

OCT 15 2019

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

SARA MONTEMAYOR
County Clerk Maverick County, Texas
By *Sara Montemayor* Deputy

**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.**

Matter No.: 084817-TX

Date: October 11, 2019

County where Real Property is Located: Maverick

ORIGINAL MORTGAGOR: GABRIEL G. BARRERA, A SINGLE MAN
ORIGINAL MORTGAGEE: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS
BENEFICIARY, AS NOMINEE FOR AMCAP MORTGAGE LTD. DBA
GOLD FINANCIAL SERVICES, ITS SUCCESSORS AND ASSIGNS
CURRENT MORTGAGEE: TOWNE MORTGAGE COMPANY
MORTGAGE SERVICER: TOWNE MORTGAGE COMPANY

DEED OF TRUST DATED 9/30/2015, RECORDING INFORMATION: Recorded on 10/5/2015, as Instrument No. 188569 in Book 1542 Page 247

SUBJECT REAL PROPERTY (LEGAL DESCRIPTION): LOT SIX (6), BLOCK THIRTY(30), SOUTH HEIGHTS ADDITION TO THE CITY OF EAGLE PASS, MAVERICK COUNTY, TEXAS, AS SHOWN ON AMENDED PLAT OF SAID ADDITION WHICH IS OF RECORD IN ENVELOPE 18, SIDE 2, MAP RECORDS OF MAVERICK COUNTY, TEXAS.

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on 11/5/2019, the foreclosure sale will be conducted in Maverick County in the area designated by the Commissioners Court, pursuant to Section 51.002 of the Texas Property Code as the place where the foreclosure sales are to take place. If no place is designated by the Commissioners Court, sale will be conducted at the place where the Notice of Trustee's Sale was posted. The trustee's sale will be conducted no earlier than 10:00 AM, or not later than three (3) hours after that time, by one of the Substitute Trustees who will sell, to the highest bidder for cash, subject to the unpaid balance due and owing on any lien indebtedness superior to the Deed of Trust.

TOWNE MORTGAGE COMPANY is acting as the Mortgage Servicer for TOWNE MORTGAGE COMPANY who is the Mortgagee of the Note and Deed of Trust associated with the above referenced loan. TOWNE MORTGAGE COMPANY, as Mortgage Servicer, is representing the Mortgagee, whose address is:

TOWNE MORTGAGE COMPANY
2170 E. Big Beaver Road, Suite A
Troy, Michigan 48083

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




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authorized to collect the debt and to administer any resulting foreclosure of the property securing the above referenced loan.

WHEREAS, in my capacity as attorney for the Mortgagee and/or Its Mortgage Servicer, and pursuant to Section 51.0076 of the Texas Property Code, I **HEREBY APPOINT AND DESIGNATE CALVIN SPEER, MELODY SPEER, WENDY SPEER, PAUL A. HOEFKER, ROBERT L. NEGRIN** or either one of them, as Substitute Trustee, to act, either singly or jointly, under and by virtue of said Deed of Trust and hereby request said Substitute Trustees, or any one of them to sell the property in said Deed of Trust described and as provided therein. The address for the Substitute Trustee as required by Texas Property Code, Section 51.0075(e) is Aldridge Pite, LLP, 701 N. Post Oak Road, Suite 205, Houston, TX 77024. (713) 293-3618.

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.

By: 

Paul A. Hoefker, Attorney
Robert L. Negrin, Attorney
Aldridge Pite, LLP
701 N. Post Oak Road, Suite 205
Houston, TX 77024

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