

NOTICE OF SUBSTITUTE TRUSTEE SALE

Deed of Trust Date:

1/5/2000

Grantor(s)/Mortgagor(s):

JAMES L. REEVE, AN UNMARRIED PERSON

Original Beneficiary/Mortgagee:

FIRST AMERICAN BANK TEXAS, SSB

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: 1465

Page: 248

Instrument No: 164

Property County:

STEPHENS

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: SURFACE OF 4.97 ACRES OF LAND, MORE OR LESS OUT OF THE SOUTHEAST 1/4 OF SECTION 35, BLOCK 6, T. & P. RR CO. LANDS, ABSTRACT NO. 340 IN STEPHENS COUNTY, TEXAS, BEING MORE FULLY DESCRIBED ON EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF FOR ALL PURPOSES.


Date of Sale: 5/2/2017

Earliest Time Sale Will Begin: 10:00AM

Place of Sale of Property: THE SOUTH ENTRANCE STEPS OF THE COURTHOUSE, AS KNOWN AS THE WALKER STREET ENTRANCE 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.

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.


Terry Browder, Laura Browder, Marsha Monroe,
Linda Reppert, Kevin Key, Jay Jacobs
or Cole D. Patton
or Denny Tedrow
MCCARTHY HOLTHUS - TEXAS, LLP
ATTN: SALES
1255 West 15th Street, Suite 1060
Plano, TX 75075

RECEIVED AND FILED

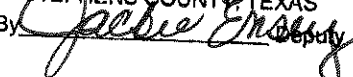
FOR POSTING

At 10:35 O'Clock A.M.

MAR 22 2017

JACKIE ENSEY Co. Clerk

STEPHENS COUNTY, TEXAS

By  Deputy

MH File Number: TX-17-29243-POS

Loan Type: Conventional Residential

LEGAL DESCRIPTION

Surface of 4.97 acres of land, more or less out of the Southeast 1/4 of Section 35, Block 6, T&P RR. Co. Lands, Abstract No. 340, in Stephens County, Texas.

BEGINNING at a 1/2" iron pin found in the West line of Farm Road 1852 and being N 6 deg. 00' W 587.3' and S 84 deg 00' W 35.7 feet from the Southeast corner of Section 35;

THENCE S 83 deg. 09' 44" W 1035.55' to a set 1/2" iron pin;

THENCE N 6 deg. 00' W 208.7 feet a 4" steel fence corner;

THENCE N 83 deg. 06' 30" E 1035.7 feet to a 3" steel fence corner in the west line of Farm Road 1852;

THENCE S 6 deg. 00' E 209.68 feet to the place of beginning and containing 4.97 acres of land, more or less.

EXHIBIT "A"