

1211 WEST 7TH STREET  
PLAINVIEW, TX 79072

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.**

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2018 AUG 27 PM 1:08  
KEMP  
COUNTY CLERK  
DEPUTY

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

Date: November 06, 2018

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

Place THE BULLETIN BOARD NEAR THE WEST ENTRANCE OF THE HALE COUNTY COURTHOUSE OR AS DESIGNATED BY THE COUNTY COMMISSIONERS or as designated by the county commissioners.

2. **Terms of Sale.** Cash.

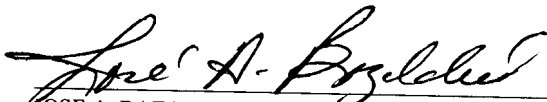
3. **Instrument to be Foreclosed.** The Instrument to be foreclosed is the Deed of Trust or Contract Lien dated September 24, 2003 and recorded in Document VOLUME 1001, PAGE 4402; AS AFFECTED BY LOAN MODIFICATION AGREEMENTS IN VOLUME 1019, PAGE 1034 & CLERK'S FILE NO. 2013-004665 real property records of HALE County, Texas, with BENITO GARCIA JR AND MARTHA GARCIA, grantor(s) and CHASE MANHATTAN MORTGAGE CORPORATION, mortgagee.

4. **Obligations Secured.** Deed of Trust or Contract Lien executed by BENITO GARCIA JR AND MARTHA GARCIA, securing the payment of the indebtednesses in the original principal amount of \$43,744.00, 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



JOSE A. BAZALDUA, ANTONIO BAZALDUA, JONATHAN SCHENDEL, RAMIRO CUEVAS, FREDERICK BRITTON, DOUG WOODARD, KRISTIE ALVAREZ, CHELSEA BROOKS, STACY RAPIER, SHELLY HENDERSON, DAVID CARRILLO, JOSE BAZALDUA, OR JOHN MCCARTHY

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/scra.military.orders@chase.com

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

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

Date: \_\_\_\_\_



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**EXHIBIT "A"**

LOT 6, BLOCK 92, BLOCK W, COLLEGE HILL ADDITION, PLAINVIEW, TEXAS (HALE COUNTY), ACCORDING TO THE MAP OR PLAT OF BLOCK W OF RECORD IN VOLUME 22, PAGE 5 OF THE HALE COUNTY DEED RECORDS.



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