

151 HIDDEN RANCH ROAD
CORSICANA, TX 75110

NOTICE OF [SUBSTITUTE] TRUSTEE'S SALE

00000007850332

2018-115
FILED FOR RECORD
1:30 O'CLOCK P.M.

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.

OCT 26 2018

1. **Date, Time, and Place of Sale.**

Date: January 02, 2019

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

Place: FRONT STEPS OF THE NAVARRO COUNTY COURTHOUSE OR AS DESIGNATED BY THE COUNTY COMMISSIONERS or as designated by the county commissioners.

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

2. **Terms of Sale.** Cash.

3. **Instrument to be Foreclosed.** The Instrument to be foreclosed is the Deed of Trust or Contract Lien dated February 01, 2008 and recorded in Document CLERK'S FILE NO. 00001214; AS AFFECTED BY LOAN MODIFICATION AGREEMENTS IN CLERK'S FILE NO. 00009261 & CLERK'S FILE NO. 00005274 real property records of NAVARRO County, Texas, with JEFFREY JELINEK, grantor(s) and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS NOMINEE, mortgagee.

4. **Obligations Secured.** Deed of Trust or Contract Lien executed by JEFFREY JELINEK, securing the payment of the indebtednesses in the original principal amount of \$49,227.00, and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. JPMORGAN CHASE 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. JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, as Mortgage Servicer, is representing the current mortgagee, whose address is:

c/o JPMORGAN CHASE BANK, NATIONAL ASSOCIATION
3415 VISION DRIVE
COLUMBUS, OH 43219

[Signature]
SHARON ST. PIERRE, ROBERT LAMONT, SHERYL LAMONT, HARRIETT FLETCHER, DAVID SIMS, AURORA CAMPOS, JONATHAN HARRISON, RAMIRO CUEVAS, PATRICK ZWIERS, KRISTOPHER HOLUB, SHAWN SCHILLER, RANDY DANIEL, CINDY DANIEL, RONNIE HUBBARD, LORI GARNER JON HOWELL, SUSAN SWINDLE OR BOBBY HOWELL

Substitute Trustee
c/o BARRETT DAFFIN FRAPPIER TURNER & ENGEL, LLP
4004 Belt Line Road, Suite 100
Addison, Texas 75001

Active Duty Notifications: Special Loans Unit /CHASE Home Lending Attn: SCRA/2210 Enterprise Drive /Florence, SC 29501 /Fax: 843 413 5433/-scra military orders@chase.com

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 NAVARRO County Clerk and caused to be posted at the NAVARRO County courthouse this notice of sale.

Declarants Name: _____
Date: _____



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EXHIBIT "A"

THE LAND REFERRED TO HEREIN IS SITUATED IN THE STATE OF TEXAS, COUNTY OF NAVARRO DESCRIBED AS FOLLOWS:

SURFACE ESTATE ONLY BEING LOT NO. 9 OF HIDDEN RANCH IN NAVARRO COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 7, PAGE 149, PLAT RECORDS OF NAVARRO COUNTY, TEXAS.



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