

NOTICE OF SUBSTITUTE TRUSTEE SALE

Deed of Trust Date:
5/7/2007

Grantor(s)/Mortgagor(s):
ANN THORN AND GARRY THORN

Original Beneficiary/Mortgagee:
CHASE BANK USA, N.A.

Current Beneficiary/Mortgagee:
JPMorgan Chase Bank, National Association

Recorded in:
Volume: 01405
Page: 00785
Instrument No: 00704244

Property County:
FREESTONE

Mortgage Servicer:
JPMorgan Chase Bank, National Association is representing the Current Beneficiary/Mortgagee under a servicing agreement with the Current Beneficiary/Mortgagee.

Mortgage Servicer's Address:
1111 Polaris Parkway,
Columbus, OH 43240

Legal Description: LEGAL DESCRIPTION ATTACHED AS EXHIBIT A

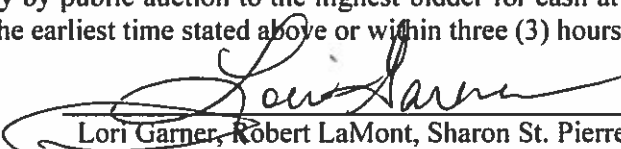
Date of Sale: 9/4/2018

Earliest Time Sale Will Begin: 11:00AM

Place of Sale of Property: THE FRONT STEPS OF THE COURTHOUSE (SOUTH ENTRANCE) OR AS DESIGNATED BY THE COUNTY COMMISSIONER'S OFFICE 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):
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


Lori Garner, Robert LaMont, Sharon St. Pierre,
Sheryl LaMont or David Sims, Allan Johnston or
Ronnie Hubbard
or E. "Ursula" B. Willie
or Thuy Frazier
or Cindy Mendoza
or Deanna Segovia, Substitute Trustee
MCCARTHY & HOLTHUS, LLP
1255 WEST 15TH STREET, SUITE 1060
PLANO, TX 75075

sender of this notice immediately.

FILED FOR RECORD IN
Freestone County
Linda Jarvis
COUNTY CLERK
ON: Aug 14, 2018 AT 12:54P
as Notice of Trustee Sale

Total Fees : 8.00
Receipt Number - 148160
By: Charlotte McCarthy, Deputy

MH File Number: TX-12-17950-FC
Loan Type: FannieMae

EXHIBIT "A"

LEGAL DESCRIPTION

All that certain lot, tract or parcel of land being 0.850 acres in the Hugh Shepherd Survey A-34, in the Freestone County, Texas and being part of a 2.504 acre tract deeded to Freestone Enterprizes, Inc. dated October 6, 1981 and recorded in Volume 597, page 700 of the Freestone County Deed Records in Freestone County, Texas, being further described in Exhibit "A" attached hereto and made a part hereof for all purposes.

It is the intent of these field notes to describe all that certain lot, tract or parcel of land being 0.850 acres in the Hugh Shepherd Survey A-34, in Freestone County, Texas and being a part of a 2.502 acre tract deeded to Freestone Enterprizes, Inc. dated October 6, 1981 and recorded in Volume 597, Page 700 of the Freestone County Deed Records in Freestone County, Texas and said 0.850 acre tract being more particularly described by metes and bounds as follows,

Beginning at an iron pin for corner at a fence corner in the East margin of a 50 foot county road and same being the Northwest corner of the said Freestone Enterprize, Inc. 2.504 acre tract;

Thence South $89^{\circ}20'00''$ East with the North line of the said Freestone Enterprizes, Inc. 2.504 acre tract a distance of 202.16 feet to an iron pin for corner in the said line and same being the Northwest corner of a 1.490 acre tract;

Thence South $0^{\circ}40'00''$ West with the West line of the said 1.490 acre tract a distance of 183.15 feet to an iron pin for corner in the North margin of a 50 foot road and same being the westernmost southwest corner of the said 1.490 acre tract;

Thence North $89^{\circ}20'00''$ West with the North margin of the said road a distance of 202.16 feet to an iron pin for corner at the point of intersection of the said line and the East margin of the said county road and same being in the West line of the said Freestone Enterprizes, Inc. 2.504 acre tract;

Thence North $00^{\circ}40'00''$ East with the East margin of the said county road and with the West line of the said Freestone Enterprizes, Inc. 2.504 acre tract a distance of 183.15 feet to the Place of Beginning.

Contains 0.850 acres of land.