

NOTICE OF [SUBSTITUTE] 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.

1. **Date, Time, and Place of Sale.**

Date: December 05, 2017

Time: The sale will begin at 10:00AM or not later than three hours after that time.

Place: THE STEPS AT THE FRONT OF THE MAVERICK COUNTY COURTHOUSE OR AS DESIGNATED BY THE COUNTY COMMISSIONERS or as designated by the county commissioners.

2. **Terms of Sale.** Cash.

3. **Instrument to be Foreclosed.** The Instrument to be foreclosed is the Deed of Trust or Contract Lien dated January 19, 2000 and recorded in Document VOLUME 570, PAGE 36; AS AFFECTED BY VOLUME 1285, PAGE 94 real property records of MAVERICK County, Texas, with ROBERTO M. SALINAS AND JULIA E. SALINAS, grantor(s) and VALLEY MORTGAGE COMPANY, INC., mortgagee.

4. **Obligations Secured.** Deed of Trust or Contract Lien executed by ROBERTO M. SALINAS AND JULIA E. SALINAS, securing the payment of the indebtednesses in the original principal amount of \$162,740.00, and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. THE VETERANS LAND BOARD OF THE STATE OF TEXAS AND DITECH FINANCIAL LLC is the current mortgagee of the note and Deed of Trust or Contract Lien.

5. **Property to Be Sold.** The property to be sold is described in the attached Exhibit A.

6. **Mortgage Servicer Information.** The Mortgage Servicer 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. DITECH FINANCIAL LLC, as Mortgage Servicer, is representing the current mortgagee, whose address is:

c/o DITECH FINANCIAL LLC
345 SAINT PETER STREET
ST. PAUL, MN 55102

Bertha Cardenas
BERTHA CARDENAS OR DORIS S SANCHEZ
Substitute Trustee

c/o BARRETT DAFFIN FRAPPIER TURNER & ENGEL, LLP
4004 Belt Line Road, Suite 100
Addison, Texas 75001

Bertha Cardenas Certificate of Posting
My name is Bertha Cardenas and my address is c/o 4004 Belt Line Road Suite 100, Addison, Texas /5001. I
declare under penalty of perjury that on Nov 13, 2017 I filed at the office of the MAVERICK County Clerk and caused to be posted at
the MAVERICK County courthouse this notice of sale.

Declarants Name Bertha Cardenas
Date: Nov 13, 2017

FILED
AT 855 O'CLOCK A.M.
NOV 14 2017
SARA MONTE MAYOR
County Clerk Maverick County, Texas
By [Signature] Deputy



NOS20130013100007

2

DEPUTY
 SARA HORTENKAYOR
 County Clerk, Tarrant County, Texas
 NOV 14 2017
 AT 10:22 O'CLOCK AM
 FILED

EXHIBIT "A"

BEING ALL THAT CERTAIN TRACT OR PARCEL OF LAND, TOGETHER WITH ALL IMPROVEMENTS THEREON, AND BEING THE EAST 25 FEET OF LOT 22, ALL OF LOT 23, THE WEST 25 FEET OF LOT 24, AND THE NORTH 25 FEET OF LOT 26, ALL IN BLOCK 27, HILLCREST ADDITION TO THE CITY OF EAGLE PASS, MAVERICK COUNTY, TEXAS, AS SHOWN ON THE PLAT OF SAID ADDITION WHICH IS OF RECORD IN VOLUME 5, PAGE 195, MISCELLANEOUS RECORDS OF MAVERICK COUNTY, TEXAS.



NOS20130013100007

NOTICE OF TRUSTEE'S SALE

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Date of Security Instrument: March 14, 2012

Grantor(s): Raymundo Ruvalcaba, a single man

Original Trustee: Scott L. Luna

Original Mortgagee: Mortgage Electronic Registration Systems, Inc. ("MERS"), solely as nominee for SFMC, LP DBA Service First Mortgage Company, its successors and assigns

Recording Information: Vol. 1334, Page 374, or Clerk's File No. 169904, in the Official Public Records of MAVERICK County, Texas.

Current Mortgagee: JPMorgan Chase Bank, National Association

Mortgage Servicer: JPMorgan Chase Bank, National Association, whose address is C/O 3415 Vision Drive Columbus, OH 43219-6009 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.

Date of Sale: 12/05/2017 Earliest Time Sale Will Begin: 10:00 AM

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.

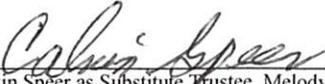
Legal Description:

BEING LOT EIGHT (8), IN BLOCK ONE (1), VISTA HERMOSA UNIT 5, IN THE CITY OF EAGLE PASS, MAVERICK COUNTY, TEXAS, AS SHOWN ON THE PLAT OF SAID UNIT 5 WHICH IS OF RECORD IN ENVELOPE 68, SIDE 1 (FORMALLY VOLUME 2, PAGE 25, MAP RECORDS OF MAVERICK COUNTY, TEXAS.

Place of Sale of Property: The foreclosure sale will be conducted in the area designated by the MAVERICK 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.

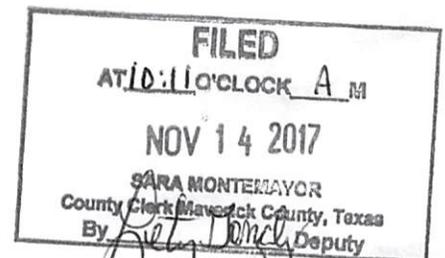
For Information:

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


Calvin Speer as Substitute Trustee, Melody Speer as Successor Substitute Trustee, Wendy Speer as Successor Substitute Trustee, Frederick Britton as Successor Substitute Trustee, Mary C. (Chris) LaFond as Successor Substitute Trustee, Amy Ortiz as Successor Substitute Trustee, Patricia Sanders as Successor Substitute Trustee, Raymond Perez as Successor Substitute Trustee, or Thomas Delaney as Successor Substitute Trustee or Lisa Cockrell as Successor Substitute Trustee



4638258



STATE OF TEXAS

COUNTY OF Uvalde

Before me, the undersigned Notary Public, on this day personally appeared Calvin Speer as Substitute Trustee, 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 this 13 day of November, 2017.

Carol Haynes
Notary Public
Signature



Notice of Substitute Trustee's Sale

Date: November 10, 2017
Substitute Trustee: ADELA MUNIZ
Substitute Trustee's Address: 2211 Hancock Drive
Austin, Texas 78756
Lender: EAGLE PASS CORONADO ESTATES II, L.P. a Texas Limited partnership
Note: THIRTY THREE THOUSAND FIVE HUNDRED AND NO/100THS DOLLARS (\$33,500.00)

Deed of Trust

Date: March 8, 2017
Grantor: MARTHA MARIA ALMARAZ, A MARRIED PERSON
Lender: EAGLE PASS CORONADO ESTATES II, L.P. a Texas Limited partnership

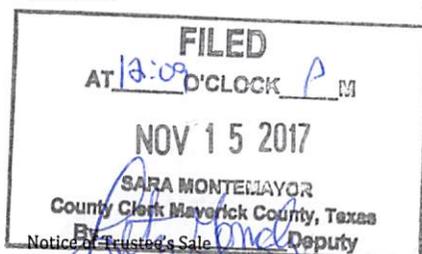
Recording information: A Special Warranty Deed with Vendor's Lien dated March 8, 2017, executed by EAGLE PASS CORONADO ESTATES II, L.P., a Texas Limited partnership to MARTHA MARIA ALMARAZ, A MARRIED PERSON, recorded under Clerk's Document No. 196470, Book 1635, Pages 11-14, Official Records, Maverick County, Texas, and being further secured by Wraparound Deed of Trust of even date therewith from MARTHA MARIA ALMARAZ, A MARRIED PERSON, to MATT LONG, Trustee, recorded under Clerk's Document No. 196471, Book 1635, Pages 15-24, Official Records, Maverick County, Texas.

Property: (including any improvements), All of Lot 12, Block 10, CORONADO ESTATES UNIT 2 SUBDIVISION, Maverick County, Texas, according to the map or plat thereof recorded in Envelope 408, Side A, Official Records of Maverick County, Texas.

County: Maverick
Date of Sale (first Tuesday of month): December 5, 2017
Time of Sale: 10:00 a.m.
Place of Sale: The front entrance of the Maverick County Courthouse located at 500 Quarry St Suite 2, Eagle Pass, Texas 78852.

ADELA MUNIZ is Substitute Trustee under the Deed of Trust. Lender has instructed Trustee to offer the Property for sale toward the satisfaction of the Note.

Notice is given that on the Date of Sale, Substitute Trustee will offer the Property for sale at public auction at the Place of Sale, to the highest bidder for cash, AS IS. The earliest time the sale will occur is the Time of Sale, and the sale will be conducted no later than three hours thereafter. The Deed of Trust permits the beneficiary to postpone, withdraw, or reschedule the sale for another day. In that case, the Trustee or Substitute Trustee under the Deed of Trust need not appear at the date, time, and place of a scheduled sale to announce the postponement, withdrawal, or rescheduling. Notice of the date of any rescheduled foreclosure sale will be reposted and refiled in accordance with the posting and filing requirements of the Texas Property Code. Such reposting or refiled may be after the date originally scheduled for this sale.




ADELA MUNIZ, SUBSTITUTE TRUSTEE

Notice of Substitute Trustee's Sale

Date: November 1, 2017
Substitute Trustee: ADELA MUNIZ
Substitute Trustee's Address: 2211 Hancock Drive
Austin, Texas 78756
Lender: EAGLE PASS CORONADO ESTATES II, L.P. a Texas Limited partnership
Note: THIRTY ONE THOUSAND FIVE HUNDRED AND NO/100THS DOLLARS (\$31,500.00)

Deed of Trust

Date: April 7, 2017
Grantor: NORMA M. BRIONES, A MARRIED PERSON

Lender: EAGLE PASS CORONADO ESTATES II, L.P. a Texas Limited partnership

Recording information: A Special Warranty Deed with Vendor's Lien dated April 7, 2017, executed by EAGLE PASS CORONADO ESTATES II, L.P., a Texas Limited partnership to NORMA M. BRIONES, A MARRIED PERSON, recorded under Clerk's Document No. 197030, Book 1642, Pages 172-175, Official Records, Maverick County, Texas, and being further secured by Wraparound Deed of Trust of even date therewith from NORMA M. BRIONES, A MARRIED PERSON, to MATT LONG, Trustee, recorded under Clerk's Document No. 197031, Book 1642, Pages 176-185, Official Records, Maverick County, Texas.

Property: (including any improvements), All of Lot 5, Block 8, CORONADO ESTATES UNIT 2 SUBDIVISION, Maverick County, Texas, according to the map or plat thereof recorded in Envelope 408, Side A, Official Records of Maverick County, Texas.

County: Maverick

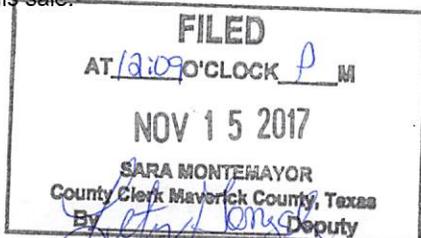
Date of Sale (first Tuesday of month): December 5, 2017

Time of Sale: 10:00 a.m.

Place of Sale: The front entrance of the Maverick County Courthouse located at 500 Quarry St Suite 2, Eagle Pass, Texas 78852.

ADELA MUNIZ is Substitute Trustee under the Deed of Trust. Lender has instructed Trustee to offer the Property for sale toward the satisfaction of the Note.

Notice is given that on the Date of Sale, Substitute Trustee will offer the Property for sale at public auction at the Place of Sale, to the highest bidder for cash, AS IS. The earliest time the sale will occur is the Time of Sale, and the sale will be conducted no later than three hours thereafter. The Deed of Trust permits the beneficiary to postpone, withdraw, or reschedule the sale for another day. In that case, the Trustee or Substitute Trustee under the Deed of Trust need not appear at the date, time, and place of a scheduled sale to announce the postponement, withdrawal, or rescheduling. Notice of the date of any rescheduled foreclosure sale will be reposted and refiled in accordance with the posting and filing requirements of the Texas Property Code. Such reposting or refiled may be after the date originally scheduled for this sale.



Adela Muniz
ADELA MUNIZ, SUBSTITUTE TRUSTEE

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

MAVERICK County

Deed of Trust Dated: October 3, 2014

Amount: \$260,200.00

Grantor(s): EVA E FERNANDEZ and FELIPE FERNANDEZ

Original Mortgagee: MORTGAGE LENDERS OF AMERICA, LLC, A LIMITED LIABILITY COMPANY

Current Mortgagee: FLAGSTAR BANK, FSB

Mortgagee Servicer and Address: c/o FAY SERVICING, LLC, 939 W. North Avenue, Suite 680, Chicago, IL 60642

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

Recording Information: Document No. 183323

Legal Description: LOT 22, IN BLOCK 2, OF WILLOW RIDGE SUBDIVISION, UNIT 2, AN ADDITION TO THE CITY OF EAGLE PASS, MAVERICK COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN/UNDER ENVELOPE 172, SIDE A, MAP/PLAT RECORDS, MAVERICK COUNTY, TEXAS.

Date of Sale: December 5, 2017 between the hours of 10:00 AM and 1:00 PM.

Earliest Time Sale Will Begin: 10:00 AM

Place of Sale: The foreclosure sale will be conducted at public venue in the area designated by the MAVERICK County Commissioners Court pursuant to Section 51.002 of the Texas Property Code as the place where 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.

CALVIN SPEER OR MELODY SPEER, WENDY SPEER, FREDERICK BRITTON, RAYMOND PEREZ, AMY ORTIZ, PATRICIA SANDERS, CHRIS LAFOND, FREDRICK BRITTON, NANCY GOMEZ OR LEO GOMEZ have been appointed as Substitute Trustee(s), ('Substitute Trustee') each empowered to act independently, in the place of said original Trustee, upon the contingency and in the manner authorized by said Deed of Trust.

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.

NOTICE IS FURTHER GIVEN that, except to the extent that the Substitute Trustee(s) may bind and obligate the Mortgagors to warrant title to the Property under the terms of the Deed of Trust, conveyance of the Property shall be made 'AS IS' 'WHERE IS' without any representations and warranties whatsoever, express or implied, and subject to all matters of record affecting the Property.

A debtor who is serving on active military duty may have special rights or relief related to this notice under federal law, including the Servicemembers Civil Relief Act (50 U.S.C. §§ 3901 et seq.), and state law, including Section 51.015 Texas Property Code. 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.

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.


RACHEL U. DONNELLY, ATTORNEY AT LAW

HUGHES, WATTERS & ASKANASE, L.L.P.
1201 Louisiana, Suite 2800
Houston, Texas 77002
Reference: 2017-005363


CALVIN SPEER OR MELODY SPEER, WENDY SPEER, FREDERICK BRITTON, RAYMOND PEREZ, AMY ORTIZ, PATRICIA SANDERS, CHRIS LAFOND, FREDRICK BRITTON, NANCY GOMEZ OR LEO GOMEZ
c/o AUCTION.COM, LLC
1 Mauchly
Irvine, California 92618



NOTICE OF SUBSTITUTE TRUSTEE SALE

Deed of Trust Date:
7/17/2009

Grantor(s)/Mortgagor(s):
ALVARO JACOBO RODRIGUEZ, JR, A
SINGLE MAN

Original Beneficiary/Mortgagee:
MORTGAGE ELECTRONIC REGISTRATION
SYSTEMS, INC. ("MERS") SOLELY AS A
NOMINEE FOR MARQUEE MORTGAGE, ITS
SUCCESSORS AND ASSIGNS

Current Beneficiary/Mortgagee:
Caliber Home Loans, Inc.

Recorded in:
Volume: 1176
Page: 273
Instrument No: 155723

Property County:
MAVERICK

Mortgage Servicer:
Caliber Home Loans, Inc. is representing the
Current Beneficiary/Mortgagee under a servicing
agreement with the Current
Beneficiary/Mortgagee.

Mortgage Servicer's Address:
13801 Wireless Way,
Oklahoma City, OK 73134

Legal Description: BEING ALL THAT CERTAIN TRACT OR PARCEL OF LAND TOGETHER WITH ALL IMPROVEMENTS THEREON, AN BEING LOT 17, IN BLOCK 1, OF SOUTHWOOD PARK SUBDIVISION, UNIT 1, AN ADDITION TO THE CITY OF EAGLE PASS, MAVERICK COUNTY, TEXAS, AS SHOWN ON THE PLAT OF SAID UNIT 1 WHICH IS OF RECORD IN ENVELOPE 77, SIDE 1 (FORMERLY VOL. 2, PAGE 41), MAP RECORDS OF MAVERICK COUNTY, TEXAS.

Date of Sale: 12/5/2017

Earliest Time Sale Will Begin: 10:00AM

Place of Sale of Property: STEPS AT THE FRONT OF THE COURTHOUSE ON QUARRY ST. 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.

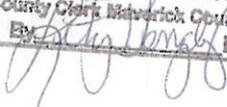
The Substitute Trustee will sell the property by public auction to the highest bidder for cash at the place and date specified. The sale will begin at the earliest time stated above or within three (3) hours after that time.

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



Nancy Gomez, Leo Gomez, Calvin Speer,
Wendy Speer, Melody Speer
or Cole D. Patton
or Deanna Segovia
McCARTHY & HOLTHUS, LLP
1255 WEST 15TH STREET, SUITE 1060
PLANO, TX 75075

MH File Number: TX-17-34336-POS
Loan Type: Conventional Residential

FILED
AT 11:44 O'CLOCK A.M.
OCT 30 2017
SARA MONTEMAYOR
County Clerk, Maverick County, Texas
By  Deputy