

**FILED**

DEC 12 2019

9:45 A.M.

*Brenda Fietsam* KS

BRENDA FIETSAM  
CO. CLERK, FAYETTE CO., TEXAS

**NOTICE OF SUBSTITUTE TRUSTEE SALE**

**Deed of Trust Date:**  
8/19/2003

**Grantor(s)/Mortgagor(s):**  
MACY SCOTT AND RHONDA SCOTT,  
HUSBAND AND WIFE

**Original Beneficiary/Mortgagee:**  
MORTGAGE ELECTRONIC REGISTRATION  
SYSTEMS, INC. ("MERS") SOLELY AS A NOMINEE  
FOR BSM FINANCIAL, L.P. DBA BANKSOURCE  
MORTGAGE, ITS SUCCESSORS AND ASSIGNS

**Current Beneficiary/Mortgagee:**  
GSMPMS Mortgage Loan Trust 2006-RP1, U.S. Bank  
National Association, as Trustee

**Recorded in:**  
**Volume:** 1232  
**Page:** 715  
**Instrument No:** 03-6076

**Property County:**  
FAYETTE

**Mortgage Servicer:**  
Specialized Loan Servicing, LLC is representing the  
Current Beneficiary/Mortgagee under a servicing  
agreement with the Current Beneficiary/Mortgagee.

**Mortgage Servicer's Address:**  
8742 Lucent Blvd Suite 300,  
Highlands Ranch, CO 80129-2302

**Legal Description:** LEGAL DESCRIPTION ATTACHED AS EXHIBIT A

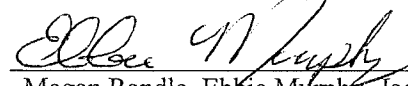
**Date of Sale:** 2/4/2020

**Earliest Time Sale Will Begin:** 10:00:00 AM

**Place of Sale of Property:** Fayette County Courthouse, 151 N. Washington Street, La Grange, TX 78945  
OR IN THE AREA DESIGNATED BY THE COMMISSIONER'S COURT, PURSUANT TO SECTION  
51.002 OF THE TEXAS PROPERTY CODE.

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.

*Notice Pursuant to Tex. Prop. Code § 51.002(i):*  
Assert and protect your rights as member of  
the armed forces of the United States. If you  
or your spouse are serving on active military duty,  
including active military duty as a member of the  
Texas National 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.



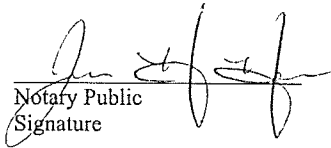
Megan Randle, Ebbie Murphy, Jack Burns II,  
Kristopher Holub, Pamela Thomas, Dylan Ruiz,  
Megan Randle or Ebbie Murphy  
or Thuy Frazier  
or Cindy Mendoza  
or Catherine Allen-Rea  
or Cole Patton, Substitute Trustee  
MCCARTHY & HOLTHUS, LLP  
1255 WEST 15TH STREET, SUITE 1060  
PLANO, TX 75075

**MH File Number:** TX-19-75105-POS  
**Loan Type:** FHA

STATE OF TEXAS §  
COUNTY OF Brewster §

Before me, the undersigned Notary Public, on this day personally appeared Ellice Murphy as Substitute Trustee, known to me or proved to me through a valid State driver's license or other official identification described as \_\_\_\_\_, to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

Given under my hand and seal of office this 11 day of December, 2019.

  
Notary Public  
Signature

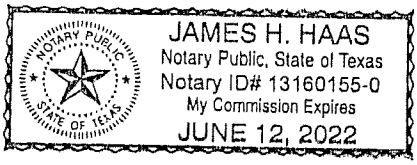


EXHIBIT "A"

**FIELD NOTES FOR A 2.16 ACRE TRACT OF LAND OUT OF THE ANNA POWELL LEAGUE, ABSTRACT NO. 257 IN FAYETTE COUNTY, TEXAS, BEING OUT OF AND A PART OF THAT CERTAIN 5.6 ACRE TRACT OF LAND DESCRIBED IN A DEED TO DAVE DOBBINS OF RECORD IN VOLUME 187, PAGE 494 OF THE DEED RECORDS OF FAYETTE COUNTY, TEXAS, SAID 2.16 ACRE TRACT OF LAND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:**

**BEGINNING** at a ½" iron rod found in the Westerly margin of Farm to Market Road 3233, in the Easterly line of the aforementioned Dobbins 5.6 acre tract at the Southeast corner of the herein described tract from which point the Southeast corner of the Dobbins 5.6 acre tract bears S 15°24' 03" W (call S 15° 24' 00" W) for a distance of 126.84 feet to a ½" iron rod found.

**THENCE** N 45° 50' 35" W through the interior of the Dobbins 5.6 acre tract for a distance of 532.01 feet to a ½" iron rod found in the Southeast line of a 1.00 acre tract of land described in a deed to Eugene Jr. McLaughlin in the Northwest line of the Dobbins 5.6 acre tract for the Southwest corner of the herein described tract.

**THENCE** N 45° 09' 38" E (call N 45° 00' 00" W) along the remains of an old fence with the Southeast line of the 1.00 acre McLaughlin tract and the Northwest line of the Dobbins 5.6 acre tract for a distance of 196.03 feet to a ½" iron rod found at the Southwest corner of a 2.00 acre tract being the Northerly portion of the Dobbins 5.6 acre tract, described in a deed to Sandy Scott for the Northwest corner of the herein described tract.

**THENCE** S 45°35' 29" E (call S 45° 49' 50" E) along the Southwest line of the 2.00 acre Sandy Scott tract through the interior of the 5.6 acre Dobbins tract for a distance of 434.4 (call 434.3) feet to a ½" iron rod found in the Easterly line of Dobbins 5.6 acre tract at the Southeast corner of the 2.00 acre Sandy Scott tract, in the Westerly margin of Farm to Market Road 3233 for the Northeast corner of the herein described tract of land from which point the Northeast corner of the Dobbins 5.6 acre tract bears N 20° 12' 03" E for a distance of 250.26 (call 250.00) feet to a ½" iron rod found.

**THENCE** S 18° 16' 23" W (call S 19° 18' 33" W) along the Westerly margin of Farm to Market Road 3233 for a distance of 215.73 feet to the **Point of Beginning** of the herein described tract containing 2.16 acres more or less.

**NOTE: Bearing Basis was obtained from points found along the Westerly margin of Farm to Market Road 3233.**