

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

DATE: February 10, 2014

2014-29
FILED FOR RECORD
AT 11:10 O'CLOCK 4 M.

FEB 10 2014

SHERRY DOWD
COUNTY CLERK, NAVARRO COUNTY, TEXAS
BY SW DEPUTY

NOTE:

DATE: November 1, 2012
AMOUNT: \$57,000.00
MAKER: Maria Leticia Lopez
PAYEE: A & M Heritage Holdings, Ltd., d/b/a A & M Investment

DEED OF TRUST:

DATE: November 1, 2012
GRANTOR: Maria Leticia Lopez
BENEFICIARY: A & M Heritage Holdings, Ltd., d/b/a A & M Investment
COUNTY WHERE PROPERTY IS LOCATED: Navarro
TRUSTEE: Michael Baucum or Jerry T. Steed
RECORDING INFORMATION: Document No. 00010272, Official Public Records of Real Property of Navarro County, Texas

PROPERTY:

All that certain lot, tract or parcel of land lying and being situated in the City of Corsicana, County of Navarro and State of Texas, and bounded as follows, to-wit:

BEGINNING on the S. Line of W. 4th Avenue in said city, a stake in N.E. corner of tract of land sold by Thomas Conner to W. D. Bates;

THENCE N. 60 E. 60 feet, a stake in S. Line of 4th Avenue;

THENCE N. 30 E. 150 feet to a stake;

THENCE S. 60 W. 60 feet to Bates Line;

THENCE N. 30 W. 60 feet to the PLACE OF BEGINNING, and being the same property conveyed by Deed from Ema Calloway to Marcey S. Malooney, recorded in Volume 1042, Page 687, Deed of Records of Navarro County, Texas.

LENDER/HOLDER NOW: A & M Heritage Holdings, Ltd., d/b/a A & M Investment

BORROWER/DEBTOR NOW: Maria Leticia Lopez

SUBSTITUTE TRUSTEE: Sharon St. Pierre or Robert LaMont or Kelly Goddard or Darian Goddard or David Garvin

SUBSTITUTE TRUSTEE'S MAILING ADDRESS: 8101 Boat Club Road, # 320, Fort Worth, TX 76179

DATE AND TIME OF SUBSTITUTE TRUSTEE'S SALE OF PROPERTY:

March 4, 2014, being the first Tuesday of the month, to commence at 10:00 a.m., or within three hours thereafter.

PLACE OF SUBSTITUTE TRUSTEE'S SALE OF PROPERTY:

The front steps of the Navarro County Courthouse, Corsicana, Texas, as designated for foreclosure sales, or as designated by the County Commissioner's Court.

Default has occurred in the payment of the Note and in performance of the obligations of the Deed of Trust which secures the Note. Because of such default, Lender, the holder of the Note, has requested Substitute Trustee to sell the Property. Notice is given that before the sale the Beneficiary may appoint another person Substitute Trustee to conduct the sale.

The Deed of Trust may encumber both real and personal property. Formal notice is hereby given of Lender's election to proceed against and sell both the real property and any personal property described in the Deed of Trust, in accordance with Lender's rights and remedies under the Deed of Trust and Section 9.501(d) of the Texas Business and Commerce Code (Texas UCC).

Therefore, notice is given that on the Date and Time of Substitute Trustee's Sale of Property and at the Place of Substitute Trustee's Sale of Property, I, Substitute Trustee, will sell the Property at public auction, by public sale, to the highest bidder for cash, "AS IS," or other form of payment acceptable to Substitute Trustee, in accordance with the Deed of Trust. THERE WILL BE NO WARRANTY RELATING TO TITLE, POSSESSION, QUIET ENJOYMENT OR THE LIKE FOR THE PERSONAL PROPERTY IN THIS DISPOSITION.

ARMED SERVICES NOTICE EFFECTIVE SEPTEMBER 1, 2011

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.



Sharon St. Pierre or Robert LaMont or Kelly Goddard
or Darian Goddard or David Garvin, Substitute Trustee