

NOTICE OF SUBSTITUTE TRUSTEE SALE

Deed of Trust Date:
4/30/2002

Grantor(s)/Mortgagor(s):
ISMAEL REYES, A SINGLE MAN

Original Beneficiary/Mortgagee:
CHASE MANHATTAN MORTGAGE CORPORATION, A
NEW JERSEY CORPORATOIN

Current Beneficiary/Mortgagee:
Lakeview Loan Servicing, LLC enote vesting-- Nationstar
Mortgage LLC

Recorded in:
Volume: 496
Page: 59
Instrument No: N/A

Property County:
WHEELER

Mortgage Servicer:
Nationstar Mortgage LLC is representing the Current
Beneficiary/Mortgagee under a servicing agreement with the
Current Beneficiary/Mortgagee.

Mortgage Servicer's Address:
8950 Cypress Waters Blvd.,
Coppell, TX 75019

Legal Description: THE SOUTH ONE HUNDRED FORTY FEET (S 140') OF LOT TWO (2), BLOCK LXXXII, ORIGINAL TOWN OF SHAMROCK, WHEELER COUNTY, TEXAS

Date of Sale: 7/5/2023

Earliest Time Sale Will Begin: 10:00AM

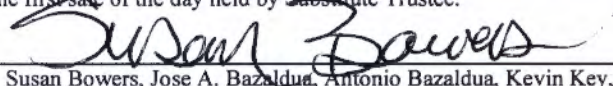
Place of Sale of Property: INTERSECTION WHERE THE NORTH-SOUTH AND EAST-WEST HALLS INTERSECT ON THE 1ST FLOOR OF THE COUNTY COURTHOUSE OR AS DESIGNATED BY THE COUNTY COMMISSIONER'S OFFICE OR IN THE AREA DESIGNATED BY THE COMMISSIONER'S COURT, PURSUANT TO SECTION 51.002 OF THE TEXAS PROPERTY CODE.

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.

The Property will be sold "AS IS," without any express or implied warranties, except as to warranties of title, and at the purchaser's own risk, pursuant to the terms of TEX. PROP. CODE §51.002 and §51.009. Prospective bidders are advised to conduct an independent investigation of the nature and physical condition of the Property.

Substitute Trustee reserves the right to set further reasonable conditions for conducting the public auction. Any such further conditions shall be announced before bidding is opened for the first sale of the day held by Substitute Trustee.

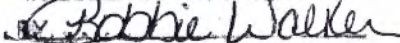
Notice Pursuant to Tex. Prop. Code § 51.002(i):
Assert and protect your rights as member of the armed forces of the United States. If you or your spouse are serving on active military duty, including active military duty as a member of the Texas National or the National Guard of another state or as a member of a reserve component of the armed forces of the United States, please Send written notice of the active duty military service to the sender of this notice immediately.


Susan Bowers, Jose A. Bazaldua, Antonio Bazaldua, Kevin Key,
Jay Jacobs
or Thuy Frazier
or Cindy Mendoza
or Catherine Allen-Rea
or Cole Patton, Substitute Trustee
MCCARTHY & HOLTHUS, LLP
1255 WEST 15TH STREET, SUITE 1060
PLANO, TX 75075

FILED FOR RECORD

2023 JUN -8 AM 11:25

MARGARET BORMAN
COUNTY CLERK
WHEELER COUNTY, TEXAS



MH File Number: TX-22-95655-POS
Loan Type: Farm Loan

221