

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: February 07, 2017

Time: The sale will begin at 1:00PM 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.

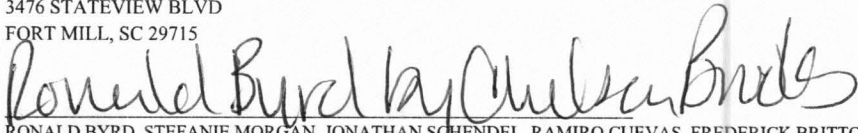
3. **Instrument to be Foreclosed.** The Instrument to be foreclosed is the Deed of Trust or Contract Lien dated July 20, 2007 and recorded in Document VOLUME 749, PAGE 828 real property records of TERRY County, Texas, with STACY SHANE WHORTON AND ANGELA DAWN WHORTON AND BRYAN C. DUNAHOO, grantor(s) and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS"), AS NOMINEE, mortgagee.

4. **Obligations Secured.** Deed of Trust or Contract Lien executed by STACY SHANE WHORTON AND ANGELA DAWN WHORTON AND BRYAN C. DUNAHOO, securing the payment of the indebtednesses in the original principal amount of \$114,098.00, 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



RONALD BYRD, STEFANIE MORGAN, JONATHAN SCHENDEL, RAMIRO CUEVAS, FREDERICK BRITTON, DOUG WOODARD, CHRIS DEMAREST, OR KRISTIE ALVAREZ

Substitute Trustee

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

Certificate of Posting

My name is _____, and my address is c/o 4004 Belt Line Road, Suite 100, Addison, Texas 75001. I declare under penalty of perjury that on _____ 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: _____

Date: _____



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EXHIBIT "A"

A 1.5 ACRE TRACT OF LAND, MORE OR LESS, OUT OF THE SOUTHWEST ONE-FOURTH (SW/4) OF SECTION 9, BLOCK 4-X, CERT. NO. 633, T. & T. RY. CO. SURVEY, TERRY COUNTY, TEXAS, DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT A 3/8" IRON ROD SET IN THE EAST RIGHT-OF-WAY LINE OF F.M. ROAD NO. 168 FOR THE SOUTHWEST CORNER OF THIS SURVEY, FROM WHENCE THE SOUTHWEST CORNER OF SAID SECTION 9 AS DESCRIBED IN VOL. 89, PAGE 223, DEED RECORDS OF TERRY COUNTY, TEXAS, BEARS WEST 50 FEET AND SOUTH 170 FEET;

THENCE NORTH ALONG THE EAST RIGHT-OF-WAY LINE OF F.M. ROAD NO. 168, 50 FEET EAST OF AND PARALLEL TO THE WEST LINE OF SAID SECTION 9, A DISTANCE OF 230 FEET TO A 3/8" IRON ROD SET FOR THE NORTHWEST CORNER OF THIS SURVEY;

THENCE EAST A DISTANCE OF 284.09 FEET TO A 3/8" IRON ROD SET FOR THE NORTHEAST CORNER OF THIS TRACT;

THENCE SOUTH A DISTANCE OF 230 FEET TO A 3/8" IRON ROD SET FOR THE SOUTHEAST CORNER OF THIS SURVEY, THENCE WEST A DISTANCE OF 284.09 FEET TO THE PLACE OF BEGINNING.

FILED FOR RECORD
 BY *[Signature]*
 1:00
 O'CLOCK JAN 13 2017 P.M.
 COUNTY CLERK-TERRY COUNTY, TEXAS



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