

Henry G. Strosser  
1319 South Live Oak  
Rockport, Texas 78382  
Our file #0713-103F

**ATTENTION SERVICE MEMBERS:**  
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, or if you have recently been discharged from active military duty, please send written notice of the active duty military service to the sender of this notice immediately.

**NOTICE OF TRUSTEE'S SALE**

**WHEREAS**, on August 10, 2005, Henry G. Strosser executed a Deed of Trust conveying to Anthony H. Barone, a Trustee, the Real Estate hereinafter described, to secure Centex Home Equity Company, LLC in the payment of a debt therein described, said Deed of Trust being recorded in Instrument Number 276084 in the Real Property Records of Aransas County, Texas; and

**WHEREAS**, The undersigned has been appointed Substitute Trustee in the place of said original Trustee, upon the contingency and in the manner authorized by said Deed of Trust, the street address for the substitute trustees is 1126 W. Gray, Houston, Texas 77019; and

**WHEREAS**, Default has occurred in the payment of said indebtedness, and the same is now wholly due, and the owner and holder of said debt has requested the undersigned to sell said property to satisfy said indebtedness.

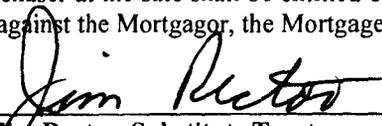
**NOW, THEREFORE, NOTICE IS HEREBY GIVEN** that on Tuesday, January 6, 2015, the foreclosure sale will be conducted in Aransas County in the area designated by the Commissioners Court, pursuant to Section 51.002 of the Texas Property Code as the place where foreclosure sales are to take place. If no place is designated by the Commissioners Court, sale will be conducted at the place where the Notice of Trustee's Sale was posted. The trustee's sale will be conducted no earlier than 10:00 AM and must be concluded within three hours of such starting time. Said sale shall be to the highest bidder for cash.

Said Real Estate is described as Follows: In the County of Aransas, State of Texas:

**LOT NOS. THREE (3) AND FOUR (4), BLOCK NO. FORTY-FIVE (45), DOUGHTY AND MATHIS DIVISION, CITY OF ROCKPORT, ARANSAS COUNTY, TEXAS ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME E, PAGES 272-273, DEED RECORDS, ARANSAS COUNTY, TEXAS.**

Nationstar Mortgage LLC is the mortgage servicer for the mortgagee of the Deed of Trust. Nationstar Mortgage LLC and the mortgagee have entered into an agreement granting Nationstar Mortgage LLC authority to service the mortgage. Nationstar Mortgage LLC, as mortgage servicer, is representing the Mortgagee under a servicing agreement with the Mortgagee (the "Servicing Agreement"). The name of the Mortgagee is Newcastle Mortgage Trust 2006-1. Pursuant to the Servicing Agreement, Nationstar Mortgage LLC is granted authority to collect and service the debt associated with the Deed of Trust. Under Section 51.0025 of the Texas Property Code, Nationstar Mortgage LLC, as mortgage servicer, is authorized to administer any resulting foreclosure of the property covered by the Deed of Trust on behalf of the Mortgagee. The Mortgagee's address is c/o the mortgage servicer, Nationstar Mortgage LLC, 350 Highland Drive, Lewisville, TX 75067.

If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.

  
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**Jim Rector, Substitute Trustee, or  
Denise Rector, Successor Substitute Trustee, or  
Jo Woolsey, Successor Substitute Trustee, or  
William D. Larew Successor Substitute Trustee, or  
Vicki Hammonds Successor Substitute Trustee**

Notice sent by:  
**HARVEY LAW GROUP**  
P.O. Box 131407  
Houston, Texas 77219  
Tel.: (832) 922-4000  
Fax: (832) 922-6262



CAUSE NO. A-14-0165-CV-A

IN RE ORDER FOR FORECLOSURE  
CONCERNING

1319 SOUTH LIVE OAK,  
ROCKPORT, TEXAS 78382

UNDER TEX. R. CIV. PROC. 736

§  
§  
§  
§  
§  
§

IN THE DISTRICT COURT OF

ARANSAS COUNTY, TEXAS

36TH JUDICIAL DISTRICT

**ORDER TO PROCEED WITH NOTICE OF FORECLOSURE SALE  
AND FORECLOSURE**

Came on for consideration the Motion for Entry of Default Order Allowing Foreclosure filed by Nationstar Mortgage LLC f/k/a Centex Home Equity Company, LLC ("Applicant"), for Order for Foreclosure pursuant to Rule 736 of the Texas Rules of Civil Procedure. The Court is of the opinion that said application should be GRANTED.

The Court finds that no response has been filed and that the return of service has been on file for at least 10 days.

Pursuant to Rule 736.8(b), the Court further finds that the Petitioner has established the basis for the foreclosure and that:

(1) the material facts establishing the basis for foreclosure are as follows:

- a monetary default of the subject Note exists;
- on June 11, 2013, the Applicant gave the Respondent(s) proper Notice of Default;
- the default was not cured and the Note was accelerated on September 10, 2013;
- and
- the loan is due for the August 15, 2012 payment and all subsequent payments.

(2) The property to be foreclosed is commonly known as 1319 South Live Oak, Rockport, Texas 78382 (the "Property") which has the following legal description:

LOT NOS. THREE (3) AND FOUR (4), BLOCK NO. FORTY-FIVE (45), DOUGHTY AND MATHIS DIVISION, CITY OF ROCKPORT, ARANSAS COUNTY, TEXAS ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME E, PAGES 272-273, DEED RECORDS, ARANSAS COUNTY, TEXAS.

(3) The name and last known address of each respondent subject to this Order is/are:

- Henry G. Strosser, 1319 South Live Oak, Rockport, Texas 78382.

(4) The Security Instrument to be foreclosed is recorded or indexed under Instrument Number 276084 of the real property records of Aransas County, Texas.

IT IS THEREFORE ORDERED that the Applicant may proceed with foreclosure of the Property pursuant to TEX. PROP. CODE § 51.002 and the subject Security Instrument.

SIGNED this 27<sup>th</sup> day of October, 2014.

/s/ Starr Bauer  
JUDGE PRESIDING

Approved As To Form And Entry Requested:

HARVEY LAW GROUP

By: [Signature]  
Kelly J. Harvey  
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✓ Mia D. Searles  
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Fax. (832) 922-6262  
ATTORNEYS FOR APPLICANT

FILED  
AT 8:56 A.M.

DEC 16 2014

Peggy L. Friebele  
PEGGY L. FRIEBELE  
COUNTY CLERK, ARANSAS CO., TEXAS