

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: March 05, 2019

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 March 24, 2017 and recorded in Document CLERK'S FILE NO. 196543 real property records of MAVERICK County, Texas, with HUGO REFUGIO ROSAS AND TONYA SHAY ROSAS, grantor(s) and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., ("MERS"), AS NOMINEE, mortgagee.

4. Obligations Secured. Deed of Trust or Contract Lien executed by HUGO REFUGIO ROSAS AND TONYA SHAY ROSAS, securing the payment of the indebtednesses in the original principal amount of \$248,515.00, and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. AMERIHOM MORTGAGE COMPANY, 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. CENLAR FSB, as Mortgage Servicer, is representing the current mortgagee, whose address is:

c/o CENLAR FSB
425 PHILLIPS BLVD
EWING, NJ 08618

By Bertha Cardenas

NANCY GOMEZ, LEO GOMEZ, CALVIN SPEER, WENDY SPEER, MELODY SPEER, RAYMOND PEREZ, AMY ORTIZ, STACEY BENNETT, GARRETT SANDERS, 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

My name is Bertha Cardenas and my address is c/o 4004 Belt Line Road, Suite 100, Addison, Texas 75001. I declare under penalty of perjury that on Dec 28, 2018 I filed at the office of the MAVERICK County Clerk and caused to be posted at the MAVERICK County courthouse this notice of sale.

Certificate of Posting

Declarants Name: Bertha Cardenas
Date: 12/28/2018

FILED
AT 3:47 O'CLOCK P M
DEC 28 2018
SARA MONTECALVO
County Clerk Maverick County, Texas
By John Bah Deputy



EXHIBIT A

LOT 1, BLOCK 6, RIVERVIEW PARK ADDITION, UNIT 3, AN ADDITION TO THE CITY OF EAGLE PASS, MAVERICK COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN ENVELOPE 157, SIDE A, MAP RECORDS OF MAVERICK COUNTY, TEXAS.



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