

Our File Number: 390.100435

Name: JOEL P. SNOWDEN AND TENNILLE M. SNOWDEN, HUSBAND AND WIFE, AS JOINT TENANTS

**NOTICE OF TRUSTEE'S SALE**

**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.**

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.

WHEREAS, on October, 2 2008, JOEL P. SNOWDEN AND TENNILLE M. SNOWDEN, HUSBAND AND WIFE, AS JOINT TENANTS, executed a Deed Of Trust conveying to TOMMY BASTIAN BARRETT BURKE WILSON CASTLE DAFFIN & FRAPPIER, LLP. as Trustee, the Real Estate hereinafter described, to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ACTING SOLELY AS NOMINEE FOR TAYLOR, BEAN AND WHITAKER MORTGAGE CORP., in the payment of a debt therein described, said DEED OF TRUST being recorded under County Clerk Number 00009090, in the DEED OF TRUST OR REAL PROPERTY records of NAVARRO COUNTY, TX; and

WHEREAS, default has occurred in the payment of said indebtedness, and the same is now wholly due, and the owner and holder has requested to sell said property to satisfy said indebtedness;

WHEREAS, the undersigned has been appointed Substitute Trustee in the place of said original Trustee, upon the contingency and in the manner authorized by said DEED OF TRUST;

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on TUESDAY, October 3, 2017 between ten o'clock AM and four o'clock PM and beginning not earlier than 10:00 AM or not later than three hours thereafter, the duly appointed Substitute Trustee will sell said Real Estate at the area designated by the County Commissioners Court pursuant to Section 51.002 of the Texas Property Code in NAVARRO COUNTY, TEXAS to the highest bidder for cash. The sale will be conducted in the area of the Courthouse; specifically, the East entrance of the Navarro Center, 800 N. Main East Entrance or any other area designated by the County Commissioners Court pursuant to Section 51.002 of the Texas Property Code as the place where foreclosure sales are to take place, of said county, pursuant to Section §51.002 of the Texas Property Code as amended.

Said Real Estate is described as follows:

ALL THAT CERTAIN LOT, TRACT OR PARCEL OF LAND BEING DESCRIBED AS TRACT 3, OF THE ADCOCK SUBDIVISION OF THE WILLIAM R. BOWEN SURVEY, ABSTRACT NO. 68, NAVARRO COUNTY, TEXAS, AS SHOWN BY PLAT OF SAID SUBDIVISION, RECORDED IN VOLUME 5, PAGE 61, PLAT RECORDS OF NAVARRO COUNTY, TEXAS.

Property Address: 972 NORTH WEST COUNTY ROAD 2090  
CORSICANA, TX 75110  
Mortgage Servicer: Carrington Mortgage Services, LLC  
Noteholder: Carrington Mortgage Services, LLC  
1600 South Douglass Road, Suite 200-A  
Anaheim, CA 92806

2017-85  
FILED FOR RECORD  
AT 1:30 O'CLOCK P.M.  
AUG 01 2017

SHERRY DOWD, County Clerk  
NAVARRO COUNTY, TEXAS  
BY *[Signature]* DEPUTY

The Mortgage Servicer is authorized to represent the Noteholder by virtue of a servicing agreement with the Noteholder. 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 property securing the above referenced loan.

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.

WITNESS MY HAND this day, August 1, 2017.

*[Signature]*  
Sharon St-Pierre, Robert Lamont, Sheryl Lamont, Randy Daniel, Cindy Daniel, Allan Johnston, Lori Garner, Ronnie Hubbard, Aurora Campos, Ramiro Cuevas, Jonathan Harrison, Markcos Pineda, Patrick Zwiers, Kristopher Holub, Frederick Britton, Shawn Schiller, Kelly Main, Tonya Washington, Chance Oliver or Max Murphy, Substitute Trustee  
c/o Angel Reyes & Associates, P.C.  
5950 Berkshire Lane, Suite 410  
Dallas, TX 75225 469-425-3140