAID LOT, WHICH POINT IS LOCATED 15 FEET WEST OF THE NORTHEAST CORNER OF SAID LOT;

THENCE EASTERLY ALONG THE NORTH BOUNDARY LINE OF SAID LOT TO THE NORTHEAST CORNER OF SAID LOT;

THENCE SOUTHERLY ALONG THE EAST BOUNDARY LINE OF SAID LOT TO THE PLACE OF BEGINNING.



NOS0000007509136

FCTX_NSTS_Sigs.rpt - (03/08/2016) - Ver.45

FILED FOR RECORD this the 3rd day of January, 2019 at 11:10 AM.
RECORDED this the 3rd day of January, 2019.
CLARE CHRISTY, COUNTY CLERK
DAWSON COUNTY, TEXAS

Ashley Bauson
DEPUTY