

806 E TATE STREET
BROWNFIELD, TX 79316

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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: May 07, 2019

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

Place: INSIDE NORTH ENTRANCE OF TERRY COUNTY COURTHOUSE, 500 WEST MAIN, BROWNFIELD, TEXAS 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 18, 2007 and recorded in Document VOLUME 747, PAGE 338 real property records of TERRY County, Texas, with RICHARD CONTRERAS AND BECKY CONTRERAS, grantor(s) and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC ("MERS") AS NOMINEE, mortgagee.

4. Obligations Secured. Deed of Trust or Contract Lien executed by RICHARD CONTRERAS AND BECKY CONTRERAS, securing the payment of the indebtednesses in the original principal amount of \$16,500.00, and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. AVAIL HOLDING 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. ASSET MANAGEMENT HOLDINGS III, LLC, as Mortgage Servicer, is representing the current mortgagee, whose address is:

c/o ASSET MANAGEMENT HOLDINGS III, LLC
100 PARAMOUNT DRIVE
SUITE 205
SARASOTA, FL 34232



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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.

The undersigned as attorney for the mortgagee or mortgage servicer does hereby remove the original trustee and all successor substitute trustees and appoints in their stead JOHN MCCARTHY OR DAVID CARRILLO whose address is c/o BARRETT DAFFIN FRAPPIER TURNER & ENGEL, LLP, 4004 Belt Line Road, Suite 100, Addison, Texas 75001-4320 as Substitute Trustee, who shall hereafter exercise all powers and duties set aside to the said original trustee under the said Deed of Trust; and, further does hereby request, authorize, and instruct said Substitute Trustee to conduct and direct the execution of remedies set aside to the beneficiary therein.



Ryan Bourgeois

Certificate of Posting

My name is DAVID CARRILLO, and my address is c/o 4004 Belt Line Road, Suite 100, Addison, Texas 75001-4320. I declare under penalty of perjury that on 4-15-19 I filed at the office of the TERRY County Clerk and caused to be posted at the TERRY County courthouse this notice of sale.

Declarants Name: David Carrillo

Date: 4-15-19

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EXHIBIT "A"

THE WEST HALF (W/2) OF LOT FIVE (5) AND THE EAST FORTY FEET (E/40') LOT FOUR (4), BLOCK TWO (2), BALLARD SUBDIVISION OF THE WEST ONE HALF OF BLOCK TWELVE (12) OF THE EAST ADDITION TO THE CITY OF BROWNFIELD, TERRY COUNTY, TEXAS, AS SHOWN BY THE MAP OR PLAT THEREOF RECORDED IN VOLUME 29, PAGE 97 OF THE DEED RECORDS, TERRY COUNTY, TEXAS

FILED FOR RECORD
BY *[Signature]*
9:30
O'CLOCK APR 15 2019 A M
COUNTY CLERK-TERRY COUNTY, TEXAS

20190010