

112 RIP ST
LEVELLAND, TX 79336

0000008066391

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: March 05, 2019

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

Place: THE NORTH DOOR OF THE HOCKLEY COUNTY 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 July 03, 2002 and recorded in Document VOLUME 697, PAGE 361 AS AFFECTED BY LOAN MODIFICATION AGREEMENT CLERK'S FILE NO. 00003152 real property records of HOCKLEY County, Texas, with MINERVA G MONTEZ, grantor(s) and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS NOMINEE, mortgagee.

4. Obligations Secured. Deed of Trust or Contract Lien executed by MINERVA G MONTEZ, securing the payment of the indebtednesses in the original principal amount of \$63,498.00, and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. JPMORGAN CHASE BANK, NATIONAL ASSOCIATION 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. JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, as Mortgage Servicer, is representing the current mortgagee, whose address is:

c/o JPMORGAN CHASE BANK, NATIONAL ASSOCIATION
3415 VISION DRIVE
COLUMBUS, OH 43219



RONALD BYRD, KEVIN KEY, JAY JACOBS, KRISTIE ALVAREZ, CHARLES GREEN, LISA BRUNO, SHAWN SCHILLER, PATRICK ZWIERS, KRISTOPHER HOLUB, DANA KAMIN, GARRETT SANDERS, AARIT PATEL, JOHN MCCARTHY, OR DAVID CARRILLO

Substitute Trustee
c/o BARRETT DAFFIN FRAPPIER TURNER & ENGEL, LLP
4004 Belt Line Road, Suite 100
Addison, Texas 75001

Active Duty Notifications: Special Loans Unit /CHASE Home Lending Attn: SCRA/2210 Enterprise Drive /Florence, SC 29501 /Fax: 843 413 5433/sera.military.orders@chase.com

Certificate of Posting

My name is David Card and my address is c/o 4004 Belt Line Road, Suite 100, Addison, Texas 75001. I declare under penalty of perjury that on 3-5-19 I filed at the office of the HOCKLEY County Clerk and caused to be posted at the HOCKLEY County courthouse this notice of sale.

Declarants Name: David Card

Date: 3-5-19



NOS0000008066391

00000008066391

HOCKLEY

EXHIBIT "A"

ALL OF LOT SIX (6), BLOCK FOURTEEN (14), OF THE A.J. KAUFFMAN SUBDIVISION, AN ADDITION TO THE CITY OF LEVELLAND, HOCKLEY COUNTY, TEXAS;

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS
ON Jan 15 2019 AT 01:41P



Amount 2.00

Jennifer Palermo
Hockley County Clerk
25
Tom Kissel, Deputy
Hockley County

ANY PROVISION HEREIN WHICH RESTRICTS
THE SALES, CONVEYANCE OR USE OF THE
DESCRIBED REAL PROPERTY BECAUSE OF
COLOR OR RACE IS INVALID AND UNENFORCEABLE
UNDER FEDERAL LAW.



NOS0000008066391