

THE MONEY SOURCE INC. (MYS)
GARRETT, JUSTIN
530 COUNTY ROAD 6471, DAYTON, TX 77535

USDA
Firm File Number. 19-034210

NOTICE OF TRUSTEE'S SALE

WHEREAS, on December 8, 2017, JUSTIN GARRET AND CHANCIE GARRETT HUSBAND AND WIFE, as Grantor(s), executed a Deed of Trust conveying to ROBERT F EUSTIS, as Trustee, the Real Estate hereinafter described, to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR EUSTIS MORTGAGE CORPORATION in payment of a debt therein described. The Deed of Trust was filed in the real property records of LIBERTY COUNTY, TX and is recorded under Clerk's File/Instrument Number 2017023048, to which reference is herein made for all purposes.

WHEREAS, default has occurred in the payment of said indebtedness, and the same is now wholly due, and the owner and holder has requested to sell said property to satisfy said indebtedness;

WHEREAS, the undersigned has been appointed Substitute Trustee in the place of said original Trustee, upon contingency and in the manner authorized by said Deed of Trust; and

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on **Tuesday, December 3, 2019** between ten o'clock AM and four o'clock PM and beginning not earlier than 10:00 AM or not later than three hours thereafter, the Substitute Trustee will sell said Real Estate in the area designated by the Commissioners Court, of Liberty county, pursuant to Section §51.002 of the Texas Property Code as amended; if no area is designated by the Commissioners' Court, the sale will be conducted in the area immediately adjacent (next) to the location where this Notice of Trustee's Sale was posted.

Said Real Estate is described as follows: In the County of Liberty, State of Texas:

LOT 4 IN BLOCK 3 OF WOODLAND HILLS II, AN ADDITION IN LIBERTY COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 9, PAGE 36 OF THE MAP AND/OR PLAT RECORDS OF LIBERTY COUNTY, TEXAS.
A.P.N. 101047

Property Address: 530 COUNTY ROAD 6471
DAYTON, TX 77535
Mortgage Servicer: THE MONEY SOURCE INC.
Mortgagee: THE MONEY SOURCE, INC.
500 SOUTH BROAD STREET
SUITE #100A
MERIDEN, CT 06450

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 property securing the above referenced loan.

FILED
at 10:20 o'clock A M

OCT 31 2019

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

Tommy Jackson
SUBSTITUTE TRUSTEE
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, Carolyn Ciccio
c/o Shapiro Schwartz, LLP
13105 Northwest Freeway, Suite 1200
Houston, TX 77040
(713)462-2565

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 military service to the sender of this notice immediately.

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.

NOTICE OF SALE

PURSUANT TO AUTHORITY conferred upon the Trustee by that certain Deed of Trust dated October 14, 2009, executed by **JUSTIN LOVE AND CHRISTINA LOVE** ("Mortgagor") to Michael Gary Orlando, Trustee for the benefit of **VANDERBILT MORTGAGE AND FINANCE, INC.** ("Mortgagee"), filed for record under Instrument No. 2009016128, Official Public Records of Liberty County, Texas, Mortgagee appoints K. Clifford Littlefield, whose address is listed below, Carol Agnew Baker, Robert Baker or Destiny Johnson, whose business address is 2306 Mast Court, Kingwood, Texas 77339, under said Deed of Trust, in order to satisfy the indebtedness secured thereby and at the request of the holder of said indebtedness, default having been made in the covenants of the Deed of Trust, to sell on **Tuesday, December 3, 2019**, (that being the first Tuesday of the month), at public auction to the highest bidder for cash, at the Liberty County Courthouse at the place designated by the Commissioner's Court for such sales in Liberty County, Texas, (on the steps of the county courthouse or as designated by the County Commissioner), the sale to begin at 10:00 o'clock a.m. or not later than three (3) hours after such time on that date, selling all of the property as an entirety or in such parcels as the Trustee acting may elect the property offered for sale, more particularly described on Exhibit "A" attached hereto and made a part hereof, together with any and all improvements constructed upon, affixed to or located upon the above described real property, including but not limited to a 2010 Fleetwood Coronado Manufactured Home, Serial No. TXFL912A02248CO12.

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.

EXECUTED this 22 day of October, 2019.

at 4:19 FILED P
o'clock _____ M

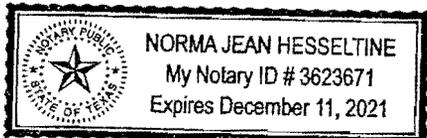
OCT 28 2019

LEE H. CHAMBERS
COUNTY CLERK, LIBERTY COUNTY, TEXAS
By Charlett Macias DEPUTY

K Littlefield
K. CLIFFORD LITTLEFIELD, Mortgagee Attorney
UPTON, MICKITS & HEYMANN, L.L.P.
802 N. Carancahua, Suite 450
Corpus Christi, Texas 78401
Telephone: (361) 884-0612
Facsimile: (361) 884-5291
Email: clittlefield@umhlaw.com

THE STATE OF TEXAS §
COUNTY OF NUECES §

SUBSCRIBED and SWORN TO BEFORE ME, the undersigned Notary Public, by **K. CLIFFORD LITTLEFIELD**, this 22 day of October, 2019, to certify which witness my hand and official seal.



[Signature]
NOTARY PUBLIC, STATE OF TEXAS

EXHIBIT "A"

TRACT 4 OF RAINTREE SUBDIVISION, SECTION, AN ADDITION IN THE DANIEL DONAHO SURVEY, A-24, LIBERTY COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 9, PAGE 72 OF THE MAP RECORDS OF LIBERTY COUNTY, TEXAS.

Return to:
K. Clifford Littlefield
Upton, Mickits & Heymann, L.L.P.
802 N. Carancahua, Suite 450
Corpus Christi, Texas 78401