

**FILED**  
At 2:20 o'clock P.M.  
Date 1-16-2018  
BERTA RIOS-MARTINEZ  
County Clerk, Brewster County, TX  
*Esther A. Khairi*

C&S No. 44-17-5365 / FHA / Yes  
Cenlar FSB

### NOTICE OF 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. Sender is: Codilis & Stawiarski, PC, 400 North Sam Houston Parkway East, Suite 900A, Houston, Texas 77060**

Date of Security Instrument: November 24, 2014

Grantor(s): Stephen Sanchez and Dominique Sanchez, husband and wife

Original Trustee: Michael Burns, Attorney at Law, Anderson, Burns and Bela, LLP

Original Mortgagee: Mortgage Electronic Registration Systems, Inc., solely as nominee for Ameripro Funding, Inc., its successors and assigns

Recording Information: Vol. 306, Page 665, or Clerk's File No. 97276, in the Official Public Records of BREWSTER County, Texas.

Current Mortgagee: Pingora Loan Servicing, LLC

Mortgage Servicer: Cenlar FSB, whose address is C/O Attn: FC or BK Department  
425 Phillips Blvd Ewing, NJ 08618 Pursuant to a Servicing Agreement between the Mortgage Servicer and Mortgagee, the Mortgage Servicer is authorized to represent the Mortgagee. Pursuant to the Servicing Agreement and Section 51.0025 of the Texas Property Code, the Mortgage Servicer is authorized to collect the debt and to administer any resulting foreclosure of the referenced property.

Date of Sale: 03/06/2018 Earliest Time Sale Will Begin: 1:00 PM

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.

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.

Legal Description:  
THE EAST ONE-HALF (E/2) OF LOTS THREE (3) AND FOUR (4), BLOCK FIVE (5), GILLIS 3RD ADDITION, TO THE CITY OF ALPINE, AS THE SAME APPEARS IN ENVELOPE #61, PLAT RECORDS, IN THE OFFICE OF THE COUNTY CLERK, BREWSTER COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED IN EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF FOR ALL PURPOSES

Place of Sale of Property: The foreclosure sale will be conducted in the area designated by the BREWSTER County Commissioners Court pursuant to Section 51.002 of the Texas Property Code as the place where the foreclosure sales are to take place, or if no place is designated by the Commissioners Court, the sale will be conducted at the place where the Notice of Trustee's Sale was posted.

For Information:  
Codilis & Stawiarski, P.C.  
400 N. Sam Houston Pkwy E, Suite  
900A  
Houston, TX 77060  
(281) 925-5200

*Shelley Nail*  
Shelley Nail as Substitute Trustee, Donna Trout as Successor Substitute Trustee, Frederick Britton as Successor Substitute Trustee, Faith Flores as Successor Substitute Trustee, Robert Gomez as Successor Substitute Trustee, Matt Hansen as Successor Substitute Trustee, Aleena Litton as Successor Substitute Trustee, Johnie Eads as Successor Substitute Trustee, Raymond Perez as Successor Substitute Trustee, or Thomas Delaney as Successor Substitute Trustee or Lisa Cockrell as Successor Substitute Trustee



4644183

WALKER LAND SURVEYING  
400 E. Ave. #  
Arlene, TX  
70220  
432-837-7272

Surveyed Plat Book Land Survey 4425  
Date Made 21, 2008

*[Handwritten Signature]*

I hereby certify that this plat represents the results of an actual survey on the ground made by me and that the true and correct found or set out are the true and correct to the best of my knowledge and belief.

Access to the plat and plat copy shall be provided to the City of Arlene, Texas, at the City Clerk's Office, 1000 West Gallego Avenue, Arlene, Texas 70220, at the time of recording.

SCALE 1" = 20'  
NORTH LINE OF THIS TRACT  
AS SHOWN ON THE RECORD  
© 2008 WALKER LAND SURVEYING

PLAT of a survey of the East 1/2 of Lot 3 and 4, described in Vol. 150, P. 543, Official Public Records, Block 5, Gals 3rd Addition to the City of Arlene, as the same appears in Envelope 04, Plat Records, in the office of the County Clerk, Brewster County, Texas.

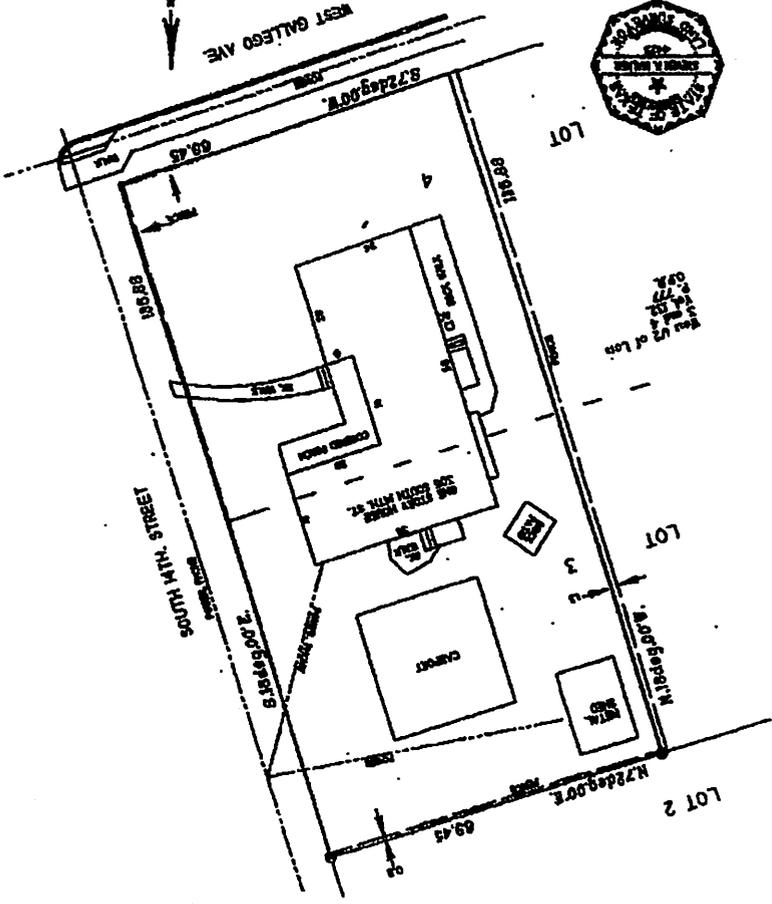


EXHIBIT A