

**NOTICE OF SUBSTITUTE TRUSTEE SALE**

**Deed of Trust Date:**  
11/7/2006

**Grantor(s)/Mortgagor(s):**  
DANA HOLST, JOINED HEREIN PRO FORMA  
BY HIS/HER SPOUSE, LISA K. HOLST  
**Current Beneficiary/Mortgagee:**  
LAKEVIEW LOAN SERVICING LLC

**Original Beneficiary/Mortgagee:**  
MORTGAGE ELECTRONIC REGISTRATION  
SYSTEMS, INC. MERS IS A SEPARATE  
CORPORATION THAT IS ACTING SOLELY AS A  
NOMINEE FOR HOME123 CORPORATION, A  
CALIFORNIA CORPORATION

**Recorded in:**  
**Volume:** N/A  
**Page:** N/A  
**Instrument No:** 2006017004

**Property County:**  
LIBERTY

**Mortgage Servicer:**  
M&T Bank is representing the Current  
Beneficiary/Mortgagee under a servicing agreement with  
the Current Beneficiary/Mortgagee.

**Mortgage Servicer's Address:**  
1 Fountain Plaza,  
Buffalo, NY 14203

**Legal Description:** LOT FIFTEEN (15), OF THE MEADOWS OF LIBERTY, AN ADDITION IN LIBERTY COUNTY, TEXAS ACCORDING TO THE MAP OR PLAT THEROF RECORDED IN VOLUME 9, PAGE 131, OF THE MAP RECORDS OF LIBERTY COUNTY, TEXAS

**Date of Sale:** 5/7/2019

**Earliest Time Sale Will Begin:** 10:00:00 AM

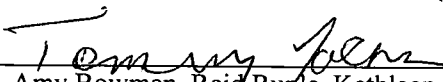
**Place of Sale of Property:** Liberty County Courthouse, 1923 Sam Houston, Liberty, TX 77575 OR IN THE AREA DESIGNATED BY THE COMMISSIONER'S COURT, PURSUANT TO SECTION 51.002 OF THE TEXAS PROPERTY CODE.

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):*

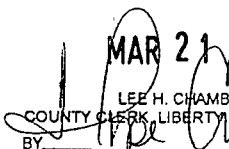
Assert and protect your rights as member of the armed forces of the United States. If you or your spouse are serving on active military duty, including active military duty as a member of the Texas National or the National Guard of another state or as a member of a reserve component of the armed forces of the United States, please Send written notice of the active duty military

service to the sender of this notice immediately.

  
Amy Bowman, Reid Ruple, Kathleen Adkins, Evan Press, Stephanie Kohler, Cary Corenblum, Luci Fuller, Mariel Marroquin, Kristopher Holub, Catrena Ward, Julian Perrine, Kristie Alvarez, Kinney Lester, Tommy Jackson, Ron Harmon, Tiffany Beggs, Ron Harmon or Carolyn Ciccio or Thuy Frazier or Cindy Mendoza or Deanna Segovia, Suostitute Trustee MCCARTHY & HOLTHUS, LLP 1255 WEST 15TH STREET, SUITE 1060 PLANO, TX 75075

**MH File Number:** TX-14-22830-FC  
**Loan Type:** FHA

at 12:00 FILED 9 o'clock M

**MAR 21 2019**  
LEE H. CHAMBERS  
COUNTY CLERK, LIBERTY COUNTY, TEXAS  
BY  DEPUTY

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

**DEED OF TRUST INFORMATION:**

**Date:** 04/27/2018  
**Grantor(s):** CARY SCOTT BATLEY AND JILL BATLEY, HUSBAND AND WIFE  
**Original Mortgage:** MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., SOLELY AS NOMINEE FOR PLAZA HOME MORTGAGE INC., ITS SUCCESSORS AND ASSIGNS  
**Original Principal:** \$241,147.00  
**Recording Information:** Instrument 2018009282  
**Property County:** Liberty  
**Property:**

FIELD NOTES OF A TRACT OF LAND CONTAINING 1.00 ACRE SITUATED IN THE I & G.N. RAILROAD SURVEY, NUMBER 7, ABSTRACT 288 AND BEING THE SAME TRACT OF LAND CONVEYED TO JOHN W. MOORE AND ANITA S. MOORE RECORDED BY DEED IN LIBERTY COUNTY CLERKS FILE NO. (S) 2003016443 OF THE OFFICIAL PUBLIC RECORDS OF LIBERTY COUNTY, TEXAS, SAID 1.00 ACRE BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

NOTE: THE NORTH LINE OF SAID 1.00 ACRE WAS USED FOR THE BEARING BASIS DIRECTIONAL CONTROL LINE.

BEGINNING AT A 1" IRON PIPE, FOUND, IN THE NORTH RIGHT-OF-WAY LINE OF COUNTY ROAD 667 (A.K.A. LEBLANC ROAD), THE NORTH LINE OF A TRACT OF LAND CONVEYED IN JOHN W. MOORE RECORDED BY DEED IN LIBERTY COUNTY CLERK'S FILE NO.(S) 2006006739 OF THE OFFICIAL PUBLIC RECORDS OF SAID COUNTY, AN EXTERIOR CORNER IN THE NORTH LINE OF A 1.49 ACRE TRACT OF LAND CONVEYED TO MILTON BOYD COLLINS AND TONYA LYNN COLLINS RECORDED BY DEED IN LIBERTY COUNTY CLERK'S FILE NO.(S) 2007000092 OF THE OFFICIAL PUBLIC RECORDS OF SAID COUNTY AND FOR THE NORTHEAST CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, S 04 DEGREES 44' 17" E, ALONG AN INTERIOR LINE OF SAID 1.49 ACRES, AT 32.22 FEET PASS A 3" IRON PIPE, FOUND, FOR REFERENCE, IN ALL A TOTAL DISTANCE OF 252.10 FEET (CALLED S 05 DEGREES 00' 18" E - 252.37') TO A 1/2" IRON PIPE, FOUND, BEING AN INTERIOR CORNER IN THE NORTH LINE OF SAID 1.49 ACRES AND FOR THE SOUTHEAST CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, S 73 DEGREES 30' 45" W, ALONG THE NORTH LINE OF SAID 1.49 ACRES, AT 164.43 FEET PASS A 5/8" IRON ROD, FOUND, FOR REFERENCE, IN ALL A TOTAL DISTANCE OF 168.47 FEET (CALLED S 73 DEGREES 15' 03" W - 168.51') TO A 1/2" CAPPED IRON ROD MARKED H&H LAND SET, IN THE EAST LINE OF A 2.00 ACRE TRACT OF LAND CONVEYED TO KENNETH E. ETHRIDGE AND SOPHIE RUTH ETHRIDGE RECORDED BY DEED IN VOLUME 1762, PAGE 660 OF THE OFFICIAL PUBLIC RECORDS OF SAID COUNTRY, THE NORTHWEST CORNER OF SAID 1.49 ACRES AND FOR THE NORTHWEST CORNER OF THE HEREIN DESCRIBED TRACT; THENCE, N 04 DEGREES 46' 29" W, ALONG THE EAST LINE OF SAID 2.00 ACRES, A DISTANCE OF 280.26 FEET (CALLED N 05 DEGREES 00' 18" W - 280.45') TO A 1" IRON PIPE, FOUND, IN THE NORTH RIGHT-OF-WAY LINE OF SAID COUNTY ROAD 667, THE SOUTH LINE OF SAID MOORE TRACT, THE NORTHEAST CORNER OF SAID 2.00 ACRES AND FOR THE NORTHWEST CORNER OF THE HEREIN DESCRIBED TRACT;

THENCE, ALONG THE SOUTH LINE OF SAID MOOR TRACT AND THE NORTH RIGHT-OF-WAY LINE OF SAID COUNTY ROAD 667 THE FOLLOWING COURSES AND DISTANCES:

N 83 DEGREES 21' 09" E, A DISTANCE OF 34.05 FEET TO A POINT;  
N 87 DEGREES 15' 09" E, A DISTANCE OF 80.17 FEET TO A POINT;  
N 76 DEGREES 34' 09" E, A DISTANCE OF 51.56 FEET TO THE "POINT OF BEGINNING" AND CONTAINING 1.00 ACRES OF LAND, MORE OR LESS.

**Reported Address:** 280 COUNTY ROAD 667, DAYTON, TX 77535

**MORTGAGE SERVICING INFORMATION:**

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

**Current Mortgagee:** PLAZA HOME MORTGAGE INC.  
**Mortgage Servicer:** PHH Mortgage  
**Current Beneficiary:** PLAZA HOME MORTGAGE INC.  
**Mortgage Servicer Address:** 1 Mortgage Way, Mount Laurel, NJ 08054

FILED  
at 12:08 o'clock P M

**SALE INFORMATION:**

**Date of Sale:** Tuesday, the 7th day of May, 2019  
**Time of Sale:** 10:00AM or within three hours thereafter.  
**Place of Sale:** AT THE FRONT STEPS OF THE COURTHOUSE, ON THE SOUTH SIDE, WITH AN ADDRESS OF 1923 SAM HOUSTON in Liberty County, Texas, or, if the preceding area is no longer the designated area, at the area most recently designated by the Liberty County Commissioner's Court.

MAR 21 2019  
LEE H. CHAMBERS  
COUNTY CLERK, LIBERTY COUNTY, TEXAS  
BY [Signature] DEPUTY

**Substitute Trustee(s):** Tommy Jackson, Tiffany Beggs, Ron Harmon, Carolyn Ciccio, Michael Burns, Sammy Hooda, or Suzanne Suarez, 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

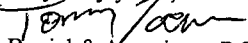
WHEREAS, the original Trustee and any previously appointed Substitute Trustee has been removed and Tommy Jackson, Tiffany Beggs, Ron Harmon, Carolyn Ciccio, Michael Burns, Sammy Hooda, or Suzanne Suarez, any to act, have been appointed as Substitute Trustees and requested to sell the Property to satisfy 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. Tommy Jackson, Tiffany Beggs, Ron Harmon, Carolyn Ciccio, Michael Burns, Sammy Hooda, or Suzanne Suarez, 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,

  
Bonial & Associates, P.C.