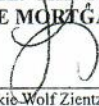


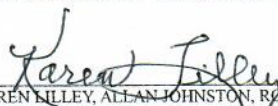
NOTICE OF FORECLOSURE SALE

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. Property to Be Sold.** The property to be sold is described as follows: SEE EXHIBIT "A"
- 2. Instrument to be Foreclosed.** The instrument to be foreclosed is the Deed of Trust dated 05/22/2013 and recorded in Book 0911 Page 0174 real property records of Trinity County, Texas.
- 3. Date, Time, and Place of Sale.** The sale is scheduled to be held at the following date, time, and place:
Date: 07/02/2019
Time: 10:00 AM
Place: Trinity County, Texas, at the following location: THE FRONT CENTER STEPS OF THE COURTHOUSE BUILDING LOCATED ON HIGHWAY 287 IN GROVETON, TRINITY COUNTY, TEXAS OR AS DESIGNATED BY THE COUNTY COMMISSIONER'S OFFICE or as designated by the County Commissioners Court.
- 4. Terms of Sale.** The sale will be conducted as a public auction to the highest bidder for cash. Pursuant to the deed of trust, the mortgagee has the right to direct the Trustee to sell the property in one or more parcels and/or to sell all or only part of the property. Pursuant to section 51.009 of the Texas Property Code, the property will be sold in AS IS, WHERE IS condition, without any express or implied warranties, except as to the warranties of title, if any, provided for under the deed of trust.
- 5. Obligations Secured.** The Deed of Trust executed by JO ANN REDDEN, provides that it secures the payment of the indebtedness in the original principal amount of \$82,500.00, and obligations therein described including but not limited to (a) the promissory note; and (b) all renewals and extensions of the note. REVERSE MORTGAGE SOLUTIONS, INC. is the current mortgagee of the note and deed of trust and REVERSE MORTGAGE SOLUTIONS, INC. is mortgage servicer. A servicing agreement between the mortgagee, whose address is REVERSE MORTGAGE SOLUTIONS, INC. c/o REVERSE MORTGAGE SOLUTIONS, INC., 14405 Walters Road, Suite 200, Houston, TX 77014 and the mortgage servicer and Texas Property Code § 51.0025 authorizes the mortgage servicer to collect the debt.
- 6. Order to Foreclose.** REVERSE MORTGAGE SOLUTIONS, INC. obtained a Order from the 258th District Court of Trinity County on 04/15/2019 under Cause No. 23002. The mortgagee has requested a Substitute Trustee conduct this sale pursuant to the Court's Order.
- 7. Substitute Trustee(s) Appointed to Conduct Sale.** In accordance with Texas Property Code Sec. 51.0076, the undersigned attorney for the mortgage servicer has named and appointed, and by these presents does name and appoint KAREN LILLEY, ALLAN JOHNSTON, ROBERT LAMONT, SHERYL LAMONT, DAVID SIMS, SHARON ST. PIERRE, HARRIETT FLETCHER, RONNIE HUBBARD OR REBECCA HAMMOND, Substitute Trustee to act under and by virtue of said Deed of Trust.

THIS INSTRUMENT APPOINTS THE SUBSTITUTE TRUSTEE(S) IDENTIFIED TO SELL THE PROPERTY DESCRIBED IN THE SECURITY INSTRUMENT IDENTIFIED IN THIS NOTICE OF SALE. THE PERSON SIGNING THIS NOTICE IS THE ATTORNEY OR AUTHORIZED AGENT OF THE MORTGAGEE OR MORTGAGE SERVICER.


Mackie Wolf Zientz & Mann, P.C.
Brandon Wolf, Attorney at Law
K Keller Mackie, Attorney at Law
Lori Liane Long, Attorney at Law
Chelsea Schneider, Attorney at Law
Ester Gonzales, Attorney at Law
Parkway Office Center, Suite 900
14160 North Dallas Parkway
Dallas, TX 75254


KAREN LILLEY, ALLAN JOHNSTON, ROBERT LAMONT,
SHERYL LAMONT, DAVID SIMS, SHARON ST. PIERRE,
HARRIETT FLETCHER, RONNIE HUBBARD OR REBECCA
HAMMOND
c/o AVT Title Services, LLC
5177 Richmond Avenue Suite 1230
Houston, TX 77056

Certificate of Posting
I am Karen Lilley whose address is c/o AVT Title Services, LLC, 1101 Ridge Rd., Suite 222, Rockwall, TX 75087, declare under penalty of perjury that on 6-23-19 I filed this Notice of Foreclosure Sale at the office of the Trinity County Clerk and caused it to be posted at the location directed by the Trinity County Commissioners Court.



NETCO File Number: VTX-1203402

Borrower Last Name: Redden

Exhibit A
Legal Description

All that certain tract or parcel of land being .38 of an acre of and, more or less, made out of the tract of land on the M.G. Castro League Abstract No. 9, in Trinity County, Texas, that was conveyed to William G. Thompson and wife Edna J. Thompson by Lee Faircloth and C.A. Mewis by deed recorded in Volume 132, page 573, Trinity County Deed Records. Said .38 of an acre of land being described by metes and bounds as follows:

Beginning 146.3 feet S. 70 E from the NW corner of the said William G. Thompson tract, stake at yard fence corner post, on SB line of U.S. Highway No. 287;

Thence S. 23 W. with yard fence, 146.6 feet to a stake for corner;

Thence S. 70 E. between barn and garage, leaving barn 3 feet to south, 112. 4 feet to stake for corner;

Thence N. 23 E. 146.6 feet to stake for corner in the SB line of said Highway No. 287;

Thence N. 70 W. with said Highway line, 30 feet pass NE corner of yard fence, at 112.4 feet to the place of beginning, containing .38 of an acre of land, more or less.

Commonly known as: 614 East First Street, Groveton, TX 75845

Parcel Number: 03870-23012-00009

THE STATE OF TEXAS
COUNTY OF TRINITY

I hereby certify that the instrument was FILED on the date and at the time stamped hereon by me and was duly RECORDED in the Official Public Records of Trinity County, Texas in the Volume and Page as noted hereon by me.

Diane McCrory
County Clerk, Trinity County
By: *[Signature]* Deputy



FILED
at 11:50 o'clock A M

MAY 29 2013

DIANE MCCORRY
COUNTY CLERK, TRINITY CO., TEXAS
By: *[Signature]* Deputy

FILED
at 3:10 o'clock P M

MAY 23 2013

SHASTA BERGMAN
COUNTY CLERK, TRINITY CO., TEXAS
By: *[Signature]* Deputy