

NOTICE OF FORECLOSURE SALE

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 OR 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.

1. Property to Be Sold. The property to be sold is described as follows: LOT 34, BLOCK 4, CROSBY ESTATES NO. 4, AN ADDITION TO THE CITY OF CARROLLTON, DALLAS COUNTY, TEXAS, ACCORDING TO THE SECOND REVISED PLAT THEREOF RECORDED IN VOLUME 785, PAGE 19, MAP RECORDS, DALLAS COUNTY, TEXAS.

2. Instrument to be Foreclosed. The instrument to be foreclosed is the Deed of Trust dated 01/19/2007 and recorded in Document 20070033655 real property records of Dallas County, Texas.

3. Date, Time, and Place of Sale. The sale is scheduled to be held at the following date, time, and place:

Date: 09/05/2017

Time: 01:00 PM


Place: Dallas County Courthouse, Texas at the following location: NORTH SIDE OF THE GEORGE ALLEN COURTS BUILDING FACING COMMERCE STREET OR AS DESIGNATED BY THE COUNTY COMMISSIONERS OFFICE or as designated by the County Commissioners Court.

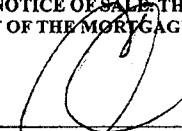
4. Terms of Sale. The sale will be conducted as a public auction to the highest bidder for cash. Pursuant to the deed of trust, the mortgagee has the right to direct the Trustee to sell the property in one or more parcels and/or to sell all or only part of the property. Pursuant to section 51.009 of the Texas Property Code, the property will be sold in AS IS, WHERE IS condition, without any express or implied warranties, except as to the warranties of title, if any, provided for under the deed of trust.

5. Obligations Secured. The Deed of Trust executed by KATHRYN BOBBY HOCUTT, provides that it secures the payment of the indebtedness in the original principal amount of \$180,000.00, and obligations therein described including but not limited to (a) the promissory note; and (b) all renewals and extensions of the note. NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY is the current mortgagee of the note and deed of trust and CHAMPION MORTGAGE COMPANY is mortgage servicer. A servicing agreement between the mortgagee, whose address is NATIONSTAR MORTGAGE LLC D/B/A CHAMPION MORTGAGE COMPANY c/o CHAMPION MORTGAGE COMPANY, 8950 Cypress Waters Blvd, Coppell, TX 75019 and the mortgage servicer and Texas Property Code § 51.0025 authorizes the mortgage servicer to collect the debt.

6. Substitute Trustee(s) Appointed to Conduct Sale. In accordance with Texas Property Code Sec. 51.0076, the undersigned attorney for the mortgage servicer has named and appointed, and by these presents does name and appoint CARL NIENDORFF, L. KELLER MACKIE, MICHAEL W. ZIENTZ, WES WEBB, TRACEY MIDKIFF, KRISTEN WALL, Donna Stockman or David Stockman, Substitute Trustee to act under and by virtue of said Deed of Trust.

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.


Mackie Wolf Zientz & Mann, P.C.
Brandon Wolf, Attorney at Law
L. Keller Mackie, Attorney at Law
Lori Liane Long, Attorney at Law
Tracey Midkiff, Attorney at Law
Marissa Sibal, Attorney at Law
Parkway Office Center, Suite 900
14160 North Dallas Parkway
Dallas, TX 75254


CARL NIENDORFF, L. KELLER MACKIE, MICHAEL W. ZIENTZ, WES WEBB, TRACEY MIDKIFF, KRISTEN WALL, Donna Stockman or David Stockman
c/o AVT Title Services, LLC
1101 Ridge Rd. Suite 222
Rockwall, TX 75087

JOHN P. WARREN
COUNTY CLERK
DALLAS COUNTY

FILED
AUG 10 PM 1:02

Certificate of Posting

I am _____ whose address is 14160 N. Dallas Pkwy, Suite 900, Dallas, TX 75254. I declare under penalty of perjury that on _____ I filed this Notice of Foreclosure Sale at the office of the Dallas County Clerk and caused it to be posted at the location directed by the Dallas County Commissioners Court.



C&S No. 44-17-3417 / Conventional / Yes
Ditech Financial, LLC

NOTICE OF TRUSTEE'S SALE

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. Sender is: Codilis & Stawiarski, PC, 650 North Sam Houston Parkway East, Suite 450, Houston, Texas 77060

Date of Security Instrument: August 01, 2007

Grantor(s): Michael Andrew Barajas Sr and Christina D Linder

Original Trustee: PRLAP, INC.

Original Mortgagee: Bank of America, N.A.

Recording Information: Clerk's File No. 20070283672, in the Official Public Records of DALLAS County, Texas.

Current Mortgagee: Ditech Financial LLC

Mortgage Servicer: Ditech Financial, LLC, whose address is C/O 3000 Bayport Drive, Suite 880, Tampa, FL 33607 Pursuant to a Servicing Agreement between the Mortgage Servicer and Mortgagee, the Mortgage Servicer is authorized to represent the Mortgagee. Pursuant to the Servicing Agreement and Section 51.0025 of the Texas Property Code, the Mortgage Servicer is authorized to collect the debt and to administer any resulting foreclosure of the referenced property.

FILED
JUL 14 2007
11:11 AM
DALLAS COUNTY CLERK
COUNTY

Legal Description:

LOT 5, BLOCK 3, OF FIRST INSTALLMENT OF NORTHLAND ESTATES, AN ADDITION TO THE CITY OF CARROLLTON, DALLAS COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 71037, PAGE 15, OF THE MAP RECORDS OF DALLAS COUNTY, TEXAS.

Date of Sale: 09/05/2017 Earliest Time Sale Will Begin: 1:00 PM

APPOINTMENT OF SUBSTITUTE TRUSTEE

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.

WHEREAS, the undersigned hereby APPOINTS AND DESIGNATES Shelley Ortolani as Substitute Trustee, Mary Mancuso as Successor Substitute Trustee, Brett Baugh as Successor Substitute Trustee, Kenny Shirey as Successor Substitute Trustee, Rick Montgomery as Successor Substitute Trustee, Craig Muirhead as Successor Substitute Trustee, Clay Golden as Successor Substitute Trustee, Robert Aguilar as Successor Substitute Trustee, Brent Graves as Successor Substitute Trustee, John Beazley as Successor Substitute Trustee, Wendy Lambert as Successor Substitute Trustee, Troy Robinett as Successor Substitute Trustee, Robert Ortolani as Successor Substitute Trustee, Michele Hreha as Successor Substitute Trustee, Aaron Parker as Successor Substitute Trustee, Mark Buleziuk as Successor Substitute Trustee, Matt Hansen as Successor Substitute Trustee, David Stockman as Successor Substitute Trustee, Brenda Wiggs as Successor Substitute Trustee, Denise Boerner as Successor Substitute Trustee, Guy Wiggs as Successor Substitute Trustee, Donna Stockman as Successor Substitute Trustee, Tim Lewis as Successor Substitute Trustee, Frederick Britton as Successor Substitute Trustee, Terry Waters as Successor Substitute Trustee, Michelle Schwartz as Successor Substitute Trustee, or Thomas Delaney as Successor Substitute Trustee or Lisa Cockrell as Successor Substitute Trustee

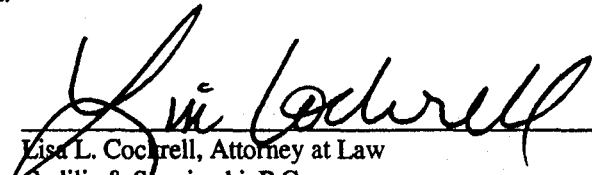
The Substitute Trustee will sell the property by public auction to the highest bidder for cash at the place and date specified. The sale will begin at the earliest time stated above, or within three (3) hours after that time. If the sale is set aside for any reason, the Purchaser at the sale shall be 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.

Place of Sale of Property: The foreclosure sale will be conducted in the area designated by the DALLAS County Commissioners Court pursuant to Section 51.002 of the Texas Property Code as the place where the foreclosure sales are to take place, or if no place is designated by the Commissioners Court, the sale will be conducted at the place where the Notice of Trustee's Sale was posted.

Executed on this the 10th day of August, 2017.

For Information:

"Auction.com
1 Mauchly
Irvine, CA 92618




Lisa L. Cockrell, Attorney at Law
Codilis & Stawiarski, P.C.
400 N. Sam Houston Pkwy E, Suite 900A
Houston, TX 77060
(281) 925-5200

STATE OF TEXAS

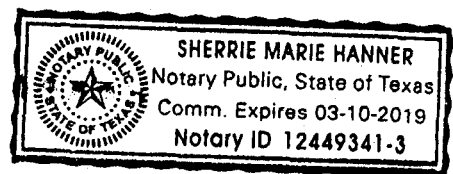
COUNTY OF HARRIS

Before me, the undersigned Notary Public, on this day personally appeared Lisa L. Cockrell as Attorney for the Mortgagee and/or Mortgage Servicer known to me or proved to me through a valid State driver's license or other official identification described as *Personal Knowledge*, to be the person whose name is subscribed to the foregoing instrument and acknowledge to me that he/she executed the same for the purposes and consideration therein expressed.

Given under my hand seal of office on this the 10th day of August, 2017.



Notary Public
Signature



Posted and filed by: _____

Printed Name: _____

C&S No. 44-17-3417 / Conventional / Yes
Ditech Financial, LLC

WARD LEGAL GROUP, PLLC

LLOYD WARD
LWARD@LLOYDWARD.COM

ATTORNEYS & COUNSELORS AT LAW
8111 LYNDON B. JOHNSON FREEWAY
GATEWAY TOWER SUITE 395
DALLAS TEXAS 75251
TELEPHONE: (214) 736-1846
FACSIMILE: (214) 736-1833
WWW.WARDLEGALUS.COM

EXT. 108
Natasha Rinehart, Paralegal
nrinehart@lloydward.com

Via Certified Mail:

John Chong
TM Village, Ltd.
1100 W. Trinity Mills Road, #4028
Dallas, Texas 75006

Via Telecopier: (972) 644-8180

Mark Winnubst, Esq.
Sheils Winnubst P.C.
1701 N. Collins Blvd., Suite 1100
Richardson, Texas 75080

NOTICE OF DEMAND AND INTENT TO ACCELERATE

Date: July 20, 2017

Note ("Note")

Date: October 5, 2016
Original Amount: ONE MILLION AND FOUR HUNDRED THOUSAND Dollars (\$1,400,000.00)
Maker: TM VILLAGE, LTD.
Payee: WING AWAY, LLC
Holder: WING AWAY, LLC

Deed of Trust ("Deed of Trust")

Date: October 6, 2016
Grantor: TM VILLAGE, LTD
Beneficiary: WING AWAY, LLC
Trustee: YONG CHEN
Substitute Trustee: Lloyd E. Ward
Substitute Trustee's Mailing Address: 8111 LBJ FREEWAY, SUITE 395, DALLAS, TX 75251

JOHN F. WARREN
COUNTY CLERK
DALLAS COUNTY

AUG 14 AM 11:01

FILED

Real Property:

TRACT I:

BEING a tract of land situated in the Josiah Ashlock Survey, Abstract No. 33, City of Carrollton, Dallas County, Texas, and being all of a called 1.0064 acre tract as conveyed to Bush Turnpike Joint Venture as recorded in Volume 98226, Page 1339, Deed Records of Dallas County, Texas and also being all of a called 2.3486 acre tract as conveyed to Bush Turnpike Joint Venture as recorded in Volume 98226, Page 1335, Deed Records of Dallas County, Texas.

BEGINNING at a capped 1/2" iron rod set for corner, said iron rod being at the southeast corner of Lot 3, Block A, Pardue-Hinckly Addition as recorded in Volume 99239, Page 493; Deed Records of Dallas County, Texas, said iron rod being in the North Right of Way line of State Highway No. 190;

THENCE N 01°09'50" W following the east line of said Lot 3 a distance of 301.08' to a capped 1/2" iron rod set for corner in the south ROW line of Mac Arthur Drive, said iron rod being in a curve to the left;

THENCE along said curve to the left following the south ROW line of said Mac Arthur Drive through a central angle of 25°29'20", a radius of 980.00', a chord bearing of N 67°10'25" E, a chord length of 432.38', and an arc length of 435.97' to a capped 1/2" iron rod set for corner at the northwest corner of Lot 1, Block 1 Furneaux Creek Company Addition as recorded in Volume 88013, Page 3830, D.R.D.C.T;

THENCE S 01°08'45" E following the west line of said Lot J a distance of 461.17' to a capped 1/2" iron rod set for corner in the north ROW line of said S.H. No. 190;

THENCE S 88°54'16" W following the north ROW line of S.H. No. 190 a distance of 401.70' to the POINT OF BEGINNING and containing 146143 square feet or 3.355 acres of land.

TRACT II:

Lot 3, Block A of Pardue-Hinkley, an Addition to the City of Carrollton, Dallas County, Texas, according to the plat thereof recorded in Volume 99239, Page 493, Map Records, Dallas County, Texas.

Date of Foreclosure: September 5, 2017
(First Tuesday)
Earliest Time of Sale of Property: 10:00 a.m. Dallas County

Place and Sale of Property: North Side of the George Allen Courts Building Facing Commerce Street below the overhang, or as designated by the County Commissioners in Dallas County, Texas.

Gentlemen:

This law firm represents Wing Away LLC, owner and holder of the note and all other documents evidencing or securing the Note (hereinafter collectively referred to as the "Loan Documents"). According to the records of Holder, your payments have not been paid when due, and as a result of the delinquency, you are in default under the terms and conditions of the Note and are in breach of the covenants and conditions contained in the Deed of Trust given by you as security for the Note. In order to cure this default, you must deliver to Holder, the amounts due and owing pursuant to the Note. The exact amount outstanding on the Note together with costs and expenses (including, but not limited to, attorney's fees) expended or incurred by Holder in connection with the Note to the date of full payment, which amount continues to increase, may be obtained from the undersigned. The amount due and owing as of the date of this notice is Nine Hundred Eighty Six Thousand Seven Hundred and Seventy-Four Dollars and 98/100 (\$986,774.98).

Demand is hereby made upon you to deliver the total of the specified amounts to the Substitute Trustee Lloyd Ward, on or before August 1, 2017. If these amounts are not paid in full by that time, (i) a notice will be posted and filed at the Dallas County Courthouse in preparation of the sale of the Property in accordance with Section 51.002 of the *Texas Property Code* and the terms of the Deed of Trust and (ii) Holder will pursue its remedies under the Deed of Trust, including but not limited to the sale of such property. Further, if the proceeds received by Holder at such foreclosure sale are less than the total amount then owing under the Note at the time of the sale, including costs and expenses (including, but not limited to, attorney's fees and trustee's fees) you will be held personally liable for any deficiency to the extent permitted by law and the Loan Documents.

Please be advised that the demand be made hereby is being given pursuant to the terms and provisions of the Loan Documents and is not intended to and does not constitute a waiver of any other rights or remedies which Holder may have pursuant to the terms of any Loan Documents or at Law. No failure to exercise and no delay in exercising any rights on the part of the Holder may have pursuant to the terms of the Loan Documents or at Law.

Should any party in receipt of this letter be a debtor in a bankruptcy proceeding subject to the provisions of the United States Bankruptcy Code (Title 11 of the United States Code) (The "Code"), this letter is deemed to be written notice that formal notice of the delinquency has been made in compliance with the Deed of Trust and state law. This letter is not an act to collect, assess or recover a claim against you, nor is this letter intended to violate any provisions of the Code. Any and all claims Holder asserts against you will be properly asserted in compliance with the Code in your respective bankruptcy proceedings. Please give this your immediate attention.

Sincerely,

Ward Legal Group, PLLC



By:

Lloyd Ward

LW/njr

FILED

Notice of [Substitute] Trustee Sale AUG 14 AM 10:08

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.

1. Date, Time, and Place of Sale.

Date: 09/05/2017

Time: The sale will begin at 01:00 PM or not later than three hours after that time

Place: NORTH SIDE OF THE GEORGE ALLEN COURTS BUILDING FACING COMMERCE STREET OR AS DESIGNATED BY THE COUNTY COMMISSIONER'S OFFICE PURSUANT TO SECTION 51.002 OF THE TEXAS PROPERTY CODE AS THE PLACE WHERE FORECLOSURE SALES ARE TO TAKE PLACE OR AS DESIGNATED BY THE COUNTY COMMISSIONERS

Property Address: 2517 Millcroft Lane, Carrollton, TX 75006

- 2. **Terms of Sale:** The sale will be conducted as a public auction to the highest bidder for cash. Pursuant to the deed of trust, the mortgagee has the right to direct the trustee to sell the property in one or more parcels and/or to sell all or only part of the property. Pursuant to section 51.009 of the Texas Property Code, the property will be sold in AS IS, WHERE IS condition, without any express or implied warranties, except as to the warranties of title, if any, provided for under the deed of trust. Any conveyance of the property is subject to all matters of record affecting the property
- 3. **Instrument to be Foreclosed:** The Instrument to be foreclosed is the Deed of Trust or Contract Lien dated 01/14/2005 and recorded 01/20/2005 in Document 3213588, Book 2005013 Page 05323, and Loan Modification Agreement, recorded on 10/13/2015 under instrument no. 201500273689, real property records of Dallas County Texas, with **Elton Jeff Spears, a single person** grantor(s) and Fieldstone Mortgage Company, as Lender, Mortgage Electronic Registration Systems, INC., as Beneficiary.
- 4. **Appointment of Substitute Trustee:** The undersigned has been appointed Substitute Trustee in the place of said original Trustee, upon the contingency and in the manner authorized by the above referenced Deed of Trust.
- 5. **Obligation Secured:** Deed of Trust or Contract Lien executed by **Elton Jeff Spears, a single person** securing the payment of the indebtedness in the original principal amount of \$ 133,600.00, and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. **HSBC Bank USA, National Association, as Indenture Trustee of the Fieldstone Mortgage Investment Trust, Series 2005-1** is the current mortgagee of the note and the deed of trust or contract lien.
- 6. **Default:** A default has occurred in the payment of indebtedness, and the same is now wholly due, and the owner and holder has requested to sell said property to satisfy said indebtedness.
- 7. **Property to be sold:** The property to be sold is described as follows:

LOT 41, BLOCK E-1 OF THE POND AT BRIARWYCK, AN ADDITION TO THE CITY OF CARROLLTON, DALLAS COUNTY, TEXAS, ACCORDING TO THE MAP RECORDED IN VOLUME 82026, PAGE 2389, MAP RECORDS, DALLAS COUNTY, TEXAS.

Notice of [Substitute] Trustee Sale

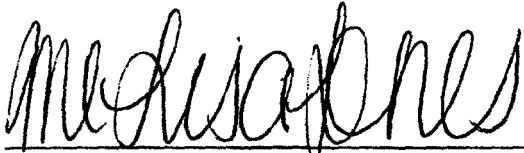
8. **Mortgage Servicer Information:** The Mortgage Service is authorized to represent the Mortgagee by virtue of a servicing agreement with the Mortgagee. Pursuant to the Servicing Agreement and Texas Property Code §51.0025, the Mortgage Servicer is authorized to collect the debt and to administer any resulting foreclosure of the lien securing the property referenced above. **Ocwen Loan Servicing, LLC**, as Mortgage Servicer, is representing the current mortgagee, whose address is:

C/O Ocwen Loan Servicing, LLC
1661 Worthington Rd., Suite 100
West Palm Beach, FL 33409
Phone: 1-800-746-2936

9. **Limitation of Damages:** 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.

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

Date: August 9, 2017



Stephanie Spurlock, Laterrika Thompkins, Camisha Scott, Keisha Lyons, Melisa Jones, Iman Walcott, Tanesha Humphrey, Claire Buxton, – Attorney or Authorized Agent of The Mortgagee or Mortgage Servicer



Guy Wiggs, Russell Stockman, David Stockman, Brenda Wiggs, Denise Boerner, Donna Stockman, Lori McCarty, Tim Lewis, Michelle Schwartz, Shelley Ortolani, Mary Mancuso, Robert Ortolani, Michele Hreha, 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, Chance Oliver, Max Murphy or Bret Allen, Kelly Leonard, Angel L. Reyes II, – Substitute Trustee(s)

C/O Power Default Services, Inc.
Northpark Town Center
1000 Abernathy Rd NE; Bldg 400, Suite 200
Atlanta, GA 30328
Telephone: 855-427-2204
Fax: 866-960-8298

POWER DEFAULT SERVICES, INC. MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED MAY BE USED FOR THAT PURPOSE.

NOTICE OF ACCELERATION AND NOTICE OF TRUSTEE'S SALE

DEED OF TRUST INFORMATION:

Date: 12/19/2002
Grantor(s): JOHN D CARSON, MARY JOAN CARSON, HUSBAND AND WIFE
Original Mortgagee: CONSECO FINANCE SERVICING CORP.
Original Principal: \$108,000.00
Recording Information: Instrument 2147578
Property County: Dallas
Property: BEING LOT 35, BLOCK 4, OF PARK TERRACE ADDITION, AN ADDITION TO THE CITY OF CARROLLTON, DALLAS COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 68124, PAGE 1859, MAP RECORDS, DALLAS COUNTY, TEXAS.
Reported Address: 1023 SUMMIT CIRCLE, CARROLLTON, TX 75006

MORTGAGE SERVICING INFORMATION:

The Mortgage Servicer, if not the Current Mortgagee, is representing the Current Mortgagee pursuant to a Mortgage Servicing Agreement.

Current Mortgagee: The Bank of New York Mellon, f/k/a, The Bank of New York. as successor in interest to JPMorgan Chase Bank, N.A. as Trustee for Structured Asset Securities Corporation Mortgage Pass-Through Certificates, Series 2003-BC3
Mortgage Servicer: Ocwen Loan Servicing, LLC
Current Beneficiary: The Bank of New York Mellon, f/k/a, The Bank of New York. as successor in interest to JPMorgan Chase Bank, N.A. as Trustee for Structured Asset Securities Corporation Mortgage Pass-Through Certificates, Series 2003-BC3
Mortgage Servicer Address: 1661 Worthington Rd, Suite 100, West Palm Beach, FL 33409

SALE INFORMATION:

Date of Sale: Tuesday, the 5th day of September, 2017
Time of Sale: 10:00 AM or within three hours thereafter.
Place of Sale: AT THE AREA OUTSIDE ON THE NORTH SIDE OF THE GEORGE ALLEN COURTS BUILDING FACING COMMERCE STREET BELOW THE OVERHANG in Dallas County, Texas, or, if the preceding area is no longer the designated area, at the area most recently designated by the Dallas County Commissioner's Court.
Substitute Trustee(s): Shelley Ortolani, Michele Hreha, Robert Ortolani, Mary Mancuso, Braden Barnes, Michael Burns, Thuy Frazier, Alexander Wolfe, Suzanne Suarez or Adam Womack, any to act
Substitute Trustee Address: 14841 Dallas Parkway, Suite 425, Dallas, TX 75254

WHEREAS, the above-named Grantor previously conveyed the above described property in trust to secure payment of the Note set forth in the above-described Deed of Trust; and

WHEREAS, a default under the Note and Deed of Trust was declared; such default was reported to not have been cured; and all sums secured by such Deed of Trust were declared to be immediately due and payable; and

WHEREAS, the original Trustee and any previously appointed Substitute Trustee has been removed and Shelley Ortolani, Michele Hreha, Robert Ortolani, Mary Mancuso, Braden Barnes, Michael Burns, Thuy Frazier, Alexander Wolfe, Suzanne Suarez or Adam Womack, any to act, have been appointed as Substitute Trustees and requested to sell the Property to satisfy the indebtedness; and

WHEREAS, the undersigned law firm has been requested to provide these notices on behalf of the Current Mortgagee, Mortgage Servicer and Substitute Trustees;

NOW, THEREFORE, NOTICE IS HEREBY GIVEN of the foregoing matters and that:

1. The maturity of the Note has been accelerated and all sums secured by the Deed of Trust have been declared to be immediately due and payable.
2. Shelley Ortolani, Michele Hreha, Robert Ortolani, Mary Mancuso, Braden Barnes, Michael Burns, Thuy Frazier, Alexander Wolfe, Suzanne Suarez or Adam Womack, any to act, as Substitute Trustee will sell the Property to the highest bidder for cash on the date, at the place, and no earlier than the time set forth above in the Sale Information section of this notice. The sale will begin within three hours after that time.
3. This sale shall be subject to any legal impediments to the sale of the Property and to any exceptions referenced in the Deed of Trust or appearing of record to the extent the same are still in effect and shall not cover any property that has been released from the lien of the Deed of Trust.
4. No warranties, express or implied, including but not limited to the implied warranties of merchantability and fitness for a particular purpose shall be conveyed at the sale, save and except the Grantor's warranties specifically authorized by the Grantor in the Deed of Trust. The property shall be offered "AS-IS", purchasers will buy the property "at the purchaser's own risk" and "at his peril", and no representation is made concerning the quality or nature of title to be acquired. Purchasers will receive whatever interest Grantor and Grantor's assigns have in the property, subject to any liens or interests of any kind that may survive the sale. Interested persons are encouraged to consult counsel of their choice prior to participating in the sale of the property.

Very truly yours,

Buckley Madole, P.C.

FILED
2017 AUG 14 PM 2:54
JOHN E. WARREN
COUNTY CLERK
DALLAS COUNTY

CAUSE NO. DC-16-05595

355M
000021

**IN RE: ORDER FOR FORECLOSURE
CONCERNING
1023 SUMMIT CIRCLE,
CARROLLTON, TX 75006
UNDER TEX. R. CIV. PROC. 736**

IN THE DISTRICT COURT

PETITIONER:

DALLAS COUNTY, TEXAS

**OCWEN LOAN SERVICING, LLC AS
SERVICING AGENT FOR THE BANK
OF NEW YORK MELLON, F/K/A, THE
BANK OF NEW YORK. AS
SUCCESSOR IN INTEREST TO
JPMORGAN CHASE BANK, N.A. AS
TRUSTEE FOR STRUCTURED ASSET
SECURITIES CORPORATION
MORTGAGE PASS-THROUGH
CERTIFICATES, SERIES 2003-BC3**

RESPONDENT(S):

**JOHN D. CARSON, MARY JOAN
CARSON**

298TH DISTRICT COURT

DEFAULT ORDER ALLOWING FORECLOSURE

1. On this day, the Court considered Petitioner's motion for a default order granting its application for an expedited order under Rule 736. Petitioner's application complies with the requirements of Texas Rule of Civil Procedure 736.1.
2. The name and last known address of each Respondent subject to this order is
 John D. Carson, whose last known address is
 1023 Summit Circle, Carrollton, TX 75006.
 Mary Joan Carson, whose last known address is
 1023 Summit Circle, Carrollton, TX 75006.
 Each Respondent was properly served with the citation, but none filed a response within

the time required by law. The return of service for each Respondent has been on file with the court for at least ten days.

3. The property that is the subject of this foreclosure proceeding is commonly known as 1023 Summit Circle, Carrollton, TX 75006 with the following legal description:

BEING LOT 35, BLOCK 4, OF PARK TERRACE ADDITION, AN ADDITION TO THE CITY OF CARROLLTON, DALLAS COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 68124, PAGE 1859, MAP RECORDS, DALLAS COUNTY, TEXAS.

4. The lien to be foreclosed is indexed or recorded at Instrument Number: 2147578 and recorded in the real property records of Dallas County, Texas.
5. The material facts establishing Respondent's default are alleged in Petitioner's application and the supporting affidavit. Those facts are adopted by the court and incorporated by reference in this order.
6. Based on the affidavit of Petitioner, no Respondent subject to this order is protected from foreclosure by the Servicemembers Civil Relief Act, 50 U.S.C. App. § 501 et seq.
7. Therefore, the Court grants Petitioner's motion for a default order under Texas Rules of Civil Procedure 736.7 and 736.8. Petitioner may proceed with foreclosure of the property described above in accordance with applicable law and the loan agreement, contract, or lien sought to be foreclosed.
8. This order is not subject to a motion for rehearing, a new trial, a bill of review, or an appeal. Any challenge to this order must be made in a separate, original proceeding filed in accordance with Texas Rule of Civil Procedure 736.11.

SIGNED this 13 day of July, 2016.


JUDGE PRESIDING