

NOTICE OF SALE
(Substitute Trustee)

STATE OF TEXAS

§

KNOW ALL MEN BY THESE PRESENTS:

COUNTY OF ARANSAS

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WHEREAS, Bettina A. Mireles (the "Mortgagor") executed and delivered to Marvin J. Wanner, Trustee for Lorenzo B. Alvarado and wife, Deborah H. Alvarado, a certain Deed of Trust dated February 7, 2011, which instrument was recorded February 7, 2011, under Clerk's File No. 316005 of the Official Public Records of Aransas County, Texas, covering the hereinafter described property; and

WHEREAS, the undersigned whose address is 615 N. Upper Broadway, Suite 1100, Corpus Christi, Texas 78401-0748, has been duly appointed as Substitute Trustee under the said Deed of Trust;

WHEREAS, default has occurred in the payment of the indebtedness secured by the above-mentioned Deed of Trust, and Lorenzo B. Alvarado and wife, Deborah H. Alvarado, the present Beneficiaries, have instructed the undersigned Substitute Trustee to enforce the provisions of said instrument;

NOW, THEREFORE, NOTICE IS HEREBY GIVEN THAT after the posting of this Notice in accordance with the above-mentioned Deed of Trust and the law, and after giving such other notices as required by law, the undersigned Substitute Trustee, or any successor Substitute Trustee, will sell to the highest bidder for cash, or to the Beneficiary or any other holder of said indebtedness for credit, in accordance with the terms of said Deed of Trust the hereinafter described property at the County Courthouse of Aransas County, Texas, on Tuesday, the 1st day of September, 2015, the same being the first Tuesday in such month, to-wit:

Lot No. SIXTEEN (16), in Block No. TWO HUNDRED NINE (209), SMITH AND WOOD DIVISION, Aransas County, Texas, according to the plat thereof recorded in Volume E, Pages 272-273, Deed Records, Aransas County, Texas.

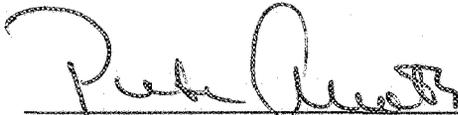
The earliest time at which the sale will occur will be 10:00 a.m., and the sale will be conducted not later than three hours after that time, such hours being between 10:00 a.m. and 1:00 p.m. Further, the sale will be held at the area at the Courthouse designated by the Commissioners Court of such County where sales are to take place pursuant to Section 51.002 of the Texas Property Code.

This sale shall be subject to those reservations, matters and exceptions, if any, set forth in the said Deed of Trust to the extent such are still in force and effect.

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 11th day of August, 2015.

F-T SERVICE CORP.
Substitute Trustee
615 N. Upper Broadway, Suite 1100
Corpus Christi, Texas 78401-0748

By: 
Peter E. Avots, Vice President

FILED
AT 11:41 A. M.
AUG 11 2015

VALERIE K. AMASON
COUNTY CLERK, ARANSAS CO., TEXAS