

NOTICE OF [SUBSTITUTE] TRUSTEE'S 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 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.

AT 9:50 FILED
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JAN 27 2016
AMY FINCHER
County Clerk, County Court at Law
for Angelina County, Texas
VUD

1. **Date, Time, and Place of Sale.**

Date: March 01, 2016

Time: The sale will begin at 10:00AM or not later than three hours after that time.

Place: ANGELINA COUNTY COURTHOUSE ANNEX 606 EAST LUFKIN AVE, LUFKIN TEXAS, IN THE HALLWAY OUTSIDE COMMISSIONERS' COURTROOM ADJACENT TO THE ATRIUM or as designated by the county commissioners.

2. **Terms of Sale.** Cash.

3. **Instrument to be Foreclosed.** The Instrument to be foreclosed is the Deed of Trust or Contract Lien dated June 06, 2007 and recorded in Document CLERK'S FILE NO. 2007-00230374 real property records of ANGELINA County, Texas, with ANGELA D GORDON, grantor(s) and JPMORGAN CHASE BANK, N.A., mortgagee.

4. **Obligations Secured.** Deed of Trust or Contract Lien executed by ANGELA D GORDON, securing the payment of the indebtednesses in the original principal amount of \$67,320.00, and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. JPMORGAN CHASE BANK, N.A. is the current mortgagee of the note and Deed of Trust or Contract Lien.

5. **Property to Be Sold.** The property to be sold is described in the attached Exhibit A.

6. **Mortgage Servicer Information.** 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 lien securing the Property referenced above. JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, as Mortgage Servicer, is representing the current mortgagee, whose address is:

c/o JPMORGAN CHASE BANK, NATIONAL ASSOCIATION
3415 VISION DRIVE
COLUMBUS, OH 43219

BEATRICE CARRILLO, JOHN MCCARTHY, KEVIN MCCARTHY OR ZACH MCCARTHY
Substitute Trustee

c/o BARRETT DAFFIN FRAPPIER TURNER & ENGEL, LLP
15000 Surveyor Boulevard, Suite 100
Addison, Texas 75001

Active Duty Notifications: Special Loans Unit /CHASE Home Lending Attn: SCRA/2210 Enterprise Drive /Florence, SC 29501 /Fax: 843 413 5433/scra.military.orders@chase.com

Certificate of Posting

My name is _____, and my address is c/o 15000 Surveyor Boulevard, Suite 100, Addison, Texas 75001. I declare under penalty of perjury that on _____ I filed at the office of the ANGELINA County Clerk and caused to be posted at the ANGELINA County courthouse this notice of sale.

Declarants Name: _____
Date: _____



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EXHIBIT "A"

ALL THAT CERTAIN LOT, TRACT OR PARCEL OF LAND BEING LOT TWO (2), BLOCK EIGHT (8), SHANNON FOREST SUBDIVISION, SECTION I, A SUBDIVISION IN THE CITY OF DIBOLL, TEXAS ANGELINA COUNTY, TEXAS, AS SHOWN ON THE OFFICIAL MAP OR PLAT OF RECORD IN CABINET A, SLIDE 152A, MAP OR PLAT RECORDS OF ANGELINA COUNTY, TEXAS.



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