

FILED

AUG 24 PM 1:48

**NOTICE OF TRUSTEE'S SALE**

**Date:** August 18, 2017

**Substitute Trustee:** R. Lane Addison

JOHN E. WARREN  
COUNTY CLERK  
DALLAS COUNTY

**Substitute Trustee's Address:** 2520 Fairmount Street, Suite 200  
Dallas, Texas 75201

**Mortgagee:** Sharron Kay Gossett, independent executor of the estate of Josephine L. Schupbach, deceased

**Note:** Note dated July 20, 2007 in the amount of \$159,920.00

**Deed of Trust**

**Date:** July 20, 2007

**Grantor:** Bruce Kenney

**Mortgagee:** Sharron Kay Gossett, independent executor of the estate of Josephine L. Schupbach, deceased

**Recording information:** Document No. 20070266201, Real Property Records of Dallas County, Texas.

**Property:**

Being Lot 40, Block D of Richland Park, an Addition to the City of Richardson, Dallas County, Texas, according to the plat thereof recorded in Volume 72070, Page 2863, of Map Records of Dallas County, Texas; Less that portion of that same tract of land conveyed to Prabesh Raj Gnawali and Sadiksha Sharma by Deed on July 24, 2012 recorded in Instrument No. 201200214989.

**County:** Dallas

**Date of Sale (first Tuesday of month):** October 3, 2017

**Time of Sale:** 9:00 a.m.

**Place of Sale:** Dallas County, Texas, at the area designated by the Commissioner's Court for sales of real property under a power of sale conferred by a Deed of Trust or other contract as follows: North side of George Allen Courts Bldg, facing Commerce Street, 600 Commerce Street, Dallas, TX 75202.

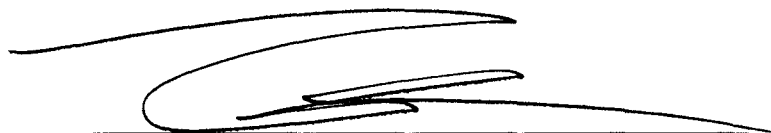
ASSERT AND PROTECT YOUR RIGHTS AS A MEMBER OF THE ARMED FORCES

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.

Mortgagee has appointed R. Lane Addison as Substitute Trustee per the terms of the Deed of Trust. Mortgagee has instructed Trustee to offer the Property for sale toward the satisfaction of the Note.

**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.**

Notice is given that on the Date of Sale, Trustee will offer the Property for sale at public auction at the Place of Sale, to the highest bidder for cash, "AS IS". The sale will begin at the Time of Sale or not later than three hours thereafter. The sale will be conducted subject to the right of rescission contained in section 51.016 of the Texas Property Code.



R. Lane Addison  
2520 Fairmount Street, Suite 200  
Dallas, Texas 75201

**NOTICE OF SUBSTITUTE TRUSTEE SALE**

**Deed of Trust Date:**  
7/31/2003

**Grantor(s)/Mortgagor(s):**  
ELIZABETH HOFFNER AND ERIC  
HOEFFNER, WIFE AND HUSBAND

**Original Beneficiary/Mortgagee:**  
CHASE MANHATTAN MORTGAGE  
CORPORATION

**Current Beneficiary/Mortgagee:**  
Federal National Mortgage Association ("Fannie  
Mae"), a corporation organized and existing under  
the laws of the United States of America

**Recorded in:**  
**Volume:** 2003-157  
**Page:** 01905  
**Instrument No:** 2471756

**Property County:**  
DALLAS

**Mortgage Servicer:**  
Seterus, Inc. is representing the Current  
Beneficiary/Mortgagee under a servicing agreement  
with the Current Beneficiary/Mortgagee.

**Mortgage Servicer's Address:**  
14523 SW Millikan Way, Suite 200, Beaverton,  
OR 97005

**Legal Description:** BEING LOT 21, BLOCK 114, OF RICHARDSON HEIGHTS NO. 10, AN ADDITION TO  
THE CITY OF RICHARDSON, DALLAS COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF  
RECORDED IN VOLUME 39, PAGE 207. MAP RECORDS, DALLAS COUNTY, TEXAS.

**Date of Sale:** 10/3/2017

**Earliest Time Sale Will Begin:** 10:00 AM

**Place of Sale of Property:** George Allen Courts Building, 600 Commerce Street, Dallas, TX 75202 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.

**Notice Pursuant to Tex. Prop. Code § 51.002(i):**  
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.



Brett Baugh, John Beazley, Kenny Shirey, Rick  
Montgomery, Craig Muirhead, Aaron Parker, Clay  
Golden, Robert Aguilar, Brent Graves, Wendy  
Lambert, Troy Robinett, Mark Buleziuk, Terry  
Waters, Matt Hansen, Frederick Britton, Chris  
Demarest, Shelley Ortolani, Robert Ortolani, Mary  
Mancuso or Michele Hreha  
or Cole D. Patton  
or Denny Tedrow  
MCCARTHY & HOLTHUS, LLP  
ATTN: SALES  
1255 West 15th Street, Suite 1060  
Plano, TX 75075

DALLAS COUNTY  
COUNTY CLERK  
JOHN H. WARREN

AUG 24 AM 10:25

**MH File Number:** TX-16-28147-FC  
**Loan Type:** FannieMae

FILED