

4-4-F9

NOTICE OF SUBSTITUTE TRUSTEE SALE

Deed of Trust Date:
9/20/2006

Grantor(s)/Mortgagor(s):
BRIAN G STOVALL AMY STOVALL MARRIED

Original Beneficiary/Mortgagee:
MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS") SOLELY AS A NOMINEE FOR THE CIT GROUP/CONSUMER FINANCE, INC., ITS SUCCESSORS AND ASSIGNS

Current Beneficiary/Mortgagee:
U.S. Bank National Association, as Trustee, successor in interest to Bank of America, National Association as successor by merger to LaSalle Bank National Association, as Trustee for Certificateholders of Washington Mutual Asset-Backed Certificates WMABS

Recorded in:
Volume: 1511
Page: 103
Instrument No: 15245

Property County:
HUNT

Mortgage Servicer:
Select Portfolio Servicing, Inc. is representing the Current Beneficiary/Mortgagee under a servicing agreement with the Current Beneficiary/Mortgagee.

Mortgage Servicer's Address:
3217 S. Decker Lake Dr.,
Salt Lake City, UT 84119

Legal Description: ALL THAT CERTAIN TRACT OR PARCEL OF LAND SITUATED IN THE CITY OF GREENVILLE, HUNT COUNTY, TEXAS, AND PART OF THE CARSEY RESUBDIVISION OF PART OF BLOCK 35 AND 36 OF THE MOULTON ADDITION TO SAID CITY AND MORE PARTICULARLY DESCRIBED AS LOT 8 CARSEY RESUBDIVISION AS SHOWN BY THE PLAT OF SAID ADDITION RECORDED IN VOLUME 400, PAGE 237, PLAT RECORDS OF HUNT COUNTY, TEXAS.

Date of Sale: 4/4/2023

Earliest Time Sale Will Begin: 1pm

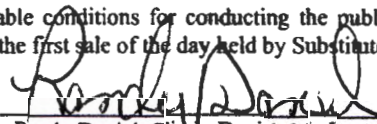
Place of Sale of Property: THE COMMON AREA AT THE BASE OF THE CENTRAL STAIRWAY ON THE 2ND FLOOR INSIDE THE COURTHOUSE, OR THE BASE OF THE NORTH STEPS OUTSIDE THE COURTHOUSE, IN THE EVENT THE COURTHOUSE IS CLOSED OR AS DESIGNATED BY THE COUNTY COMMISSIONER'S OFFICE OR IN THE AREA DESIGNATED BY THE COMMISSIONER'S 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.

The Property will be sold "AS IS," without any express or implied warranties, except as to warranties of title, and at the purchaser's own risk, pursuant to the terms of TEX. PROP. CODE §51.002 and §51.009. Prospective bidders are advised to conduct an independent investigation of the nature and physical condition of the Property.

Substitute Trustee reserves the right to set further reasonable conditions for conducting the public auction. Any such further conditions shall be announced before bidding is opened for the first sale of the day held by Substitute Trustee.

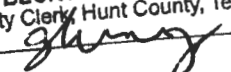
Notice Pursuant to Tex. Prop. Code § 51.002(i):
Assert and protect your rights as member of the armed forces of the United States. If you or your spouse are serving on active military duty, including active military duty as a member of the Texas National or the National Guard of another state or as a 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.



Randy Daniel, Cindy Daniel, Liz Hach, Cheryl Harris
or Thuy Frazier
or Cindy Mendoza
or Catherine Allen-Rea
or Cole Patton, Substitute Trustee
McCARTHY & HOLTHUS, LLP
1255 WEST 15TH STREET, SUITE 1060
PLANO, TX 75075

FILED FOR RECORD
at 9:46 o'clock A M

FEB 16 2023

BECKY LANDRUM
County Clerk, Hunt County, Tex.
By 

MH File Number: TX-23-96656-POS
Loan Type: Conventional Residential