

AUG 01 2019

Notice of Foreclosure Sale

LEE H. CHAMBERS
COUNTY CLERK, LIBERTY COUNTY, TEXAS
BY Adnan Dwyer DEPUTY

1. *Property to Be Sold.* The property to be sold is described as follows:

Lot 22, Block 2 Southern Crossing, Section Five, Liberty County, Texas, a subdivision of 56.37 acres out of a called 183.82 acre tract as recorded in Liberty County Clerk's File No.2015015658 and situated in the John Cole Survey, Abstract No. 158, Liberty County, Texas.

2. *Instrument to be Foreclosed.* The instrument to be foreclosed is the deed of trust recorded in clerk's file number 2019004991 of the real property records of Liberty County, Texas.

3. *Date, Time, and Place of Sale.* The sale is scheduled to be held at the following date, time, and place:

Date: September 3, 2019

Time: The sale will begin no earlier than 10:00 a.m. or no later than three hours thereafter.

Place: In Liberty County at the area designated by the Commissioner's Court for sales of property under a power of sale conferred by a Deed of Trust or other Contract lien as follows: Liberty County Courthouse, 1923 Sam Houston, Liberty, Texas 77575.

The deed of trust permits the beneficiary to postpone, withdraw, or reschedule the sale for another day. In that case, the trustee or trustee under the deed of trust need not appear at the date, time, and place of a scheduled sale to announce the postponement, withdrawal, or rescheduling. Notice of the date of any rescheduled foreclosure sale will be reposted and refiled in accordance with the posting and filing requirements of the Texas Property Code. The reposting or refiling may be after the date originally scheduled for this sale.

4. *Terms of Sale.* The sale will be conducted as a public auction to the highest bidder for cash, subject to the provisions of the deed of trust permitting the beneficiary thereunder to have the bid credited to the note up to the amount of the unpaid debt secured by the deed of trust at the time of sale.

Those desiring to purchase the property will need to demonstrate their ability to pay cash on the day the property is sold. The balance due on the note and the minimum bid is \$44,550.00.

The sale will be made expressly subject to any title matters set forth in the deed of trust, but prospective bidders are reminded that by law the sale will necessarily be made subject to all prior matters of record affecting the property, if any, to the extent that they remain in force and effect and have not been subordinated to the deed of trust. The sale shall not cover any part of the property that has been released of public record from the lien of the deed of trust.

Prospective bidders are strongly urged to examine the applicable property records to determine the nature and extent of such matters, if any.

Pursuant to the deed of trust, the beneficiary has the right to direct the Trustee to sell the property in one or more parcels and/or to sell all or only part of the property.

- Pursuant to section 51.009 of the Texas Property Code, the property will be sold in "as is, where is" condition, without any express or implied warranties, except as to the warranties of title (if any) provided for under the deed of trust. Prospective bidders are advised to conduct an independent investigation of the nature and physical condition of the property.

Pursuant to section 51.0075 of the Texas Property Code, the trustee reserves the right to set further reasonable conditions for conducting the sale. Any such further conditions shall be announced before bidding is opened for the first sale of the day held by the trustee or any trustee.

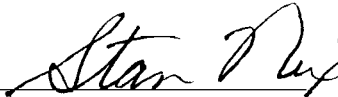
5. *Type of Sale.* The sale is a nonjudicial deed-of-trust lien foreclosure sale being conducted pursuant to the power of sale granted by the deed of trust.

6. *Obligations Secured.* The deed of trust provides that it secures the payment of the indebtednesses and obligations therein described (collectively, the "Obligations") including but not limited to the promissory note in the original principal amount of \$44,550.00, executed by Viviana Torres Domingue and payable to the order of SOUTHERN CROSSING FIVE, LLC Southern Crossing Five, LLC is the current owner and holder of the Obligations and is the beneficiary under the deed of trust.

Questions concerning the sale may be directed to the undersigned or to the beneficiary, SOUTHERN CROSSING FIVE, LLC at 2607 Cardinal Lane, Humble, Texas 77396.

7. *Default and Request to Act.* Default has occurred under the deed of trust, and the beneficiary has requested me, as trustee, to conduct this sale. Notice is given that before the sale the beneficiary may appoint another person trustee to conduct the sale.

Dated: 7-31-19.


Stan Nix, Trustee
25560 Ramrock Dr.
Houston, Texas 77037
281-540-7636

at 11:35 FILED o'clock A M

AUG 01 2019

Notice of Foreclosure Sale

LEE H. CHAMBERS
COUNTY CLERK, LIBERTY COUNTY, TEXAS
BY: Adnan Durr DEPUTY

1. *Property to Be Sold.* The property to be sold is described as follows:

Lot 21, Block 2 Southern Crossing, Section Five, Liberty County, Texas, a subdivision of 56.37 acres out of a called 183.82 acre tract as recorded in Liberty County Clerk's File No. 2015015658 and situated in the John Cole Survey, Abstract No. 158, Liberty County, Texas.

2. *Instrument to be Foreclosed.* The instrument to be foreclosed is the deed of trust recorded in clerk's file number 2019011274 of the real property records of Liberty County, Texas.

3. *Date, Time, and Place of Sale.* The sale is scheduled to be held at the following date, time, and place:

Date: September 3, 2019

Time: The sale will begin no earlier than 10:00 a.m. or no later than three hours thereafter.

Place: In Liberty County at the area designated by the Commissioner's Court for sales of property under a power of sale conferred by a Deed of Trust or other Contract lien as follows: Liberty County Courthouse, 1923 Sam Houston, Liberty, Texas 77575.

The deed of trust permits the beneficiary to postpone, withdraw, or reschedule the sale for another day. In that case, the trustee or trustee under the deed of trust need not appear at the date, time, and place of a scheduled sale to announce the postponement, withdrawal, or rescheduling. Notice of the date of any rescheduled foreclosure sale will be reposted and refiled in accordance with the posting and filing requirements of the Texas Property Code. The reposting or refiling may be after the date originally scheduled for this sale.

4. *Terms of Sale.* The sale will be conducted as a public auction to the highest bidder for cash, subject to the provisions of the deed of trust permitting the beneficiary thereunder to have the bid credited to the note up to the amount of the unpaid debt secured by the deed of trust at the time of sale.

Those desiring to purchase the property will need to demonstrate their ability to pay cash on the day the property is sold. The balance due on the note and the minimum bid is \$44,550.00.

The sale will be made expressly subject to any title matters set forth in the deed of trust, but prospective bidders are reminded that by law the sale will necessarily be made subject to all prior matters of record affecting the property, if any, to the extent that they remain in force and effect and have not been subordinated to the deed of trust. The sale shall not cover any part of the property that has been released of public record from the lien of the deed of trust.

Prospective bidders are strongly urged to examine the applicable property records to determine the nature and extent of such matters, if any.

Pursuant to the deed of trust, the beneficiary has the right to direct the Trustee to sell the property in one or more parcels and/or to sell all or only part of the property.

- Pursuant to section 51.009 of the Texas Property Code, the property will be sold in "as is, where is" condition, without any express or implied warranties, except as to the warranties of title (if any) provided for under the deed of trust. Prospective bidders are advised to conduct an independent investigation of the nature and physical condition of the property.

Pursuant to section 51.0075 of the Texas Property Code, the trustee reserves the right to set further reasonable conditions for conducting the sale. Any such further conditions shall be announced before bidding is opened for the first sale of the day held by the trustee or any trustee.

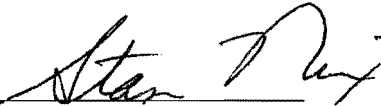
5. *Type of Sale.* The sale is a nonjudicial deed-of-trust lien foreclosure sale being conducted pursuant to the power of sale granted by the deed of trust.

6. *Obligations Secured.* The deed of trust provides that it secures the payment of the indebtednesses and obligations therein described (collectively, the "Obligations") including but not limited to the promissory note in the original principal amount of \$44,550.00, executed by Raul Vidal Escobar and Idalia Carbajal Adan and payable to the order of SOUTHERN CROSSING FIVE, LLC Southern Crossing Five, LLC is the current owner and holder of the Obligations and is the beneficiary under the deed of trust.

Questions concerning the sale may be directed to the undersigned or to the beneficiary, SOUTHERN CROSSING FIVE, LLC at 2607 Cardinal Lane, Humble, Texas 77396.

7. *Default and Request to Act.* Default has occurred under the deed of trust, and the beneficiary has requested me, as trustee, to conduct this sale. Notice is given that before the sale the beneficiary may appoint another person trustee to conduct the sale.

Dated: 7-31-19.


Stan Nix, Trustee
25560 Ramrock Dr.
Houston, Texas 77037
281-540-7636

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OF THE FOLLOWING INFORMATION FROM THIS INSTRUMENT BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

STATE OF TEXAS)

COUNTY OF LIBERTY)

KNOW ALL MEN
BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated APRIL 10, 2017, TIFFANY CORBELLO conveyed to SHANA ELLINGTON, as Trustee, the property situated in the City of CLEVELAND, County of LIBERTY, Texas, to wit:

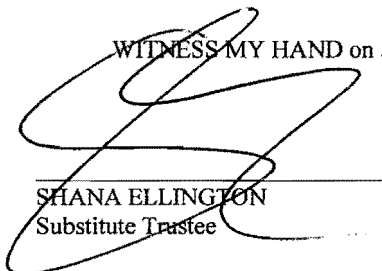
Being TRACT NO. 30, Block 1 Out of FIFTY NINE ESTATES, Phase ONE, being 2.4500 Acres of land, more or less, being the same tract of land as shown on the map or plat thereof; Recorded in Volume 9, Page 150 In the Real Property Records of LIBERTY County, Texas. Including all existing improvements; (herein the "Property") to secure one certain Deed of Trust therein described in the original principal amount of \$17,000.00 executed by TIFFANY CORBELLO and made payable to 5G, LP. A LIMITED PARTNERSHIP (herein the "Note"), which such Deed of Trust is recorded in County Clerk's File No. 2017007652, Volume , Page , of the Deed of Trust Records of LIBERTY County, Texas (herein "Deed of Trust"); and

WHEREAS, the undersigned has been appointed as Substitute Trustee in the place and stead of SHANA ELLINGTON, Trustee in the aforesaid Deed of Trust, said appointment being in the manner authorized by the Deed of Trust; and

WHEREAS, default has occurred under the terms of the Note secured by the Deed of Trust, and the indebtedness evidenced therein is now wholly due, the owner and holder of said indebtedness has requested the undersigned to sell the Property to satisfy same.

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on Tuesday the 3RD day of SEPTEMBER, 2019, I will begin to sell the Property at the earliest 10:00 a.m. or not later than three hours after the time at 1923 SAM HOUSTON STREET, LIBERTY, LIBERTY COUNTY, TEXAS 77575, ON THE SOUTH SIDE OF THE COURTHOUSE. of the LIBERTY County Courthouse, LIBERTY, Texas, to the highest bidder for cash. The trustee's sale will occur between the earliest time to begin the sale as specified above and 4:00 p.m.

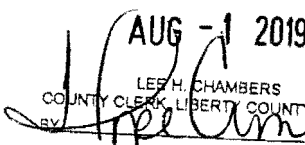
WITNESS MY HAND on JULY 23, 2019.


SHANA ELLINGTON
Substitute Trustee

AFTER RECORDING RETURN TO:

5G, LP. A LIMITED PARTNERSHIP
P.O. BOX 1419
MADISONVILLE, TEXAS 77864

at 11:50 FILED
o'clock A M

AUG -1 2019
LEE H. CHAMBERS
COUNTY CLERK, LIBERTY COUNTY, TEXAS
BY  DEPUTY

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OF THE FOLLOWING INFORMATION FROM THIS INSTRUMENT BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

STATE OF TEXAS)

COUNTY OF LIBERTY)

KNOW ALL MEN
BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated FEBRUARY 5, 2014, DARRELL BARSKI conveyed to SHANA ELLINGTON, as Trustee, the property situated in the City of CLEVELAND, County of LIBERTY, Texas, to wit:

Being TRACT NO. 22, Block 3 Out of FIFTY NINE ESTATES, Phase 1, being 1.6300 Acres of land, more or less, being the same tract of land as shown on the, map or plat thereof; Recorded in Volume 9, Page 150 In the Real Property Records of LIBERTY County, Texas. Including all existing improvements; (herein the "Property") to secure one certain Deed of Trust therein described in the original principal amount of \$65,000.00 executed by DARRELL BARSKI and made payable to 5G, LP. A LIMITED PARTNERSHIP (herein the "Note"), which such Deed of Trust is recorded in County Clerk's File No. 2014006098, Volume , Page , of the Deed of Trust Records of LIBERTY County, Texas (herein "Deed of Trust"); and

WHEREAS, the undersigned has been appointed as Substitute Trustee in the place and stead of SHANA ELLINGTON, Trustee in the aforesaid Deed of Trust, said appointment being in the manner authorized by the Deed of Trust; and

WHEREAS, default has occurred under the terms of the Note secured by the Deed of Trust, and the indebtedness evidenced therein is now wholly due, the owner and holder of said indebtedness has requested the undersigned to sell the Property to satisfy same.

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on Tuesday the 3RD day of SEPTEMBER, 2019, I will begin to sell the Property at the earliest 10:00 a.m. or not later than three hours after the time at 1923 SAM HOUSTON STREET, LIBERTY, LIBERTY COUNTY, TEXAS 77575, ON THE SOUTH SIDE OF THE COURTHOUSE, of the LIBERTY County Courthouse, LIBERTY, Texas, to the highest bidder for cash. The trustee's sale will occur between the earliest time to begin the sale as specified above and 4:00 p.m.

WITNESS MY HAND on JULY 23, 2019.

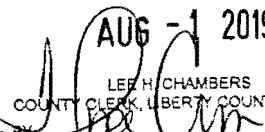


SHANA ELLINGTON
Substitute Trustee

AFTER RECORDING RETURN TO:

5G, LP. A LIMITED PARTNERSHIP
P.O. BOX 1419
MADISONVILLE, TEXAS 77864

at 11:50 FILED
o'clock A M

AUG -1 2019

LEIF H. CHAMBERS
COUNTY CLERK, LIBERTY COUNTY, TEXAS
DEPUTY

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OF THE FOLLOWING INFORMATION FROM THIS INSTRUMENT BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

STATE OF TEXAS)

COUNTY OF LIBERTY)

KNOW ALL MEN
BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated JANUARY 17, 2014, RAUL MARTINEZ conveyed to SHANA ELLINGTON, as Trustee, the property situated in the City of CLEVELAND, County of LIBERTY, Texas, to wit:

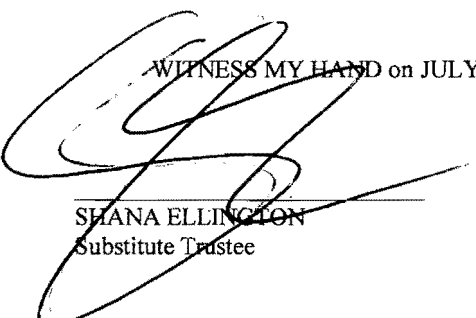
Being TRACT NO. 5, Block 1 Out of FIFTY-NINE ESTATES, Phase ONE, being 1.500 Acres of land, more or less, being the same tract of land as shown on the, map or plat thereof; Recorded in Volume 9, Page 150 In the Real Property Records of LIBERTY County, Texas. Including all existing improvements; (herein the "Property") to secure one certain Deed of Trust therein described in the original principal amount of \$70,000.00 executed by RAUL MARTINEZ and made payable to 5G, LP. A LIMITED PARTNERSHIP (herein the "Note"), which such Deed of Trust is recorded in County Clerk's File No. 2014006095, Volume , Page , of the Deed of Trust Records of LIBERTY County, Texas (herein "Deed of Trust"); and

WHEREAS, the undersigned has been appointed as Substitute Trustee in the place and stead of SHANA ELLINGTON, Trustee in the aforesaid Deed of Trust, said appointment being in the manner authorized by the Deed of Trust; and

WHEREAS, default has occurred under the terms of the Note secured by the Deed of Trust, and the indebtedness evidenced therein is now wholly due, the owner and holder of said indebtedness has requested the undersigned to sell the Property to satisfy same.

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on Tuesday the 3RD day of SEPTEMBER, 2019, I will begin to sell the Property at the earliest 10:00 a.m. or not later than three hours after the time at 1923 SAM HOUSTON STREET, LIBERTY, LIBERTY COUNTY, TEXAS 77575, ON THE SOUTH SIDE OF THE COURTHOUSE. of the LIBERTY County Courthouse, LIBERTY, Texas, to the highest bidder for cash. The trustee's sale will occur between the earliest time to begin the sale as specified above and 4:00 p.m.

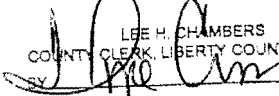
WITNESS MY HAND on JULY 23, 2019.


SHANA ELLINGTON
Substitute Trustee

AFTER RECORDING RETURN TO:

5G, LP. A LIMITED PARTNERSHIP
P.O. BOX 1419
MADISONVILLE, TEXAS 77864

at 11:50 FILED
o'clock A M

AUG - 1 2019
LEE H. CHAMBERS
COUNTY CLERK, LIBERTY COUNTY, TEXAS
 DEPUTY

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OF THE FOLLOWING INFORMATION FROM THIS INSTRUMENT BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

STATE OF TEXAS)

COUNTY OF LIBERTY)

KNOW ALL MEN
BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated MAY 18, 2013, JOSE L. VILLALPANDO conveyed to SHANA ELLINGTON, as Trustee, the property situated in the City of CLEVELAND, County of LIBERTY, Texas, to wit:

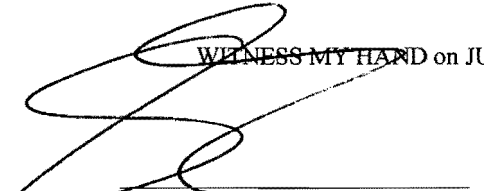
Being TRACT NO. 12, Block 2 Out of FIFTY-NINE ESTATES, Phase ONE, being 1.6700 Acres of land, more or less, being the same tract of land as shown on the, map or plat thereof; Recorded in Volume 9, Page 154 In the Real Property Records of LIBERTY County, Texas. Including all existing improvements; (herein the "Property") to secure one certain Deed of Trust therein described in the original principal amount of \$65,900.00 executed by JOSE L. VILLALPANDO and made payable to 5G, LP. A LIMITED PARTNERSHIP (herein the "Note"), which such Deed of Trust is recorded in County Clerk's File No. 2013014310, Volume , Page , of the Deed of Trust Records of LIBERTY County, Texas (herein "Deed of Trust"); and

WHEREAS, the undersigned has been appointed as Substitute Trustee in the place and stead of SHANA ELLINGTON, Trustee in the aforesaid Deed of Trust, said appointment being in the manner authorized by the Deed of Trust; and

WHEREAS, default has occurred under the terms of the Note secured by the Deed of Trust, and the indebtedness evidenced therein is now wholly due, the owner and holder of said indebtedness has requested the undersigned to sell the Property to satisfy same.

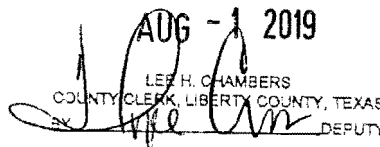
NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on Tuesday the 3RD day of SEPTEMBER, 2019, I will begin to sell the Property at the earliest 10:00 a.m. or not later than three hours after the time at 1923 SAM HOUSTON STREET, LIBERTY, LIBERTY COUNTY, TEXAS 77575, ON THE SOUTH SIDE OF THE COURTHOUSE. of the LIBERTY County Courthouse, LIBERTY, Texas, to the highest bidder for cash. The trustee's sale will occur between the earliest time to begin the sale as specified above and 4:00 p.m.

WITNESS MY HAND on JULY 24, 2019.


SHANA ELLINGTON
Substitute Trustee

AFTER RECORDING RETURN TO:
5G, LP. A LIMITED PARTNERSHIP
P.O. BOX 1419
MADISONVILLE, TEXAS 77864

at 11:50 FILED o'clock A M

AUG - 1 2019
LEE H. CHAMBERS
COUNTY CLERK, LIBERTY COUNTY, TEXAS
BY  DEPUTY

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OF THE FOLLOWING INFORMATION FROM THIS INSTRUMENT BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

STATE OF TEXAS)

COUNTY OF LIBERTY)

KNOW ALL MEN
BY THESE PRESENTS:

WHEREAS, by Deed of Trust dated FEBRUARY 21, 2009, CHAD E. SCHLEGEL, SR. conveyed to SHANA ELLINGTON, as Trustee, the property situated in the City of CLEVELAND, County of LIBERTY, Texas, to wit:

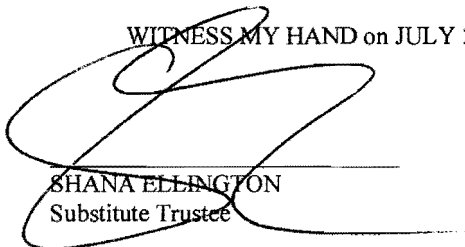
Being TRACT NO. 1, Block 2 Out of FIVE OAKS ESTATES, Phase TWO, being 1.500 Acres of land, more or less, being the same tract of land as shown on the, map or plat thereof; Recorded in Volume 9, Page 154 In the Real Property Records of LIBERTY County, Texas. Including all existing improvements; (herein the "Property") to secure one certain Deed of Trust therein described in the original principal amount of \$67,100.00 executed by CHADE. SCHLEGEL, SR. and made payable to 5-G, LP. A LIMITED PARTNERSHIP (herein the "Note"), which such Deed of Trust is recorded in County Clerk's File No. 2009007876, Volume , Page , of the Deed of Trust Records of LIBERTY County, Texas (herein "Deed of Trust"); and

WHEREAS, the undersigned has been appointed as Substitute Trustee in the place and stead of SHANA ELLINGTON, Trustee in the aforesaid Deed of Trust, said appointment being in the manner authorized by the Deed of Trust; and

WHEREAS, default has occurred under the terms of the Note secured by the Deed of Trust, and the indebtedness evidenced therein is now wholly due, the owner and holder of said indebtedness has requested the undersigned to sell the Property to satisfy same.

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on Tuesday the 3RD day of SEPTEMBER, 2019, I will begin to sell the Property at the earliest 10:00 a.m. or not later than three hours after the time at 1923 SAM HOUSTON STREET, LIBERTY, LIBERTY COUNTY, TEXAS 77575, ON THE SOUTH SIDE OF THE COURTHOUSE. of the LIBERTY County Courthouse, LIBERTY, Texas, to the highest bidder for cash. The trustee's sale will occur between the earliest time to begin the sale as specified above and 4:00 p.m.

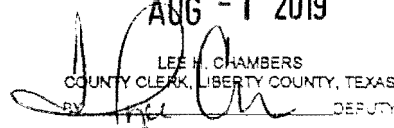
WITNESS MY HAND on JULY 24, 2019.


SHANA ELLINGTON
Substitute Trustee

AFTER RECORDING RETURN TO:

5-G, LP. A LIMITED PARTNERSHIP
P.O. BOX 1419
MADISONVILLE, TEXAS 77864

at 11:50 FILED o'clock A M

AUG - 1 2019
LEE H. CHAMBERS
COUNTY CLERK, LIBERTY COUNTY, TEXAS
BY  DEPUTY

Notice of [Substitute] Trustee 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: 09/03/2019

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

Place: SOUTH SIDE OF THE COURTHOUSE-1923 SAM HOUSTON-AS THE FRONT STEPS OF THE COURTHOUSE OR AS DESIGNATED BY THE COUNTY COMMISSIONER'S OFFICE PURSUANT TO SECTION 51.002 OF THE TEXAS PROPERTY CODE AS THE PLACE WHERE FORECLOSURE SALES ARE TO TAKE PLACE OR AS DESIGNATED BY THE COUNTY COMMISSIONERS

Property Address: 1131 Mulberry Ln, Dayton, TX 77535-6804

2. Terms of Sale: The sale will be conducted as a public auction to the highest bidder for cash. Pursuant to the deed of trust, the mortgagee has the right to direct the Trustee to sell the property in one or more parcels and/or to sell all or only part of the property. Pursuant to section 51.009 of the Texas Property Code, the property will be sold in AS IS, WHERE IS condition, without any express or implied warranties, except as to the warranties of title, if any, provided for under the deed of trust. Any conveyance of the property is subject to all matters of record affecting the property.

3. Instrument to be Foreclosed: The instrument to be foreclosed is the Deed of Trust or Contract Lien dated 02/21/2007 and recorded 02/26/2007 in Document 2007002812, real property records of Liberty County, Texas, with JIMMY CUMBERLAND AND SPOUSE, VALARIE CUMBERLAND grantor(s) and OPTION ONE MORTGAGE CORPORATION, A CALIFORNIA CORPORATION as Lender, Wells Fargo Bank, National Association as Trustee for Option One Mortgage Loan Trust 2007-5, Asset-Backed Certificates, Series 2007-5 as Beneficiary.

4. Appointment of Substitute Trustee: In accordance with Texas Property Code Sec. 51.0076, the undersigned authorized agent for the mortgage servicer has named and appointed, and by these presents does name and appoint AMY BOWMAN, REID RUPLE, KATHLEEN ADKINS, EVAN PRESS, CARY CORENBUM, MARIEL MARROQUIN, JIM DOLENZ, PAULETTE MCCRARY, JOSHUA SANDERS, KRISTOPHER HOLUB, JULIAN PERRINE, KINNEY LESTER, TOMMY JACKSON, RON HARMON, TIFFANY BEGGS, MARGIE ALLEN OR KYLE BARCLAY, Substitute Trustee to act under and by virtue of said Deed of Trust.

5. Obligation Secured: Deed of Trust or Contract Lien executed by JIMMY CUMBERLAND AND SPOUSE, VALARIE CUMBERLAND, securing the payment of the indebtedness in the original principal amount of \$112,976.00, 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, National Association as Trustee for Option One Mortgage Loan Trust 2007-5, Asset-Backed Certificates, Series 2007-5 is the current mortgage of the note and deed of trust or contract lien.

FILED
at 12:35 o'clock P

JUL 30 2019

LEE H. CHAMBERLAIN
COUNTY CLERK, LIBERTY COUNTY, TEXAS
BY: *Victoria Sem*



Notice of [Substitute] Trustee Sale

6. Default: A default has occurred in the payment of indebtedness, and the same is now wholly due, and the owner and holder has requested to sell said property to satisfy said indebtedness.

7. Property to be sold: The property to be sold is described as follows:

LOT 9 OF OAKWOOD SUBDIVISION, SECTION 2, PHASE 1 AN ADDITION IN THE NORTH LIBERTY TOWN LEAGUE SURVEY, A-356, LIBERTY COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED UNDER CLERKS FILE #2004016586 OF THE OFFICIAL PUBLIC RECORDS OF LIBERTY COUNTY, TEXAS.

8. 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. **PHH Mortgage Corporation**, as Mortgage Servicer, is representing the current mortgagee, whose address is:

C/O PHH Mortgage Corporation

**1 Mortgage Way
Mt. Laurel, NJ 08054**

Phone: 877-744-2506

Notice of [Substitute] Trustee Sale

9. Limitation of Damages: 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.

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.

Date: July 24, 2019

Stephanie Spurlock, Laterrika Thompkins, Carnisha Scott, Iman Walcott, Tanesha Humphrey, Claire Buxton – Attorney or Authorized Agent of The Mortgagee or Mortgage Servicer

C/O Power Default Services, Inc.
Northpark Town Center
1000 Abernathy Rd NE; Bldg 400, Suite 200
Atlanta, GA 30328
Telephone: 855-427-2204
Fax: 866-960-8298

AMY BOWMAN, REID RUPLE, KATHLEEN ADKINS, EVAN PRESS, CARY CORENBLUM, MARIEL MARROQUIN, JIM DOLENZ, PAULETTE MCCRARY, JOSHUA SANDERS, KRISTOPHER HOLUB, JULIAN PERRINE, KINNEY LESTER, TOMMY JACKSON, RON HARMON, TIFFANY BEGGS, MARGIE ALLEN OR KYLE BARCLAY - Substitute Trustee(s)

C/O AVT Title Services, LLC
5177 Richmond Avenue Suite 1230
Houston, TX 77056

POWER DEFAULT SERVICES, INC. MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED MAY BE USED FOR THAT PURPOSE.

Certificate of Posting
I am Tommy Jackson whose address is c/o AVT Title Services, LLC, 1101 Ridge Rd., Suite 222, Rockwall, TX 75087. I declare under penalty of perjury that on 7-30-19 I filed this Notice of Foreclosure Sale at the office of the Liberty County Clerk and caused it to be posted at the location directed by the Liberty County Commissioners Court.