

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 01, 2015

Time: The sale will begin at 11:00AM or not later than three hours after that time.

Place: AREA IN FRONT OF THE EAST DOOR OF THE VICTORIA COUNTY COURTHOUSE BUILDING LOCATED AT 115 N. BRIDGE STREET 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 May 11, 2005 and recorded in Document CLERK'S FILE NO. 200508032 real property records of VICTORIA County, Texas, with TRACY GILLETT AND KATHY GILLETT, grantor(s) and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS NOMINEE, mortgagee.

4. **Obligations Secured.** Deed of Trust or Contract Lien executed by TRACY GILLETT AND KATHY GILLETT, securing the payment of the indebtednesses in the original principal amount of \$118,240.00, and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. WELLS FARGO BANK, N.A. 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.

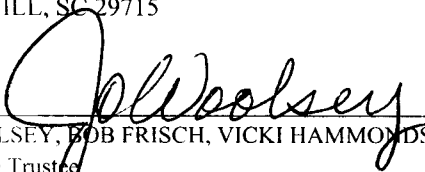
6. **Mortgage Servicer Information.** The Mortgage Servicer is authorized to represent the Mortgagee by virtue of a servicing agreement with the Mortgagee. Pursuant to the Servicing Agreement and Texas Property Code § 51.0025, the Mortgage Servicer is authorized to collect the debt and to administer any resulting foreclosure of the lien securing the Property referenced above. WELLS FARGO BANK, N.A., as Mortgage Servicer, is representing the current mortgagee, whose address is:

c/o WELLS FARGO BANK, N.A.  
3476 STATEVIEW BLVD  
FORT MILL, SC 29715

**FILED**

DG

2015 SEP 28 P 2: 54



JO WOOLSEY, BOB FRISCH, VICKI HAMMONDS OR JAMIE STEEN

Substitute Trustee

c/o BARRETT DAFFIN FRAPPIER TURNER & ENGEL, LLP

15000 Surveyor Boulevard, Suite 100

Addison, Texas 75001

  
COUNTY CLERK  
VICTORIA COUNTY, TEXAS

Certificate of Posting

My name is \_\_\_\_\_, and my address is c/o 15000 Surveyor Boulevard, Suite 100, Addison, Texas 75001.

I declare under penalty of perjury that on \_\_\_\_\_ I filed at the office of the VICTORIA County Clerk and caused to be posted at the VICTORIA County courthouse this notice of sale.

Declarants Name: \_\_\_\_\_

Date: \_\_\_\_\_



**EXHIBIT "A"**

BEING LOT NUMBER THREE (3), IN BLOCK NUMBER THREE (3), OF FOREST HAVEN, AN ADDITION TO THE CITY OF VICTORIA, VICTORIA COUNTY, TEXAS, ACCORDING TO THE ESTABLISHED MAP AND PLAT OF SAID ADDITION OF RECORD IN VOLUME 4, PAGE 4 OF THE PLAT RECORDS OF VICTORIA COUNTY, TEXAS.



NOS00000005503966

**NOTICE OF ACCELERATION AND NOTICE OF TRUSTEE'S SALE**

**DEED OF TRUST INFORMATION:**

**Date:** 11/18/2005  
**Grantor(s):** PATRICIA GARCIA, A SINGLE INDIVIDUAL  
**Original Mortgagee:** BANK OF AMERICA, N.A.  
**Original Principal:** \$71,800.00  
**Recording Information:** Instrument 200515994  
**Property County:** Victoria  
**Property:**

BEING LOT NUMBER FOURTEEN (14), IN BLOCK NUMBER ELEVEN (11), OF PRIMROSE PLACE, AN ADDITION TO THE CITY OF VICTORIA, VICTORIA COUNTY, TEXAS. ACCORDING TO THE ESTABLISHED MAP AND PLAT OF SAID ADDITION OF RECORD IN VOLUME 3, PAGE 48 OF THE PLAT RECORDS OF VICTORIA COUNTY, TEXAS, TO WHICH REFERENCE IS HERE MADE FOR DESCRIPTIVE PURPOSES.

**Reported Address:** 4805 LILAC STREET, VICTORIA, TX 77904

**MORTGAGE SERVICING INFORMATION:**

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

**Current Mortgagee:** Nationstar Mortgage LLC  
**Mortgage Servicer:** Nationstar Mortgage LLC  
**Current Beneficiary:** Nationstar Mortgage LLC  
**Mortgage Servicer Address:** 8950 Cypress Waters Blvd., Coppel, TX 75019

**SALE INFORMATION:**

**Date of Sale:** Tuesday, the 3rd day of November, 2015  
**Time of Sale:** 11:00AM or within three hours thereafter.  
**Place of Sale:** AT THE AREA IN FRONT OF THE EAST DOOR OF THE COURTHOUSE BUILDING, LOCATED AT 115 NORTH BRIDGE STREET in Victoria County, Texas, or, if the preceding area is no longer the designated area, at the area most recently designated by the Victoria County Commissioner's Court.

**Substitute Trustee(s):** Jo Woolsey, Bob Frisch, Vicki Hammonds, Arnold Mendoza, Cristina Camarata, Sammy Hooda, Michael Burns, 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 Jo Woolsey, Bob Frisch, Vicki Hammonds, Arnold Mendoza, Cristina Camarata, Sammy Hooda, Michael Burns, 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. Jo Woolsey, Bob Frisch, Vicki Hammonds, Arnold Mendoza, Cristina Camarata, Sammy Hooda, Michael Burns, 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**

2015 SEP 28 P 2:55

  
COUNTY CLERK  
VICTORIA COUNTY, TEXAS

NOTICE OF ACCELERATION AND NOTICE OF TRUSTEE'S SALE

**DEED OF TRUST INFORMATION:**

**Date:** 08/16/2004  
**Grantor(s):** ROY L. PICKENS, UNMARRIED MAN  
**Original Mortgagee:** MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., SOLELY AS NOMINEE FOR BSM FINANCIAL, L.P. DBA BROKERSOURCE, ITS SUCCESSORS AND ASSIGNS  
**Original Principal:** \$114,411.00  
**Recording Information:** Instrument 200411713  
**Property County:** Victoria  
**Property:** BEING LOT NUMBER TEN (10), IN BLOCK NUMBER TWELVE (12), OF BRIDLE RIDGE IV, AN ADDITION TO THE CITY OF VICTORIA, VICTORIA COUNTY, TEXAS, ACCORDING TO THE ESTABLISHED MAP AND PLAT OF SAID ADDITION OF RECORD IN VOLUME 8, AT PAGE 31C-D OF THE PLAT RECORDS OF VICTORIA COUNTY, TEXAS, TO WHICH REFERENCE IS HEREMADE FOR DESCRIPTIVE PURPOSE.  
**Reported Address:** 120 HACKAMORE LANE, VICTORIA, TX 77904

**MORTGAGE SERVICING INFORMATION:**

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

**Current Mortgagee:** Wells Fargo Bank, N.A.  
**Mortgage Servicer:** Wells Fargo Bank, N. A.  
**Current Beneficiary:** Wells Fargo Bank, N.A.  
**Mortgage Servicer Address:** 3476 Stateview Boulevard, Fort Mill, SC 29715

**SALE INFORMATION:**

**Date of Sale:** Tuesday, the 1st day of December, 2015  
**Time of Sale:** 11:00AM or within three hours thereafter.  
**Place of Sale:** AT THE AREA IN FRONT OF THE EAST DOOR OF THE COURTHOUSE BUILDING, LOCATED AT 115 NORTH BRIDGE STREET in Victoria County, Texas, or, if the preceding area is no longer the designated area, at the area most recently designated by the Victoria County Commissioner's Court.  
**Substitute Trustee(s):** Jo Woolsey, Bob Frisch, Vicki Hammonds, Arnold Mendoza, Cristina Camarata, Sammy Hooda, Michael Burns, 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 Jo Woolsey, Bob Frisch, Vicki Hammonds, Arnold Mendoza, Cristina Camarata, Sammy Hooda, Michael Burns, 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

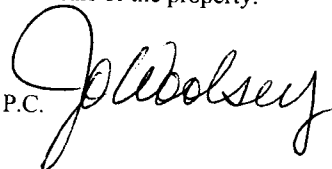
WHEREAS, the undersigned law firm has been requested to provide these notices on behalf of the Current Mortgagee, Mortgage Servicer and Substitute Trustees;

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. Jo Woolsey, Bob Frisch, Vicki Hammonds, Arnold Mendoza, Cristina Camarata, Sammy Hooda, Michael Burns, 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**

2015 SEP 28 P 2:59

  
COUNTY CLERK  
VICTORIA COUNTY, TEXAS

NOTICE OF ACCELERATION AND NOTICE OF TRUSTEE'S SALE

**DEED OF TRUST INFORMATION:**

**Date:** 07/05/2013  
**Grantor(s):** CARLOS A DORR AND AMANDA E DORR, HUSBAND AND WIFE  
**Original Mortgagee:** MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC., SOLELY AS NOMINEE FOR WALLICK AND VOLK, INC., ITS SUCCESSORS AND ASSIGNS  
**Original Principal:** \$125,000.00  
**Recording Information:** Instrument 201308690  
**Property County:** Victoria  
**Property:** BEING LOT NUMBER THREE (3), IN BLOCK NUMBER THREE (3), OF EAGLE CREEK PHASE I, AN ADDITION TO THE CITY OF VICTORIA, VICTORIA COUNTY, TEXAS, ACCORDING TO THE ESTABLISHED MAP AND PLAT OF RECORD IN VOLUME 7, PAGE 165 A AND B, OF THE PLAT RECORDS OF VICTORIA COUNTY, TEXAS.  
**Reported Address:** 204 ASHLAND CRK., VICTORIA, TX 77901

**MORTGAGE SERVICING INFORMATION:**

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

**Current Mortgagee:** Wells Fargo Bank, N.A.  
**Mortgage Servicer:** Wells Fargo Bank, N.A.  
**Current Beneficiary:** Wells Fargo Bank, N.A.  
**Mortgage Servicer Address:** 3476 Stateview Boulevard, Fort Mill, SC 29715

**SALE INFORMATION:**

**Date of Sale:** Tuesday, the 3rd day of November, 2015  
**Time of Sale:** 11:00AM or within three hours thereafter.  
**Place of Sale:** AT THE AREA IN FRONT OF THE EAST DOOR OF THE COURTHOUSE BUILDING, LOCATED AT 115 NORTH BRIDGE STREET in Victoria County, Texas, or, if the preceding area is no longer the designated area, at the area most recently designated by the Victoria County Commissioner's Court.  
**Substitute Trustee(s):** Jo Woolsey, Bob Frisch, Vicki Hammonds, Arnold Mendoza, Cristina Camarata, Sammy Hooda, Michael Burns, 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 Jo Woolsey, Bob Frisch, Vicki Hammonds, Arnold Mendoza, Cristina Camarata, Sammy Hooda, Michael Burns, 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

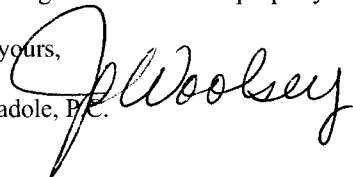
WHEREAS, the undersigned law firm has been requested to provide these notices on behalf of the Current Mortgagee, Mortgage Servicer and Substitute Trustees;

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

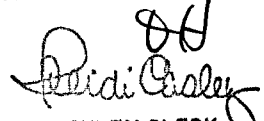
1. The maturity of the Note has been accelerated and all sums secured by the Deed of Trust have been declared to be immediately due and payable.
2. Jo Woolsey, Bob Frisch, Vicki Hammonds, Arnold Mendoza, Cristina Camarata, Sammy Hooda, Michael Burns, Alexander Wolfe, Suzanne Suarez or Adam Womack, any 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.



2015 SEP 30 P 12:42

  
COUNTY CLERK  
VICTORIA COUNTY, TEXAS

NOTICE OF FORECLOSURE SALE

Date: October 5, 2015

FILED

2015 OCT -6 A 11:45

**Deed of Trust:**

Date: March 1, 2013  
Grantor: April Lacina  
Trustee: Kelly Garrett Kucera  
Beneficiary: Dante H. Garza  
County Where Property is Located: Victoria  
Recorded In: Instrument Number 201303155 of the Official Records of Victoria County, Texas

DN  
Piedi Casley  
COUNTY CLERK  
VICTORIA COUNTY, TEXAS

**Property To Be Sold.**

*Being Lots No. Ten (10), Eleven (11), and Twelve (12), in Block Four (4), in the Town of Placedo, Victoria County, Texas, according to the map and plat of said Town, recorded in Volume 62, Page 207, Deed Records of Victoria County, Texas.*

**Date and Time of Sale of Property:**

**Tuesday, November 3, 2015.** The sale shall begin no earlier than **10:00 A.M.** or no later than three hours thereafter. The sale shall be completed by no later than **1:00 P.M.**

**Place of Sale of Property:** Courthouse foyer facing Bridge Street, Victoria County Courthouse

**Terms of Sale.**

The sale will be conducted as a public auction to the highest bidder for cash, subject to the provisions of the Deed of Trust permitting the beneficiary thereunder to have the bid credited to the note up to the amount of the unpaid debt secured by the Deed of Trust at the time of sale.

Those desiring to purchase the property will need to be demonstrate their ability to pay cash on the day the property is sold.

The sale will be made expressly subject to any title matters set forth in the Deed of Trust, but prospective bidders are reminded that by law the sale will necessarily be made subject to all prior matters of record affecting the property, if any, to the extent that they remain in force and effect and have not been subordinated to the Deed of Trust. Prospective bidders are strongly urged to examine the applicable property records to determine the nature and extent of such matters, if any.

**Type of Sale.**

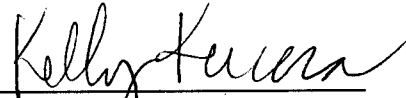
The sale is a nonjudicial deed of trust lien and security interest foreclosure sale being conducted pursuant to the power of sale granted by the Deed of Trust executed by Mortgager to Kelly Garrett Kucera, Trustee for the benefit of Dante H. Garza and recorded in **Instrument Number 201303155**, Official Records of Victoria County, Texas.

**Obligations Secured.**

The Deed of Trust provides that it secures the payment of the indebtedness and obligations therein described including but not limited to the Promissory Note of even dated therewith, in the original principal amount of **\$40,000.00** and executed by April L. Lacina and payable to the order of Dante H. Garza and all renewals, modifications and extensions of the Note. Dante H. Garza is the current owner and holder of the Note and the Obligations and is the beneficiary under the Deed of Trust.

**Default and Request To Act.**

Default has occurred under the Deed of Trust, and the beneficiary has requested me, as Trustee, to conduct this sale. Notice is to be given that before the sale the beneficiary may appoint another person as substitute trustee to conduct the sale.



Kelly Garrett Kucera, Trustee  
Kelly Garrett Kucera, Attorney at Law  
State Bar No. 24049155  
P.O. Box 5393  
Victoria, Texas 77903  
Telephone: 361.576.0145

**Current Borrower:** ANDREW AMARO AND PATRICIA AMARO, HUSBAND AND WIFE  
**MH File Number:** TX-15-25362-FC  
**VA/FHA/PMI Number:**  
**Loan Type:** FHA  
**Property Address:** 4806 CAMELLIA ST, VICTORIA, TX 77904-2128

**FILE No.** 8807  
**County Clerk, Victoria County, Texas**

## NOTICE OF SUBSTITUTE TRUSTEE SALE

**Deed of Trust Date:**  
4/14/2008

**Grantor(s)/Mortgagor(s):**  
ANDREW AMARO AND PATRICIA AMARO,  
HUSBAND AND WIFE

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

**Current Beneficiary/Mortgagee:** **FILED**  
BANK OF AMERICA, N.A.

2015 OCT 12 A 9:26  
Am  
Diedi Osley  
COUNTY CLERK  
VICTORIA COUNTY, TEXAS

**Recorded in:**  
**Volume:** N/A  
**Page:** N/A  
**Instrument No:** 200804489

**Property County:**  
VICTORIA

**Mortgage Servicer:**  
BANK OF AMERICA, N.A. is representing the  
Current Beneficiary/Mortgagee under a servicing  
agreement with the Current Beneficiary/Mortgagee.

**Mortgage Servicer's Address:**  
7105 Corporate Drive, Plano, TX 75024

**Legal Description:** BEING LOT NUMBER THREE (3), IN BLOCK NUMBER FIVE (5), OF PRIMROSE PLACE, AN ADDITION TO THE CITY OF VICTORIA, VICTORIA COUNTY, TEXAS, ACCORDING TO THE ESTABLISHED MAP OR PLAT OF RECORD IN VOLUME 3, PAGE 48, OF THE MAP AND PLAT RECORDS OF VICTORIA COUNTY, TEXAS.

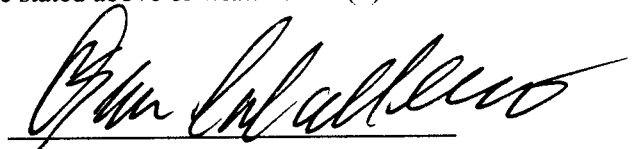
**Date of Sale:** 11/3/2015

**Earliest Time Sale Will Begin:** 11:00 AM

**Place of Sale of Property:** THE AREA IN FRONT OF THE EAST DOOR OF THE COURTHOUSE BUILDING LOCATED AT 115 NORTH BRIDGE STREET 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.**



Oscar Caballero, Donna Caballero  
or Cole D. Patton  
or Catherine Allen-Rea  
MCCARTHY HOLTHUS - TEXAS, LLP  
ATTN: SALES  
1255 West 15th Street, Suite 1060  
Plano, TX 75075



4545603



NOTICE OF SUBSTITUTE TRUSTEE'S SALE

The State of Texas §  
County of Victoria §

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated March 7, 2014, DM Custom Homes, LLC conveyed to Janis L. Scott, as Trustee, the following property situated in the County of Victoria, Texas, to-wit:

Lot 31, Block 1, Highland Hills Section IV, an addition to the City of Victoria, Victoria County, Texas, according to the map and plat of said addition of record in Volume 9, Page 73A&B, Plat Records, Victoria County, Texas

(herein the "Property") to secure that one certain Promissory Note therein described in the original principal amount of \$157,000.00 executed by DM Custom Homes, LLC, and made payable to the order of R.L. Denison, Jr. (herein the "Note"), which such Deed of Trust is recorded under Instrument or Document Number 201407968 of the Official Records of Victoria County, Texas (herein "Deed of Trust"); and

WHEREAS, the undersigned has been appointed as Substitute Trustee in the place and stead of Janis L. Scott, Trustee, in the aforesaid Deed of Trust, said appointment being in the manner authorized by the Deed of Trust; and

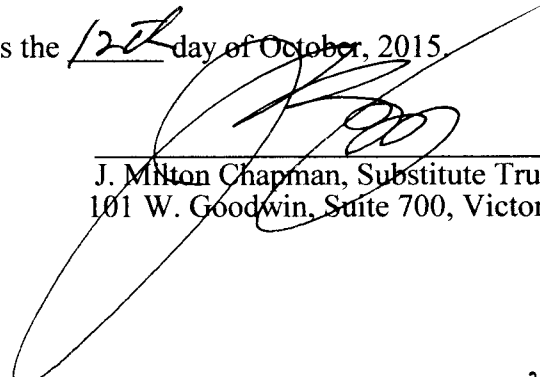
WHEREAS, default has occurred under the terms of the Note secured by the Deed of Trust; the indebtedness evidenced therein is now wholly due and the owner and holder of said indebtedness has requested the undersigned to sell the property to satisfy same.

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on Tuesday, November 3, 2015, I will sell for cash, the property in the area designated by the Commissioner's Court of Victoria County as the area where foreclosure sales are to take place, being in the area in front of the east door, facing Bridge Street, of the Victoria County Courthouse, 115 N. Bridge, Victoria, Texas, to the highest bidder. The time at which the sale will begin will be 10 AM, or within three (3) hours after said time.

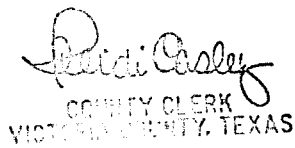
In offering this property for sale at foreclosure pursuant to its deed of trust, neither the lien holder nor the duly appointed trustee or substitute trustee, as the case may be, make any warranties or representations, express or implied, regarding the compliance or non-compliance of this property with the Comprehensive Environmental Response, Compensation and Liability Act, ("CERCLA"), the Resource Conservation and Recovery Act, ("RCRA"), the Texas Solid Waste and Disposal Act, the Regulations of the United States Environmental Protection Agency, the Texas Water Commission, or any other Federal, State or local environmental law or regulation, which include, but are not limited to representations that the property has not been used (i) for the storage, transportation, processing or disposal of hazardous waste, industrial solid or municipal solid waste as those terms are defined in the Texas Solid Waste and Disposal Act, Tex. Rev. Civ. Stat. Ann. Art. 4477-7, or any toxic or hazardous wastes, substances or materials as identified under the Resource Conservation and Recovery Act of 1976 (42 U.S.C. § 6901 et seq.), as amended, the Comprehensive Environmental Response, Compensation and Liability Act (42 U.S.C. § 9601 et seq.), as amended, and the regulations of the United States Environmental Protection Agency, or (ii) in such a way as to create any environmental condition that is actionable under any Federal, State or local environmental law or regulation. Any such representations or warranties are expressly disclaimed hereby.

The Purchaser of the property at the foreclosure sale shall accept and take the property in its present condition and subject to any loss, claims, liability, damages, injunctive relief, injuries to person, property or natural resources, cost, expense, action, or cause of action, pursuant to any Federal, State or local law or regulation.

WITNESS my hand this the 12<sup>th</sup> day of October, 2015.

  
\_\_\_\_\_  
J. Milton Chapman, Substitute Trustee  
101 W. Goodwin, Suite 700, Victoria, TX 77901

FILED  
*an*  
2015 OCT 12 P 12: 24

  
HEIDI CASLEY  
COUNTY CLERK  
VICTORIA COUNTY, TEXAS

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

The State of Texas §  
County of Victoria §

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated October 10, 2014, DM Custom Homes, LLC conveyed to Janis L. Scott, as Trustee, the following property situated in the County of Victoria, Texas, to-wit:

Lot 16, Block 1, Highland Hills Section IV, an addition to the City of Victoria, Victoria County, Texas, according to the map and plat of said addition of record in Volume 9, Page 73A&B, Plat Records, Victoria County, Texas

(herein the "Property") to secure that one certain Promissory Note therein described in the original principal amount of \$193,060.00 executed by DM Custom Homes, LLC, and made payable to the order of R.L. Denison, Jr. (herein the "Note"), which such Deed of Trust is recorded under Instrument or Document Number 201411922 of the Official Records of Victoria County, Texas (herein "Deed of Trust"); and

WHEREAS, the undersigned has been appointed as Substitute Trustee in the place and stead of Janis L. Scott, Trustee, in the aforesaid Deed of Trust, said appointment being in the manner authorized by the Deed of Trust; and

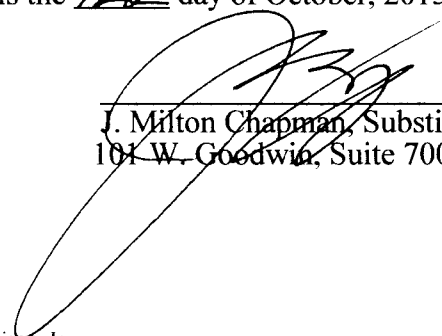
WHEREAS, default has occurred under the terms of the Note secured by the Deed of Trust; the indebtedness evidenced therein is now wholly due and the owner and holder of said indebtedness has requested the undersigned to sell the property to satisfy same.

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on Tuesday, November 3, 2015, I will sell for cash, the property in the area designated by the Commissioner's Court of Victoria County as the area where foreclosure sales are to take place, being in the area in front of the east door, facing Bridge Street, of the Victoria County Courthouse, 115 N. Bridge, Victoria, Texas, to the highest bidder. The time at which the sale will begin will be 10 AM, or within three (3) hours after said time.

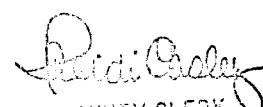
In offering this property for sale at foreclosure pursuant to its deed of trust, neither the lien holder nor the duly appointed trustee or substitute trustee, as the case may be, make any warranties or representations, express or implied, regarding the compliance or non-compliance of this property with the Comprehensive Environmental Response, Compensation and Liability Act, ("CERCLA"), the Resource Conservation and Recovery Act, ("RCRA"), the Texas Solid Waste and Disposal Act, the Regulations of the United States Environmental Protection Agency, the Texas Water Commission, or any other Federal, State or local environmental law or regulation, which include, but are not limited to representations that the property has not been used (i) for the storage, transportation, processing or disposal of hazardous waste, industrial solid or municipal solid waste as those terms are defined in the Texas Solid Waste and Disposal Act, Tex. Rev. Civ. Stat. Ann. Art. 4477-7, or any toxic or hazardous wastes, substances or materials as identified under the Resource Conservation and Recovery Act of 1976 (42 U.S.C. § 6901 et seq.), as amended, the Comprehensive Environmental Response, Compensation and Liability Act (42 U.S.C. § 9601 et seq.), as amended, and the regulations of the United States Environmental Protection Agency, or (ii) in such a way as to create any environmental condition that is actionable under any Federal, State or local environmental law or regulation. Any such representations or warranties are expressly disclaimed hereby.

The Purchaser of the property at the foreclosure sale shall accept and take the property in its present condition and subject to any loss, claims, liability, damages, injunctive relief, injuries to person, property or natural resources, cost, expense, action, or cause of action, pursuant to any Federal, State or local law or regulation.

WITNESS my hand this the 12<sup>th</sup> day of October, 2015.

  
\_\_\_\_\_  
J. Milton Chapman, Substitute Trustee  
101 W. Goodwin, Suite 700, Victoria, TX 77901

FILED  
an  
2015 OCT 12 P 12:26

  
HEIDI COOLEY  
COUNTY CLERK  
VICTORIA COUNTY, TEXAS

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

The State of Texas  
County of Victoria

§  
§  
§

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated June 9, 2014, DM Custom Homes, LLC conveyed to Janis L. Scott, as Trustee, the following property situated in the County of Victoria, Texas, to-wit:

Lot 2, Block 1, Highland Hills Section IV, an addition to the City of Victoria, Victoria County, Texas, according to the map and plat of said addition of record in Volume 9, Page 73A&B, Plat Records, Victoria County, Texas

(herein the "Property") to secure that one certain Promissory Note therein described in the original principal amount of \$157,000.00 executed by DM Custom Homes, LLC, and made payable to the order of R.L. Denison, Jr. (herein the "Note"), which such Deed of Trust is recorded under Instrument or Document Number 201406543 of the Official Records of Victoria County, Texas (herein "Deed of Trust"); and

WHEREAS, the undersigned has been appointed as Substitute Trustee in the place and stead of Janis L. Scott, Trustee, in the aforesaid Deed of Trust, said appointment being in the manner authorized by the Deed of Trust; and

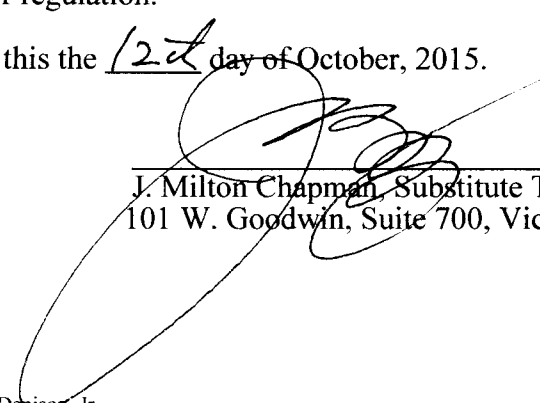
WHEREAS, default has occurred under the terms of the Note secured by the Deed of Trust; the indebtedness evidenced therein is now wholly due and the owner and holder of said indebtedness has requested the undersigned to sell the property to satisfy same.

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on Tuesday, November 3, 2015, I will sell for cash, the property in the area designated by the Commissioner's Court of Victoria County as the area where foreclosure sales are to take place, being in the area in front of the east door, facing Bridge Street, of the Victoria County Courthouse, 115 N. Bridge, Victoria, Texas, to the highest bidder. The time at which the sale will begin will be 10 AM, or within three (3) hours after said time.

In offering this property for sale at foreclosure pursuant to its deed of trust, neither the lien holder nor the duly appointed trustee or substitute trustee, as the case may be, make any warranties or representations, express or implied, regarding the compliance or non-compliance of this property with the Comprehensive Environmental Response, Compensation and Liability Act, ("CERCLA"), the Resource Conservation and Recovery Act, ("RCRA"), the Texas Solid Waste and Disposal Act, the Regulations of the United States Environmental Protection Agency, the Texas Water Commission, or any other Federal, State or local environmental law or regulation, which include, but are not limited to representations that the property has not been used (i) for the storage, transportation, processing or disposal of hazardous waste, industrial solid or municipal solid waste as those terms are defined in the Texas Solid Waste and Disposal Act, Tex. Rev. Civ. Stat. Ann. Art. 4477-7, or any toxic or hazardous wastes, substances or materials as identified under the Resource Conservation and Recovery Act of 1976 (42 U.S.C. § 6901 et seq.), as amended, the Comprehensive Environmental Response, Compensation and Liability Act (42 U.S.C. § 9601 et seq.), as amended, and the regulations of the United States Environmental Protection Agency, or (ii) in such a way as to create any environmental condition that is actionable under any Federal, State or local environmental law or regulation. Any such representations or warranties are expressly disclaimed hereby.

The Purchaser of the property at the foreclosure sale shall accept and take the property in its present condition and subject to any loss, claims, liability, damages, injunctive relief, injuries to person, property or natural resources, cost, expense, action, or cause of action, pursuant to any Federal, State or local law or regulation.

WITNESS my hand this the 12<sup>th</sup> day of October, 2015.

  
\_\_\_\_\_  
J. Milton Chapman, Substitute Trustee  
101 W. Goodwin, Suite 700, Victoria, TX 77901

FILED  
*An*  
2015 OCT 12 P 12:26

*Dandi Cooley*  
COUNTY CLERK  
VICTORIA COUNTY, TEXAS

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

The State of Texas §  
County of Victoria §

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated May 2, 2014, DM Custom Homes, LLC conveyed to Janis L. Scott, as Trustee, the following property situated in the County of Victoria, Texas, to-wit:

Lot 32, Block 1, Highland Hills Section IV, an addition to the City of Victoria, Victoria County, Texas, according to the map and plat of said addition of record in Volume 9, Page 73A&B, Plat Records, Victoria County, Texas

(herein the "Property") to secure that one certain Promissory Note therein described in the original principal amount of \$157,000.00 executed by DM Custom Homes, LLC, and made payable to the order of R.L. Denison, Jr. (herein the "Note"), which such Deed of Trust is recorded under Instrument or Document Number 201406545 of the Official Records of Victoria County, Texas (herein "Deed of Trust"); and

WHEREAS, the undersigned has been appointed as Substitute Trustee in the place and stead of Janis L. Scott, Trustee, in the aforesaid Deed of Trust, said appointment being in the manner authorized by the Deed of Trust; and

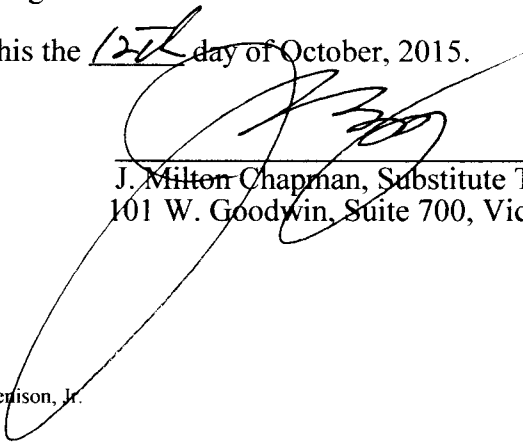
WHEREAS, default has occurred under the terms of the Note secured by the Deed of Trust; the indebtedness evidenced therein is now wholly due and the owner and holder of said indebtedness has requested the undersigned to sell the property to satisfy same.

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on Tuesday, November 3, 2015, I will sell for cash, the property in the area designated by the Commissioner's Court of Victoria County as the area where foreclosure sales are to take place, being in the area in front of the east door, facing Bridge Street, of the Victoria County Courthouse, 115 N. Bridge, Victoria, Texas, to the highest bidder. The time at which the sale will begin will be 10 AM, or within three (3) hours after said time.

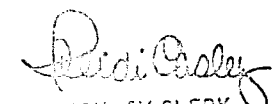
In offering this property for sale at foreclosure pursuant to its deed of trust, neither the lien holder nor the duly appointed trustee or substitute trustee, as the case may be, make any warranties or representations, express or implied, regarding the compliance or non-compliance of this property with the Comprehensive Environmental Response, Compensation and Liability Act, ("CERCLA"), the Resource Conservation and Recovery Act, ("RCRA"), the Texas Solid Waste and Disposal Act, the Regulations of the United States Environmental Protection Agency, the Texas Water Commission, or any other Federal, State or local environmental law or regulation, which include, but are not limited to representations that the property has not been used (i) for the storage, transportation, processing or disposal of hazardous waste, industrial solid or municipal solid waste as those terms are defined in the Texas Solid Waste and Disposal Act, Tex. Rev. Civ. Stat. Ann. Art. 4477-7, or any toxic or hazardous wastes, substances or materials as identified under the Resource Conservation and Recovery Act of 1976 (42 U.S.C. § 6901 et seq.), as amended, the Comprehensive Environmental Response, Compensation and Liability Act (42 U.S.C. § 9601 et seq.), as amended, and the regulations of the United States Environmental Protection Agency, or (ii) in such a way as to create any environmental condition that is actionable under any Federal, State or local environmental law or regulation. Any such representations or warranties are expressly disclaimed hereby.

The Purchaser of the property at the foreclosure sale shall accept and take the property in its present condition and subject to any loss, claims, liability, damages, injunctive relief, injuries to person, property or natural resources, cost, expense, action, or cause of action, pursuant to any Federal, State or local law or regulation.

WITNESS my hand this the 12th day of October, 2015.

  
\_\_\_\_\_  
J. Milton Chapman, Substitute Trustee  
101 W. Goodwin, Suite 700, Victoria, TX 77901

FILED  
*aw*  
2015 OCT 12 P 12: 25

  
HEIDI OAKLEY  
COUNTY CLERK  
VICTORIA COUNTY, TEXAS

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

The State of Texas §  
§  
County of Victoria §

KNOW ALL MEN BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated June 9, 2014, DM Custom Homes, LLC conveyed to Janis L. Scott, as Trustee, the following property situated in the County of Victoria, Texas, to-wit:

Lot 1, Block 1, Highland Hills Section IV, an addition to the City of Victoria, Victoria County, Texas, according to the map and plat of said addition of record in Volume 9, Page 73A&B, Plat Records, Victoria County, Texas

(herein the "Property") to secure that one certain Promissory Note therein described in the original principal amount of \$157,000.00 executed by DM Custom Homes, LLC, and made payable to the order of R.L. Denison, Jr. (herein the "Note"), which such Deed of Trust is recorded under Instrument or Document Number 201406542 of the Official Records of Victoria County, Texas (herein "Deed of Trust"); and

WHEREAS, the undersigned has been appointed as Substitute Trustee in the place and stead of Janis L. Scott, Trustee, in the aforesaid Deed of Trust, said appointment being in the manner authorized by the Deed of Trust; and

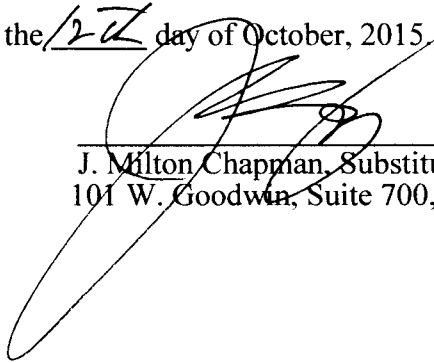
WHEREAS, default has occurred under the terms of the Note secured by the Deed of Trust; the indebtedness evidenced therein is now wholly due and the owner and holder of said indebtedness has requested the undersigned to sell the property to satisfy same.


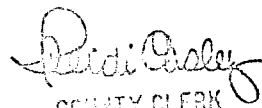
NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on Tuesday, November 3, 2015, I will sell for cash, the property in the area designated by the Commissioner's Court of Victoria County as the area where foreclosure sales are to take place, being in the area in front of the east door, facing Bridge Street, of the Victoria County Courthouse, 115 N. Bridge, Victoria, Texas, to the highest bidder. The time at which the sale will begin will be 10 AM, or within three (3) hours after said time.

In offering this property for sale at foreclosure pursuant to its deed of trust, neither the lien holder nor the duly appointed trustee or substitute trustee, as the case may be, make any warranties or representations, express or implied, regarding the compliance or non-compliance of this property with the Comprehensive Environmental Response, Compensation and Liability Act, ("CERCLA"), the Resource Conservation and Recovery Act, ("RCRA"), the Texas Solid Waste and Disposal Act, the Regulations of the United States Environmental Protection Agency, the Texas Water Commission, or any other Federal, State or local environmental law or regulation, which include, but are not limited to representations that the property has not been used (i) for the storage, transportation, processing or disposal of hazardous waste, industrial solid or municipal solid waste as those terms are defined in the Texas Solid Waste and Disposal Act, Tex. Rev. Civ. Stat. Ann. Art. 4477-7, or any toxic or hazardous wastes, substances or materials as identified under the Resource Conservation and Recovery Act of 1976 (42 U.S.C. § 6901 et seq.), as amended, the Comprehensive Environmental Response, Compensation and Liability Act (42 U.S.C. § 9601 et seq.), as amended, and the regulations of the United States Environmental Protection Agency, or (ii) in such a way as to create any environmental condition that is actionable under any Federal, State or local environmental law or regulation. Any such representations or warranties are expressly disclaimed hereby.

The Purchaser of the property at the foreclosure sale shall accept and take the property in its present condition and subject to any loss, claims, liability, damages, injunctive relief, injuries to person, property or natural resources, cost, expense, action, or cause of action, pursuant to any Federal, State or local law or regulation.

WITNESS my hand this the 12<sup>th</sup> day of October, 2015.

  
\_\_\_\_\_  
J. Milton Chapman, Substitute Trustee  
101 W. Goodwin, Suite 700, Victoria, TX 77901

FILED  
  
2015 OCT 12 P 12: 25  
  
COUNTY CLERK  
VICTORIA COUNTY, TEXAS

FILED

Notice of [Substitute] Trustee 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.

2015 OCT 17 10:07  
COUNTY CLERK  
VICTORIA COUNTY, TEXAS

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

**Date:** 11/03/2015

**Time:** The sale will begin at **11:00 AM** or not later than three hours after that time

**Place:** The area in front of the East door of the Courthouse Building, located at 115 North Bridge Street or any other area designated by the County Commissioners Court 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:** 10 Tiffany Drive, Victoria, TX 77904

2. **Terms of Sale:** Cash

3. **Instrument to be Foreclosed:** The Instrument to be foreclosed is the deed of trust or Contract Lien dated 06/03/2008 and recorded 06/25/2008 in Document 200807589 real property records of Victoria county Texas, with Frank J. Palacios, a single Person and Clara A. Cox, a single Person, as Joint Tenants grantor(s) and AAA Worldwide Financial Co. D/B/A Worldwide Mortgage Co., 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 of Contract Lien executed by Frank J. Palacios, a single Person and Clara A. Cox, a single Person, as Joint Tenants securing the payment of the indebtedness in the original principal amount of \$ **71,798.00**, and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. Ocwen Loan Servicing, LLC 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.

**Notice of [Substitute] Trustee Sale**

7. **Property to be sold:** The property to be sold is described as follows:

**BEING LOT NUMBER ONE (1), IN BLOCK NUMBER TWO (2), OF TIFFANY PLACE, A RURAL SUBDIVISION TO THE CITY OF VICTORIA, VICTORIA COUNTY, TEXAS, ACCORDING TO THE ESTABLISHED MAP AND PLAT OF RECORD IN VOLUME 6, PAGE 329, OF THE PLAT RECORDS OF VICTORIA COUNTY, TEXAS**

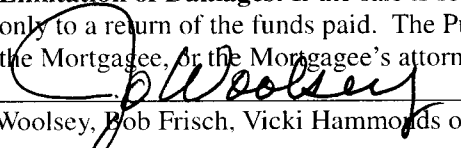
**INCLUDES THE MANUFACTURED HOUSING UNIT AS PART OF THE REAL PROPERTY DESCRIBED AS:**

**MAKE: Palm Harbor  
Model:PH/RIVERBEND 3640  
Year:1998  
Serial # MP224570/A  
HUD label Number: PFS0514847  
Length and Width: 76 x 16**

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: 561-682-8000**

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.



Jo Woolsey, Bob Frisch, Vicki Hammonds or Jamie Steen or Chance Oliver, Bret Allen Substitute Trustee

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

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

**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 TRUSTEE'S SALE**

WHEREAS, on June 9, 1995, RANDALL L. GONZALES AND ANNIE HERNANDEZ, as Grantor(s), executed a Deed of Trust conveying to DAVID E. RUSSELL, as Trustee, the Real Estate hereinafter described, to VICTORIA BANK & TRUST COMPANY in payment of a debt therein described. The Deed of Trust was filed in the real property records of VICTORIA COUNTY, TX and is recorded under Volume 0173, Page 316-324, to which reference is herein made for all purposes.

WHEREAS, default has occurred in the payment of said indebtedness, and the same is now wholly due, and the owner and holder has requested to sell said property to satisfy said indebtedness;

WHEREAS, the undersigned has been appointed Substitute Trustee in the place of said original Trustee, upon contingency and in the manner authorized by said Deed of Trust; and

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on TUESDAY, **December 1, 2015** between ten o'clock AM and four o'clock PM and beginning not earlier than 11:00AM or not later than three hours thereafter, I will sell said Real Estate at the County Courthouse in VICTORIA COUNTY, TX to the highest bidder for cash. The sale will be conducted in the area of the Courthouse designated by the Commissioners Court, of said county, pursuant to Section §51.002 of the Texas Property Code as amended; if no area is designated by the Commissioners' Court, the sale will be conducted in the area immediately adjacent (next) to the location where this Notice of Trustee's Sale was posted.

Said Real Estate is described as follows: In the County of VICTORIA, State of Texas:

FIELDNOTE DESCRIPTION FOR A 0.984 ACRE TRACT OR PARCEL OF LAND LYING, SITUATE, AND BEING IN THE J. M. ESCALERA LEAGUE, A-26 IN VICTORIA COUNTY, TEXAS, AND BEING ALL OF THAT CERTAIN TRACT CONVEYED BY ROBERT E. GRAHAM TO VERNE E. WALTERS AND WIFE, JOY M. WALTERS BY WARRANTY DEED WITH VENDORS LEIN RECORDED IN VOLUME 0102, PAGE 175 OF THE OFFICIAL RECORDS OF SAID COUNTY AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS IN EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF FOR ALL PURPOSES.

Property Address: 4790 FARM MARKET 236  
VICTORIA, TX 77905  
Mortgage Servicer: NATIONSTAR MORTGAGE LLC  
Noteholder: THE BANK OF NEW YORK MELLON AS TRUSTEE FOR THE CWMBS, INC. CWMBS  
REPERFORMING LOAN REMIC TRUST CERTIFICATES, SERIES 2005-R1  
8950 CYPRESS WATERS BLVD  
COPPELL, TEXAS 75019

The Mortgage Servicer is authorized to represent the Noteholder by virtue of a servicing agreement with the Noteholder. 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 property securing the above referenced loan.

FILED

2015 OCT 13 P 1:11

*P. Criley*  
COUNTY CLERK  
VICTORIA COUNTY, TEXAS

*Jo Woolsey*  
SUBSTITUTE TRUSTEE  
JO WOOLSEY OR BOB FRISCH OR VICKI  
HAMMONDS OR ARNOLD MENDOZA OR SANDRA  
MENDOZA OR JAMIE STEEN OR W.D. LAREW OR  
FREDERICK BRITTON OR JACK BURNS II OR EVAN  
PRESS OR PATRICIA SANDERS OR KRISTOPER  
HOLUB OR PATRICK ZWIERS OR KELLEY BURNS  
OR TANYA GRAHAM OR DANIEL WILLSIE OR  
MIKE HANLEY OR ISREAL CURTIS OR JASON  
SPENCE OR JOHN SISK OR OSCAR CABALLERO OR  
DONNA CABALLERO  
c/o Shapiro Schwartz, LLP  
13105 Northwest Freeway, Suite 1200  
Houston, TX 77040  
(713)462-2565

**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 military service to the sender of this notice immediately.**

STATE OF TEXAS §  
COUNTY OF VICTORIA §

FIELDNOTE DESCRIPTION for a 0.984 acre tract or parcel of land lying, situate, and being in the J. M. Escalera League, A-26 in Victoria County, Texas, and being all of that certain tract conveyed by Robert E. Graham to Verne E. Walters and wife, Joy M. Walters by Warranty Deed With Vendors Lien recorded in Volume 0102, Page 175 of the Official Records of said county and being more fully described by metes and bounds as follows:

BEGINNING at the center of an eight inch diameter fence corner post found at the north corner of said Lucas tract, same being the northerly east corner of the Charles Groll et ux 31.06 acre tract (V. 1555, Pg. 79) and being in the southwesterly right-of-way line of FM 236 (a/k/a Upper Mission Valley Road);

THENCE, along the northeasterly line of this tract along said southwesterly right-of-way line, S55°11'00"E, 120.00 feet to a 5/8 inch iron rod found at the east corner of this description, same being the north corner of the Melford D. Howels et ux 1.476 acre tract (V. 0110, Pg. 754 D.R.);

THENCE, along the southeasterly line of this tract, S44°59'10"W, at 10 feet pass the center of a 20 foot wide right-of-way conveyed by Gaylan J. Waitschies to Southwestern Bell Telephone Company (V. 1048, Pg. 831) and continuing for an overall distance of 362.90 feet to a 5/8 inch iron rod found for their common corner and the south corner of this tract, same being in the southerly northeast line of the Charles Groll et ux 31.06 acre tract (V. 1555, Pg. 79);

THENCE, along the southwesterly line of this tract and said Groll tract, N55°11'00"W, 120.00 feet to a 5/8 inch iron rod found at the west corner of this parcel, same being an easterly interior corner of said Groll tract;

THENCE, along the common line of this and said Groll tract, N44°59'10"E, at 352.9 feet pass the center of said 20 foot right-of-way and continuing for an overall distance of 362.90 feet to the POINT OF BEGINNING; CONTAINING within these metes and bounds 0.984 acres of land.

The foregoing fieldnote description for 0.984 acres correctly represents the results of an actual survey made on the ground under my supervision and direction.

In witness hereof, I sign and place my seal this 1st day of June, A.D., 1995.



*Allen J. Hanslik*  
Allen J. Hanslik  
Registered Professional Land Surveyor  
Texas No. 4012

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: November 03, 2015

Time: The sale will begin at 11:00AM or not later than three hours after that time.

Place: AREA IN FRONT OF THE EAST DOOR OF THE VICTORIA COUNTY COURTHOUSE BUILDING LOCATED AT 115 N. BRIDGE STREET OR AS DESIGNATED BY THE COUNTY COMMISSIONERS or as designated by the county commissioners.

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

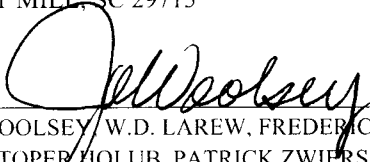
3. **Instrument to be Foreclosed.** The Instrument to be foreclosed is the Deed of Trust or Contract Lien dated April 05, 2006 and recorded in Document CLERK'S FILE NO. 200604904 real property records of VICTORIA County, Texas, with FRANK GONZALES AND MARIBEL GONZALEZ, grantor(s) and WELLS FARGO BANK, N.A., mortgagee.

4. **Obligations Secured.** Deed of Trust or Contract Lien executed by FRANK GONZALES AND MARIBEL GONZALEZ, securing the payment of the indebtednesses in the original principal amount of \$86,262.00, and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. WELLS FARGO BANK, N.A. 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. WELLS FARGO BANK, N.A., as Mortgage Servicer, is representing the current mortgagee, whose address is:

c/o WELLS FARGO BANK, N.A.  
3476 STATEVIEW BLVD  
FORT MILL, SC 29715



JO WOOLSEY, W.D. LAREW, FREDERICK BRITTON, JACK BURNS II, EVAN PRESS, PATRICIA SANDERS, KRISTOPER HOLUB, PATRICK ZWIERS, KELLEY BURNS, TANYA GRAHAM, DANIEL WILLSIE, MIKE HANLEY, ISREAL CURTIS, JASON SPENCE, OR JOHN SISK  
Substitute Trustee

c/o BARRETT DAFFIN FRAPPIER TURNER & ENGEL, LLP  
15000 Surveyor Boulevard, Suite 100  
Addison, Texas 75001

Certificate of Posting

My name is \_\_\_\_\_, and my address is c/o 15000 Surveyor Boulevard, Suite 100, Addison, Texas 75001. I declare under penalty of perjury that on \_\_\_\_\_ I filed at the office of the VICTORIA County Clerk and caused to be posted at the VICTORIA County courthouse this notice of sale.

Declarants Name: \_\_\_\_\_  
Date: \_\_\_\_\_

FILED

2015 OCT 13 P 1:14

  
COUNTY CLERK  
VICTORIA COUNTY, TEXAS



**EXHIBIT "A"**

BEING A 10.69 ACRE TRACT OF LAND SITUATED IN THE S.A. & M.G. RAILROAD CO. SURVEY NO. 8, ABSTRACT NO. 382, VICTORIA COUNTY, TEXAS AND BEING A PORTION OF A TRACT OF LAND DESCRIBED AS 22.6192 ACRES AS CONVEYED FROM GENE W. FANCHER AND CAROL A. FANCHER TO BN LEASING CORPORATION BY SPECIAL WARRANTY DEED DATED JANUARY 8, 2003 AND RECORDED IN OFFICIAL RECORDS INSTRUMENT # 200300464 OF VICTORIA COUNTY, TEXAS, SAID 10.69 ACRE TRACT BEING DESCRIBED BY METES AND BOUNDS AS FOLLOWS;

BEGINNING AT A 3/4 INCH DIAMETER IRON ROD FOUND FOR A NORTHWESTERLY CORNER OF THE HEREIN DESCRIBED TRACT, SAID IRON ROD BEING THE NORTH CORNER OF A 2.51 ACRE TRACT CONVEYED FROM DAVID ANTHONY PADRON TO CHAD HEIBEL, ET UX AS RECORDED IN OFFICIAL RECORDS INSTRUMENT NO. 200400750 OF SAID COUNTY, SAID IRON ROD ALSO BEING IN THE SOUTHWEST RIGHT-OF-WAY LINE OF THE UNION PACIFIC RAILROAD (100' RIGHT-OF-WAY);

THENCE, SOUTH 54°37'55" WEST (CALL, SOUTH 54°30'44" WEST), WITH THE NORTHWEST LINE OF THE 2.51 ACRE HEIBEL TRACT A DISTANCE OF 312.64 FEET (CALL, 313.31 FEET) TO A 3/4 INCH DIAMETER IRON ROD FOUND FOR AN INTERIOR CORNER OF THE HEREIN DESCRIBED TRACT, SAID POINT ALSO BEING THE WEST CORNER OF THE 2.51 ACRE HEIBEL TRACT;

THENCE, SOUTH 34°48'53" EAST (CALL, SOUTH 34°57' 18" EAST), WITH THE SOUTHWEST LINE OF THE 2.51 ACRE HEIBEL TRACT, A DISTANCE OF 299.07 FEET (CALL, 298.83 FEET) TO A 3/4 INCH DIAMETER IRON ROD FOUND FOR AN INTERIOR CORNER OF HEREIN DESCRIBED TRACT, SAID ROD ALSO BEING THE SOUTH CORNER OF THE 2.51 ACRE HEIBEL TRACT;

THENCE, NORTH 54°54' 13" EAST (CALL, NORTH 54°50' 18" EAST), WITH THE SOUTHEAST LINE OF THE 2.51 ACRE HEIBEL TRACT A DISTANCE OF 367.20 FEET (CALL, 367.13 FEET) TO A 1-1/4 INCH IRON T-ROD FOUND FOR AN EXTERIOR CORNER OF HEREIN DESCRIBED TRACT, SAID POINT ALSO BEING IN THE SOUTHEAST LINE OF THE 2.51 ACRE HEIBEL TRACT AND THE WEST CORNER OF A 0.995 ACRE TRACT CONVEYED FROM ISMAEL L. AND GRACIELA M. PEREZ TO FRANK AND MARIBEL GONZALEZ, AS RECORDED IN VOLUME 217, PAGE 479 OF THE OFFICIAL RECORDS OF SAID COUNTY;

THENCE, SOUTH 33°32'05" EAST (BASIS OF BEARING), WITH THE SOUTHWEST LINE OF THE 0.995 ACRE GONZALEZ TRACT, PASSING AT APPROXIMATELY 377 FEET THE SOUTH CORNER OF THE 0.995 ACRE GONZALES TRACT AND THE WEST CORNER OF A 1.00 ACRE TRACT CONVEYED FROM ANDRES P. MARTINEZ, JR., ET UX TO ISMAEL L. PEREZ, ET UX AS RECORDED IN VOLUME 943, PAGE 221 OF THE DEED RECORDS OF SAID COUNTY, AND CONTINUING FOR AN OVERALL DISTANCE OF 591.91 FEET TO A 1 INCH DIAMETER IRON PIPE FOUND FOR AN INTERIOR CORNER OF THE HEREIN DESCRIBED TRACT, SAID IRON PIPE ALSO BEING THE SOUTH CORNER OF THE 1.00 ACRE PEREZ TRACT;

THENCE, NORTH 50°41'53" EAST (CALL, NORTH 51 DEGREES 03'05" EAST), WITH THE SOUTHEAST LINE OF THE 1.00 ACRE PEREZ TRACT, A DISTANCE OF 79.93 FEET (CALL, 79.97 FEET) TO A 3/4 INCH DIAMETER IRON ROD FOUND FOR AN EXTERIOR CORNER OF THE HEREIN DESCRIBED TRACT, SAID POINT ALSO BEING IN THE SOUTHEAST LINE OF THE 1.00 ACRE PEREZ TRACT AND THE WEST CORNER A 1.00 ACRE TRACT CONVEYED FROM MARTA RUBIO TO LUPE G. GONZALEZ, ET UX AS RECORDED IN VOLUME 695, PAGE 436 OF THE DEED RECORDS OF SAID COUNTY;

THENCE, SOUTH 36°54'22" EAST (CALL, SOUTH 36°53'24" EAST), WITH THE SOUTHWEST LINE OF THE 1.00 ACRE LUPE GONZALEZ TRACT, A DISTANCE OF 196.70 FEET (CALL 196.21 FEET) TO A 3/4 INCH DIAMETER IRON ROD FOUND FOR AN INTERIOR CORNER OF THE HEREIN DESCRIBED TRACT, SAID POINT ALSO BEING THE SOUTH CORNER OF THE 1.00 ACRE LUPE GONZALEZ TRACT;

THENCE, NORTH 55°44' 19" EAST, WITH THE SOUTHEAST LINE OF THE 1.00 ACRE LUPE GONZALEZ TRACT, A DISTANCE OF 246.41 FEET TO A 3/4 INCH DIAMETER IRON ROD FOUND FOR AN EXTERIOR CORNER OF THE HEREIN DESCRIBED TRACT, SAID POINT BEING THE EAST CORNER OF THE 1.00 ACRE LUPE GONZALEZ TRACT AND IN THE SOUTHWEST RIGHT-OF-WAY LINE OF THE UNION PACIFIC RAILROAD (100' RIGHT-OF-WAY);

THENCE, SOUTH 53° 52'00" EAST, WITH SOUTHWEST LINE OF THE UNION PACIFIC RAILROAD RIGHT-OF-WAY, A DISTANCE OF 498.82 FEET TO A POINT FOR THE EAST CORNER OF THE HEREIN DESCRIBED TRACT; SAID POINT BEING 50 FEET NORTHEAST OF THE RAILROAD CENTERLINE AND ALSO BEING THE BEGINNING OF A NON-TANGENT CURVE TO THE LEFT;

THENCE, CROSSING SAID 22.6192 ACRE TRACT, PARALLEL AND 50 FEET NORTH OF THE CENTERLINE OF THE EXISTING RAILROAD, WITH SAID CURVE TO THE LEFT WITH A RADIUS OF 1,005.37 FEET, A CENTRAL ANGLE OF 09°34'32", AN ARC LENGTH OF 168.02 FEET, AND A CHORD WHICH BEARS NORTH 84°00'49" WEST, A DISTANCE OF 167.83 FEET TO A POINT BEING 50 FEET NORTH OF THE EXISTING RAILROAD;

THENCE, ALONG A LINE PARALLEL AND 50 FEET NORTH OF THE EXISTING CENTERLINE OF THE UNION PACIFIC RAILROAD, SOUTH 88°49'54" WEST, A DISTANCE OF 131.68 FEET, SOUTH 87°17'44" WEST, A DISTANCE OF 149.95 FEET, SOUTH 88°56'58" WEST, A DISTANCE OF 128.12 FEET, SAID POINT ALSO BEING THE BEGINNING OF A NON-TANGENT CURVE TO THE RIGHT;

THENCE, AROUND SAID CURVE TO THE RIGHT WITH A RADIUS OF 905.37 FEET, A CENTRAL ANGLE OF 24 DEGREES 32'05", AN ARC LENGTH OF 387.69 FEET, AND A CHORD WHICH BEARS NORTH 76°09'09" WEST, A DISTANCE OF 384.74 FEET, NORTH 61°12'41" WEST, A DISTANCE OF 128.36 FEET, NORTH 60°06' 12" WEST, A DISTANCE OF 213.61 FEET, NORTH 59°02'38" WEST, A DISTANCE OF 58.92 FEET, SAID POINT ALSO BEING THE BEGINNING OF A NON-TANGENT CURVE TO THE RIGHT;



NOS0000005409586

THENCE, AROUND SAID CURVE TO THE RIGHT WITH A RADIUS OF 714.49 FEET, A CENTRAL ANGLE OF 70°53'46", AN ARC LENGTH OF 884.09 FEET, AND A CHORD WHICH BEARS NORTH 22°09'45" WEST, A DISTANCE OF 828.76 FEET TO A POINT FOR THE MOST NORTHWESTERLY CORNER OF THE HEREIN DESCRIBED TRACT, SAID POINT ALSO BEING AT THE INTERSECTION OF THE TWO UNION PACIFIC RAILROAD RIGHT-OF-WAY LINES EAST OF FM 616 AND AT THE BEGINNING OF A NON-TANGENT CURVE TO THE RIGHT;

THENCE, ALONG THE SOUTHWEST RIGHT-OF-WAY LINE OF THE UNION PACIFIC RAILROAD AND ALONG SAID CURVE TO THE RIGHT WITH A RADIUS OF 482.76 FEET, A CENTRAL ANGLE OF 35°42'26", AN ARC LENGTH OF 300.86 FEET, AND A CHORD WHICH BEARS SOUTH 71°44'19" EAST, 296.01 FEET TO THE POINT OF BEGINNING, CONTAINING WITHIN THESE METES AND BOUNDS 10.69 ACRES OF LAND, MORE OR LESS.

ALONG WITH AN EASEMENT FOR ACCESS, 40 FEET WIDE WITH A DESCRIPTION AS FOLLOWS:

BEGINNING AT 1-1/4 INCH IRON T-ROD FOUND FOR AN EXTERIOR CORNER OF HEREIN DESCRIBED TRACT, SAID POINT ALSO BEING IN THE SOUTHEAST LINE OF THE 2.51 ACRE HEIBEL TRACT AND THE WEST CORNER OF THE 0.995 ACRE FRANK GONZALEZ TRACT AND THE WEST CORNER OF THE HEREIN DESCRIBED EASEMENT;

THENCE, NORTH 54°54'13" EAST, WITH THE SOUTHEAST LINE OF THE 2.51 ACRE HEIBEL TRACT AND ALONG THE NORTHWEST LINE OF THE 0.995 ACRE GONZALEZ TRACT, A DISTANCE OF 49.05 FEET TO A POINT FOR THE NORTH CORNER OF THE HEREIN DESCRIBED EASEMENT, SAID POINT ALSO BEING IN THE SOUTHWEST LINE OF SAID UNION PACIFIC RAILROAD 100-FOOT RIGHT-OF-WAY;

THENCE, SOUTH 53°52'00" EAST, A DISTANCE OF 42.25 FEET TO A POINT FOR THE EAST CORNER OF THE HEREIN DESCRIBED EASEMENT, SAID POINT BEING IN THE SOUTHWEST LINE OF SAID UNION PACIFIC RAILROAD 100-FOOT RIGHT-OF-WAY AND THE NORTHEAST LINE OF SAID 0.995 ACRE GONZALEZ TRACT;

THENCE, SOUTH 54°54' 13" WEST, A DISTANCE OF 63.74 FEET TO A POINT FOR THE SOUTH CORNER OF THE HEREIN DESCRIBED EASEMENT, SAID POINT ALSO BEING ON THE SOUTHWEST LINE OF THE GONZALEZ 0.995 ACRE TRACT;

THENCE, NORTH 33°32'05" WEST, ALONG THE SOUTHWEST LINE OF THE GONZALEZ 0.995 ACRE TRACT A DISTANCE OF 40.01 FEET TO THE POINT OF BEGINNING AND CONTAINING 2,256 SQUARE FEET (0.052 ACRE) OF LAND FOR AN ACCESS EASEMENT.



NOS0000005409586

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 01, 2015

Time: The sale will begin at 11:00AM or not later than three hours after that time.

Place: AREA IN FRONT OF THE EAST DOOR OF THE VICTORIA COUNTY COURTHOUSE BUILDING  
LOCATED AT 115 N. BRIDGE STREET OR AS DESIGNATED BY THE COUNTY COMMISSIONERS  
or as designated by the county commissioners.

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

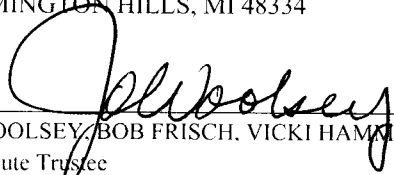
3. **Instrument to be Foreclosed.** The Instrument to be foreclosed is the Deed of Trust or Contract Lien dated October 14, 2005 and recorded in Document CLERK'S FILE NO. 200514257 real property records of VICTORIA County, Texas, with JOHN GODSEY AND LORI GODSEY, grantor(s) and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., ("MERS"), AS NOMINEE, mortgagee.

4. **Obligations Secured.** Deed of Trust or Contract Lien executed by JOHN GODSEY AND LORI GODSEY, securing the payment of the indebtednesses in the original principal amount of \$78,662.00, and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. CITIMORTGAGE, INC. 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. CITIMORTGAGE, INC., as Mortgage Servicer, is representing the current mortgagee, whose address is:

c/o CITIMORTGAGE, INC.  
27555 FARMINGTON ROAD  
FARMINGTON HILLS, MI 48334

  
\_\_\_\_\_  
JO WOOLSEY, BOB FRISCH, VICKI HAMMONDS OR JAMIE STEEN  
Substitute Trustee  
c/o BARRETT DAFFIN FRAPPIER TURNER & ENGEL, LLP  
15000 Surveyor Boulevard, Suite 100  
Addison, Texas 75001

Certificate of Posting

My name is \_\_\_\_\_, and my address is c/o 15000 Surveyor Boulevard, Suite 100, Addison, Texas 75001.  
I declare under penalty of perjury that on \_\_\_\_\_ I filed at the office of the VICTORIA County Clerk and caused to be posted at  
the VICTORIA County courthouse this notice of sale.

Declarants Name: \_\_\_\_\_  
Date: \_\_\_\_\_

**FILED**

2015 OCT 13 P 1:14

  
\_\_\_\_\_  
COUNTY CLERK  
VICTORIA COUNTY, TEXAS



**EXHIBIT "A"**

BEING LOT NUMBER TWO (2), IN BLOCK NUMBER TEN (10), OF TANGLEWOOD SECTION IV, AN ADDITION TO THE CITY OF VICTORIA, VICTORIA COUNTY, TEXAS, ACCORDING TO THE ESTABLISHED MAP AND PLAT OF SAID ADDITION OF RECORD IN VOLUME 4, PAGE 40 OF THE PLAT RECORDS OF VICTORIA COUNTY, TEXAS, TO WHICH REFERENCE IS HERE MADE FOR DESCRIPTIVE PURPOSES.



NOS00000005080031