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AT 1:45 FILED O'CLOCK P M

SEP 26 2019

SPECIALIZED LOAN SERVICING LLC (SPZ)
STITES, DANIELA S AND ROBERT W
1409 GOLF COURSE ROAD, GATESVILLE, TX 76528

FHA 4927249198703
Firm File Number 19-033969

Barbara Simpson
COUNTY CLERK, CORYELL CO., TEXAS

NOTICE OF TRUSTEE'S SALE

WHEREAS, on August 13, 2004, ROBERT W STITES AND DANIELA S STITES, HUSBAND AND WIFE, as Grantor(s), executed a Deed of Trust conveying to CARL W ODOM, as Trustee, the Real Estate hereinafter described, to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC , AS NOMINEE FOR PLAINSCAPITAL MCAFEE MORTGAGE COMPANY in payment of a debt therein described The Deed of Trust was filed in the real property records of CORYELL COUNTY, TX and is recorded under Clerk's File/Instrument Number 173938, 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 **Coryell 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 Coryell, State of Texas

SEE EXHIBIT A

Property Address	1409 GOLF COURSE ROAD GATESVILLE, TX 76528
Mortgage Servicer	SPECIALIZED LOAN SERVICING LLC
Mortgagee	HSBC BANK USA, NATIONAL ASSOCIATION AS TRUSTEE FOR MASTR REPERFORMING LOAN TRUST 2006-1 8742 LUCENT BLVD SUITE 300 HIGHLANDS RANCH, COLORADO 80129

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

Denise Shook

SUBSTITUTE TRUSTEE
Kathy Arrington, Jack Burns, Kristopher Holub, Patrick Zwiers, Tim Lewis, Brenda Wiggs, Denise Boerner, Donna Stockman, David Stockman, Guy Wiggs, Lori McCarty, Juanita Cox, Jimmy Carroll Brewer, Stephen Rawlings, Drasha Perkins, Jason Brewer, Jill Nichols or Meghan Lamonte
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.

EXHIBIT "A"

All that certain tract or parcel of land situated in Coryell County, Texas and being 1.094 acres of land out of the Antonio Arocha Survey, A-8 being all of that tract described in deed to Curtis Wayne Holcomb and wife, Louise Holcomb per Vol. 329, Page 684, Coryell County Deed Records also being that tract described in Quit Claim Deed to Charles N. Holcomb as Lot One (1), Block Eighteen (18) of the Southeast Annexation to the Town of Gatesville per Instrument Number 152687, said Deed Records, said 1.094 acre tract described by metes and bounds as follows:

BEGINNING at a steel pin set in the North line of Golf Course Drive being the SEC of a 22 acre tract described in deed to A.D. Meeker, et ux per Vol. 157, page 370 said Deed Records, said pin the SEC of this;

THENCE N. 89-03-00 W along the North line of Golf Course Drive, at 160.0 feet a steel pin set, the SWC of this;

THENCE N. 00-28-00 E., an unfenced line, at 300.0 feet a steel pin set, the NWC of this;

THENCE S. 89-03-00 E., an unfenced line, at 157.81 feet a steel pin set in a wire fence, the NEC of this;

THENCE S. 00-02-54 W. along fence, at 300.0 feet the Point of Beginning and containing 1.094 acres of land.

STATE OF TEXAS
COUNTY OF CORYELL

I, Barbara Simpson, County Clerk in and for Coryell County, Texas do hereby certify that this instrument was filed for record in the volume and page of the Coryell County Public Records and at the time and date as stamped hereon by me.



BARBARA SIMPSON, CLERK
CORYELL COUNTY, TEXAS

Barbara Simpson

Filed For Record
AT 4 O'CLOCK PM

AUG 16 2004

Barbara Simpson
County Clerk, Coryell Co., Texas

173938