

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: August 07, 2018

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

Place: COMMON AREA AT BASE OF THE CENTRAL STAIRWAY ON THE SECOND FLOOR OF THE HUNT COUNTY COURTHOUSE OR BASE OF NORTH STEPS OUTSIDE COURTHOUSE IN EVENT COURTHOUSE IS CLOSED or as designated by the county commissioners.

2. Terms of Sale. Cash.

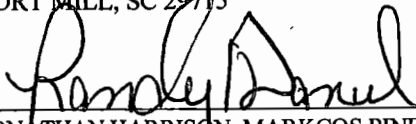
3. Instrument to be Foreclosed. The Instrument to be foreclosed is the Deed of Trust or Contract Lien dated November 30, 2010 and recorded in Document CLERK'S FILE NO. 2011-197 real property records of HUNT County, Texas, with GERALD LOUIS ERVIN AND KRISTEN J ERVIN, grantor(s) and WELLS FARGO BANK, N.A., mortgagee.

4. Obligations Secured. Deed of Trust or Contract Lien executed by GERALD LOUIS ERVIN AND KRISTEN J ERVIN, securing the payment of the indebtednesses in the original principal amount of \$84,013.00, and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. WELLS FARGO BANK, N.A. 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. WELLS FARGO BANK, N.A., as Mortgage Servicer, is representing the current mortgagee, whose address is:

c/o WELLS FARGO BANK, N.A.
3476 STATEVIEW BLVD
FORT MILL, SC 29715



JONATHAN HARRISON, MARKCOS PINEDA, RAMIRO CUEVAS, SHAWN SCHILLER, PATRICK ZWIERS, DARLA BOETTCHER, ROBERT LAMONT, DAVID SIMS, HARRIETT FLETCHER, SHERYL LAMONT, SHARON ST. PIERRE, RANDY DANIEL, JIM O'BRYANT, DANA KAMIN, LISA BRUNO, TONYA WASHINGTON, CINDY DANIEL, LIZ HACH OR CHERYL HARRIS

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 _____, 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 HUNT County Clerk and caused to be posted at the HUNT County courthouse this notice of sale.

Declarants Name: _____
Date: _____

FILE FOR RECORD
JENNIFER LINDENZWEIG
CLERK OF COUNTY CLERK
COUNTY OF HUNT CO. TX
18 JUL 16 AM 10:50
DEPUTY



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EXHIBIT "A"

ALL THAT CERTAIN TRACT OR PARCEL OF LAND LYING AND BEING SITUATED IN THE SHELBY COUNTY SCHOOL LAND SURVEY, ABSTRACT NO. 946, HUNT COUNTY, TEXAS, AND BEING ALL OF THAT 2.00 ACRES TRACT OR LAND AS DESCRIBED IN WARRANTY DEED FROM TIMOTHY R. INLOW AND WIFE, LINDA INLOW TO STANLEY S. STOCKI AND ROSE M. STOCKI, DATED APRIL 10, 1987, AND BEING RECORDED IN VOL. 59, PAGE 17 OF THE REAL PROPERTY RECORDS OF HUNT COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A POINT FOR CORNER IN THE CENTER OF COUNTY ROAD 2596, AT THE SOUTHEAST CORNER OF SAID 2.00 ACRES TRACT OF LAND, SAID POINT BEING AT THE NORTHEAST CORNER OF A 4.00 ACRES TRACT OF LAND AS DESCRIBED IN A WARRANTY DEED FROM GERALD L. TAYLOR, SR. AND WIFE, BETTY D. TAYLOR TO GERALD L. TAYLOR, JR. AND WIFE, JILL TAYLOR, DATED JULY 15, 1987 AND BEING RECORDED IN VOL. 70, PAGE 462 OF THE REAL PROPERTY RECORDS OF HUNT COUNTY, TEXAS; THENCE N 85 DEG. 27 MIN. 55 SEC. W (CONTROLLING BEARING LINE) ALONG THE COMMON LINE BETWEEN SAID STOCKI AND TAYLOR TRACTS, AT 24.14 FEET PASS A 3/8" IRON ROD FOUND FOR WITNESS AND CONTINUING FOR A TOTAL DISTANCE OF 581.28 FEET TO A 3/8" IRON ROD FOUND FOR CORNER; THENCE N 03 DEG. 52 MIN. 02 SEC. E A DISTANCE OF 149.07 FEET TO A 3/8" IRON ROD FOUND FOR CORNER AT THE NORTHWEST CORNER OF SAID STOCKI 2.0 ACRES TRACT, SAID POINT BEING AT THE SOUTH LINE OF A 10.150 ACRES TRACT OF LAND AS DESCRIBED IN A WARRANTY DEED FROM ELSA MCLAUGHLIN TO BILL L. MURPHY, AS RECORDED IN VOL. 922, PAGE 61 OF THE DEED RECORDS OF HUNT COUNTY, TEXAS; THENCE S 85 DEG. 27 MIN. 55 SEC. E, ALONG THE SOUTH LINE OF SAID 10.150 ACRES TRACT, AT 562.50 FEET PASS A 1/2" IRON ROD FOUND FOR WITNESS AND CONTINUING FOR A TOTAL DISTANCE OF 587.53 FEET TO POINT FOR CORNER IN THE CENTER OF COUNTY ROAD 2596; THENCE S 06 DEG. 16 MIN. 06 SEC. W ALONG THE CENTER OF SAID ROAD, A DISTANCE OF 149.13 FEET TO THE POINT OF BEGINNING AND CONTAINING 2.00 ACRES OF LAND, MORE OR LESS.



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