

NOTICE OF 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. Sender is: Codilis & Stawiarski, PC, 650 North Sam Houston Parkway East, Suite 450, Houston, Texas 77060

Date of Security Instrument: January 31, 2008

Grantor(s): Billie Marie Mulkey who acquired title as Billie Marie Stewart and Harry R. Mulkey

Original Trustee: James L. Robertson

Original Mortgagee: JPMorgan Chase Bank, N.A.

Recording Information: Vol. 1718, Page 636, or Clerk's File No. 3118, in the Official Public Records of HUNT County, Texas.

Current Mortgagee: JPMorgan Chase Bank, N.A.

Mortgage Servicer: JPMorgan Chase Bank, National Association, whose address is C/O 3415 Vision Drive Columbus, OH 43219-6009 Pursuant to a Servicing Agreement between the Mortgage Servicer and Mortgagee, the Mortgage Servicer is authorized to represent the Mortgagee. Pursuant to the Servicing Agreement and Section 51.0025 of the Texas Property Code, the Mortgage Servicer is authorized to collect the debt and to administer any resulting foreclosure of the referenced property.

Date of Sale: 09/05/2017 **Earliest Time Sale Will Begin:** 1:00 PM

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.

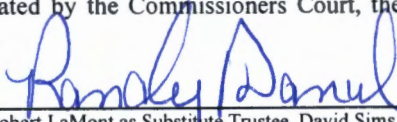
Legal Description:

ALL THAT CERTAIN LOT, TRACT OR PARCEL OF LAND SITUATED IN HUNT COUNTY, TEXAS OUT OF THE 100 ACRE TRACT IN THE GEORGE POLLETT SURVEY ABSTRACT 821 AND THE W.B. HUMPHREYS SURVEY HUNT COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED IN EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF FOR ALL PURPOSES.

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

For Information:

Codilis & Stawiarski, P.C.
400 N. Sam Houston Pkwy E, Suite
900A
Houston, TX 77060
(281) 925-5200


Robert LaMont as Substitute Trustee, David Sims as Successor Substitute Trustee, Harriett Fletcher as Successor Substitute Trustee, Sheryl LaMont as Successor Substitute Trustee, Randy Daniel as Successor Substitute Trustee, Allan Johnston as Successor Substitute Trustee, Sharon St. Pierre as Successor Substitute Trustee, Ronnie Hubbard as Successor Substitute Trustee, Jim OBryant as Successor Substitute Trustee, or Thomas Delaney as Successor Substitute Trustee or Lisa Cockrell as Successor Substitute Trustee
c/o Servicelink Default Abstract Solutions
1320 Greenway Drive, Suite 300
Irving, TX 75038



4630337

FILE FOR RECORD
JENNIFER LINDENZWEIG
COUNTY CLERK HUNT CO. TX
17 AUG 14 AM 9:31
BY: 
DEPUTY

EXHIBIT A

ALL THAT CERTAIN LOT, TRACT OR PARCEL OF LAND SITUATED IN HUNT COUNTY, TEXAS OUT OF THE 100 ACRE TRACT IN THE GEORGE POLLETT SURVEY ABSTRACT 821 AND THE W.B. HUMPHREYS SURVEY HUNT COUNTY, TEXAS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: (LOT NO. 12 COUNTESS COUNTRY) BEGINNING AT AN IRON PIN SET FOR CORNER IN THE SOUTHWEST CORNER OF ABOVE SAID 100 ACRE TRACT; THENCE S 89 DEG 08'43 E 1710.0 FEET TO AN IRON ROD SET FOR CORNER AND THUS ESTABLISHING THE BEGINNING POINT FOR THIS ENCLOSURE; THENCE N 09 DEG 32' E 684.4 FEET TO AN IRON ROD SET FOR CORNER; THENCE N 69 DEG 29' 252.0 FEET TO AN IRON ROD SET FOR CORNER; THENCE S 74 DEG 40' E 200 FEET TO AN IRON ROD SET FOR CORNER; THENCE S 14 DEG 20' E 740.66 FEET TO AN IRON ROD SET FOR CORNER; THENCE N 89 DEG 04' 14 W 158.0 FEET TO AN IRON SET FOR CORNER; THENCE N 89 DEG 07' 43 W 342.53 FEET TO THE PLACE OF BEGINNING FOR THIS ENCLOSURE AND CONTAINING 7.792 ACRE OF LAND. TAX ID: 42356.

44-15-3653