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FILED  
AT 11:25 O'CLOCK AM

JAN 23 2020

*Carlene Simpson*  
COUNTY CLERK, CORYELL CO., TEXAS

## NOTICE OF FORECLOSURE 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 OR 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. Property to Be Sold.** The property to be sold is described as follows ALL THAT CERTAIN TRACT OF LAND SITUATED IN CORYELL COUNTY, TEXAS BEING 0.502 ACRES OF LAND OUT OF BLOCK NO.1, LOT NO 1, RENFRO VALLEY SUBDIVISION, MARSHALL SURVEY, A-698 AND BEING A PART OF THAT TRACT DESCRIBED IN DEED TO JOSH LILLJEDAHN PER INSTRUMENT NO 186843, CORYELL COUNTY DEED RECORDS, SAID 0.502 ACRE TRACT DESCRIBED BY METES AND BOUNDS AS FOLLOWS,

BEGINNING AT A STEEL PIN FOUND AT THE NORTH LINE INTERSECTION OF HIDDEN VALLEY ROAD AND THE EAST LINE OF THACKSTON ROAD, THE SWC OF BLOCK NO 1 AND THE SWC OF THIS,

THENCE NORTH 16-31-48 EAST (ALL GPS BEARINGS) ALONG THACKSTON ROAD, AT 129.93 FEET A 3/8 INCHES STEEL PIN WITH CAP SET, THE NWC OF THIS,

THENCE SOUTH 76-55-44 EAST, AT 20 FEET CROSSING A GAS PIPELINE HERE-THROUGH, AT 162.29 FEET A 3/8 INCHES STEEL PIN WITH CAP SET, THE NEC OF THIS,

THENCE SOUTH 16-30-56 WEST, AT 140.19 FEET A 3/8 INCHES STEEL PIN WITH CAP SET, THE SEC OF THIS,

THENCE NORTH 73-18-16 WEST, ALONG THE NORTH LINE OF HIDDEN VALLEY ROAD, AT 142 FEET RE-CROSSING SAID GAS LINE, AT 162.0 FEET THE POINT OF BEGINNING AND CONTAINING 0.502 ACRES OF LAND

**2. Instrument to be Foreclosed.** The instrument to be foreclosed is the Deed of Trust dated 08/05/2014 and recorded in Document 273963 real property records of Coryell County, Texas

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

Date 03/03/2020

Time: 10 00 AM

Place. Coryell County, Texas at the following location: NORTH DOOR/STEPS/PORCH THE NORTH ENTRANCE TO THE COURTHOUSE OR AS DESIGNATED BY THE COUNTY COMMISSIONER'S OFFICE or as designated by the County Commissioners Court

**4. 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

**5. Obligations Secured.** The Deed of Trust executed by JESSICA JOBES AND JOSHUA DATTALO, provides that it secures the payment of the indebtedness in the original principal amount of \$136,800.00, and obligations therein described including but not limited to (a) the promissory note, and (b) all renewals and extensions of the note Mid America Mortgage, Inc is the current mortgagee of the note and deed of trust and MID AMERICA MORTGAGE, INC is mortgage servicer A servicing agreement between the mortgagee, whose address is Mid America Mortgage, Inc c/o MID AMERICA MORTGAGE, INC., 15301 Spectrum Dr, Ste. 405, Addison, TX 75001 and the mortgage servicer and Texas Property Code § 51.0025 authorizes the mortgage servicer to collect the debt.

**6. Substitute Trustee(s) Appointed to Conduct Sale.** In accordance with Texas Property Code Sec 51.0076, the undersigned attorney for the mortgage servicer has named and appointed, and by these presents does name and appoint TIM LEWIS, BRENDA WIGGS, DENISE BOERNER, DONNA STOCKMAN, DAVID STOCKMAN, GUY WIGGS, MICHELLE SCHWARTZ, KATHY ARRINGTON, JUANITA COX, JIMMY CARROLL BREWER, STEPHEN RAWLINGS, MICHAEL W ZIENTZ OR CARL NIENDORFF, Substitute Trustee to act under and by virtue of said Deed of Trust

**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.**



Mackie Wolf Zientz & Mann, PC  
Brandon Wolf, Attorney at Law  
L Keller Mackie, Attorney at Law  
Lori Liane Long, Attorney at Law  
✓Chelsea Schneider, Attorney at Law  
Ester Gonzales, Attorney at Law  
Parkway Office Center, Suite 900  
14160 North Dallas Parkway  
Dallas, TX 75254



TIM LEWIS, BRENDA WIGGS, DENISE BOERNER,  
DONNA STOCKMAN, DAVID STOCKMAN, GUY  
WIGGS, MICHELLE SCHWARTZ, KATHY ARRINGTON,  
JUANITA COX, JIMMY CARROLL BREWER, STEPHEN  
RAWLINGS, MICHAEL W ZIENTZ OR CARL  
NIENDORFF  
c/o AVT Title Services, LLC  
5177 Richmond Avenue Suite 1230  
Houston, TX 77056

Certificate of Posting

I am \_\_\_\_\_ whose address is c/o AVT Title Services, LLC, AVT Title Services, LLC, 5177 Richmond Avenue, Suite 1230, Houston, TX 77056 I declare under penalty of perjury that on \_\_\_\_\_ I filed this Notice of Foreclosure Sale at the office of the Coryell County Clerk and caused it to be posted at the location directed by the Coryell County Commissioners Court