

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

ANGELINA County

Deed of Trust Dated: July 6, 2001

Amount: \$53,082.57

Grantor(s): JACQUELINE GILMORE and LUTHER GILMORE, JR.

Original Mortgagee: CITIFINANCIAL, INC.

Current Mortgagee: CITIFINANCIAL SERVICING LLC

Mortgagee Address: CITIFINANCIAL SERVICING LLC, 1000 TECHNOLOGY DRIVE, O'FALLON, MO 63368

Recording Information: Document No. 00144402

Legal Description: ALL THAT CERTAIN LOT, TRACT OR PARCEL OF LAND LYING AND SITUATED IN LUFKIN, ANGELINA COUNTY, TEXAS, AND BEING LOT NO. SIX (6), BLOCK NO. NINE (9) OF THE SUSSEX DOWNS SUBDIVISION TO THE CITY OF LUFKIN, ANGELINA COUNTY, TEXAS, AS THE SAME APPEARS UPON THE OFFICIAL MAP OR PLAT OF SAID SUBDIVISION OF RECORD IN CABINET A, SLIDE 53-A, MAP OR PLAT RECORDS OF ANGELINA COUNTY, TEXAS, TO WHICH REFERENCE IS HEREBY MADE FOR ANY AND ALL PURPOSES.

WHEREAS LUTHER GILMORE, JR. is deceased.

Whereas, an Order to Proceed with Expedited Foreclosure under the Texas Rule Civil Procedure 736 was entered on February 26, 2016 under Cause No. CV-00801-15-12 in the 159TH Judicial District Court of ANGELINA County, Texas

Date of Sale: June 7, 2016 between the hours of 1:00 PM and 4:00 PM.

Earliest Time Sale Will Begin: 1:00 PM

Place of Sale: The foreclosure sale will be conducted at public venue in the area designated by the ANGELINA County Commissioners Court pursuant to Section 51.002 of the Texas Property Code as the place where foreclosure sales are to take place, or if no place is designated by the Commissioners Court, the sale will be conducted at the place where the Notice of Trustee's Sale was posted.

SHERYL LAMONT OR ROBERT LAMONT, DAVID SIMS, HARRIETT FLETCHER, SHARON ST. PIERRE, KAREN LILLEY, EVAN PRESS, AMY BOWMAN, REID RUPLE, MATHEW WOLFSON, AARTI PATEL, DANN PORTER, CHRIS DEMEREST, KELLEY BURNS, LEB KEMP, TRACI YEAMAN, WES WHEAT, KEN HAMMOND OR BEN LILLEY have been appointed as Substitute Trustee(s), ('Substitute Trustee') each empowered to act independently, in the place of said original Trustee, upon the contingency and in the manner authorized by said Deed of Trust.

The Substitute Trustee will sell the Property by public auction to the highest bidder for cash at the place and date specified. The sale will begin at the earliest time stated above or within three (3) hours after that time.

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

NOTICE IS FURTHER GIVEN that, except to the extent that the Substitute Trustee(s) may bind and obligate the Mortgagors to warrant title to the Property under the terms of the Deed of Trust, conveyance of the Property shall be made 'AS IS' 'WHERE IS' without any representations and warranties whatsoever, express or implied, and subject to all matters of record affecting the Property.

A debtor who is serving on active military duty may have special rights or relief related to this notice under federal law, including the Servicemembers Civil Relief Act (50 U.S.C. app. Section 501 et seq.), and state law, including Section 51.015 Texas Property Code. 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.

FILED
AT 3:51 o'clock P.M.
APR 28 2016
AMY FINCHER
County Clerk, County Court at Law
Angelina County, Texas
By: [Signature]

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 AUTHORIZED AGENT OF THE MORTGAGEE OR MORTGAGE SERVICER

KBS

KRISTEN BATES, ATTORNEY AT LAW
HUGHES, WATTERS & ASKANASE, L.L.P.
1201 Louisiana, Suite 2800
Houston, Texas 77002
Reference: 2015-006999

Sheryl LaMont 4-28-16
SHERYL LAMONT OR ROBERT LAMONT, DAVID SIMS, HARRIETT
FLETCHER, SHARON ST. PIERRE, KAREN LILLEY, EVAN PRESS,
AMY BOWMAN, REID RUPLE, MATHEW WOLFSON, AARTI PATEL,
DANN PORTER, CHRIS DEMEREST, KELLEY BURNS, LEB KEMP,
TRACI YEAMAN, WES WHEAT, KEN HAMMOND OR BEN LILLEY
c/o AUCTION.COM, LLC
1 Mauchly
Irvine, California 92618

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

ANGELINA County

Deed of Trust Dated: January 13, 2006

Amount: \$53,910.00

Grantor(s): ERNEST DOHMANN

Original Mortgagee: TEXAS RAINY DAY INVESTMENTS, INC.

Current Mortgagee: BAYVIEW LOAN SERVICING, LLC, A DELAWARE LIMITED LIABILITY COMPANY

Mortgagee Address: BAYVIEW LOAN SERVICING, LLC, A DELAWARE LIMITED LIABILITY COMPANY, 4425 Ponce de Leon Blvd., Suite 500, Coral Gables, FL 33134

Recording Information: Document No. 00208026

Legal Description: SEE EXHIBIT A

Date of Sale: June 7, 2016 between the hours of 1:00 PM and 4:00 PM.

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SHERYL LAMONT OR ROBERT LAMONT, DAVID SIMS, HARRIETT FLETCHER, SHARON ST. PIERRE, KAREN LILLEY, EVAN PRESS, AMY BOWMAN, REID RUPLE, MATHEW WOLFSON, AARTI PATEL, DANN PORTER, CHRIS DEMEREST, KELLEY BURNS, LEB KEMP, TRACI YEAMAN, WES WHEAT, KEN HAMMOND OR BEN LILLEY have been appointed as Substitute Trustee(s), ('Substitute Trustee') each empowered to act independently, in the place of said original Trustee, upon the contingency and in the manner authorized by said Deed of Trust.

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A debtor who is serving on active military duty may have special rights or relief related to this notice under federal law, including the Servicemembers Civil Relief Act (50 U.S.C. app. Section 501 et seq.), and state law, including Section 51.015 Texas Property Code. 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.

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 AUTHORIZED AGENT OF THE MORTGAGEE OR MORTGAGE SERVICER

SARAH ROBBINS, ATTORNEY AT LAW
HUGHES, WATTERS & ASKANASE, L.L.P.
1201 Louisiana, Suite 2800
Houston, Texas 77002
Reference: 2016-012123

SHERYL LAMONT OR ROBERT LAMONT, DAVID SIMS, HARRIETT FLETCHER, SHARON ST. PIERRE, KAREN LILLEY, EVAN PRESS, AMY BOWMAN, REID RUPLE, MATHEW WOLFSON, AARTI PATEL, DANN PORTER, CHRIS DEMEREST, KELLEY BURNS, LEB KEMP, TRACI YEAMAN, WES WHEAT, KEN HAMMOND OR BEN LILLEY
c/o AUCTION.COM, LLC
1 Mauchly
Irvine, California 92618

AT 3:29 o'clock P.M.
APR 28 2016
AMY FINCHER
County Clerk, County Court at Law
Angelina County, Texas
By

EXHIBIT "A"

All that certain tract or parcel of land situated in the J. B. PULVADOR LEAGUE in Angelina County, Texas, and being a part of the 11.5 acre tract conveyed to Urban Marlin et ux by Coy Dunn et al by deed dated the 7th day of November, 1958, and recorded in Volume 223, Page 457, of the Deed Records of Angelina County, Texas, to which reference is hereby made for any and all purposes, and described by metes and bounds as follows:

TRACT NO. 1

BEGINNING at the East corner of said 11.5 acre tract, an iron pipe for corner;

THENCE N 46 W with the NEB line of said 11.5 acre tract, at 264.0 feet, an iron pipe for corner;

THENCE S 44 W 200.0 feet to a road, an iron pipe for corner;

THENCE S 46 E with said road, at 50.0 feet the SB line of said 11.5 acre tract, an iron pipe for corner;

THENCE S 89 E with said SB line, at 294.0 feet the place of beginning, containing 0.72 of an acre, more or less.

TRACT NO. 2

BEGINNING on the NEB line of said 11.5 acre tract 264.0 feet N 46 W from East corner of same, an iron pipe for corner;

THENCE S 44 W 200.0 feet to a road, an iron pipe for corner;

THENCE N 46 W with said road, at 91.0 feet an iron pipe for corner;

THENCE N 44 E at 200.0 feet the NEB line of said 11.5 acre tract, an iron pipe for corner;

THENCE S 46 E with NEB line of said 11.5 acre tract, at 91.0 feet the place of beginning, containing 0.44 of an acre, more or less.

TRACT NO. 3

BEGINNING S. 46 deg. 00' E. 1078.51 feet from the North corner of the aforesaid referred to 11.5 acres and in the Northeast Boundary Line of same, an angle iron for corner;

THENCE South 46 deg. 00' East, with the Northeast Boundary Line of said 11.5 acres, at 17.09 feet the North corner of that certain 0.44 acres described as TRACT NO. 2 in deed from Clyde C. Jordan to Clarence O. Jordan, et ux, dated December 15, 1966 and recorded in Volume 323, Page 304 of the Deed Records of Angelina County, Texas;

THENCE South 44 deg. 00' West with the Northwest Boundary Line of said 0.44 acres, at 200.00 feet the West corner of same;

THENCE North 46 deg. 00' West at 17.09 feet an angle iron for corner;

THENCE North 44 deg. 00' East at 200.00 feet the Place of beginning and containing 0.078 acres of land.

SELECT PORTFOLIO SERVICING, INC. (SPS)
THOMPSON, CHAD
133 SANDALWOOD STREET, LUFKIN, TX 75904

CONVENTIONAL
Our File Number: 15-023159

FILED
AT 3:27 O'CLOCK P.M.
APR 28 2016
AMY FINCHER
County Clerk, County Court at Law
Angelina County, Texas
By: [Signature]

NOTICE OF TRUSTEE'S SALE

WHEREAS, on February 1, 2005, CHAD THOMPSON, A MARRIED MAN AND WIFE, MISTY THOMPSON, as Grantor(s), executed a Deed of Trust conveying to CTC REAL ESTATE SERVICES, as Trustee, the Real Estate hereinafter described, to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR AMERICA'S WHOLESALE LENDER in payment of a debt therein described. The Deed of Trust was filed in the real property records of ANGELINA COUNTY, TX and is recorded under Clerk's File/Instrument Number 00194557, 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, June 7, 2016 between ten o'clock AM and four o'clock PM and beginning not earlier than 1:00 PM or not later than three hours thereafter, I will sell said Real Estate in the area designated by the Commissioners Court, of Angellina 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 Angelina, State of Texas:

BEING ALL THAT CERTAIN TRACT OR PARCEL OF LAND LYING AND SITUATED IN ANGELINA COUNTY, TEXAS, OUT OF THE JOHN MASSINGILL SURVEY, ABSTRACT NO. 450 AND BEING A PART OR PORTION OF THAT CERTAIN 48.555 ACRE TRACT DESCRIBED IN A DEED FROM GERALD S. TAMPLIN, INDIVIDUALLY AND AS ATTORNEY IN FACT FOR BETTY MARIE TAMPLIN KNOTT AND VAN EVANS TAMPLIN, BEING THE HEIRS OF BETTY EVANS TAMPLIN, DECEASED TO ROBERT & JANIE INVESTMENT, INC. AND ROYCE WILLIAMS DATED MARCH 26, 1996 AND RECORDED IN VOLUME 1050 ON PAGE 727 OF THE REAL PROPERTY RECORDS OF ANGELINA COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS IN EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF FOR ALL PURPOSES.

Property Address: 133 SANDALWOOD STREET
LUFKIN, TX 75904
Mortgage Servicer: SELECT PORTFOLIO SERVICING, INC.
Noteholder: THE BANK OF NEW YORK MELLON, F/K/A, THE BANK OF NEW YORK, AS TRUSTEE
FOR CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2005-3
3217 S. DECKER LAKE DR.
SALT LAKE CITY, UTAH 84119

The Mortgage Servicer is authorized to represent the Noteholder by virtue of a servicing agreement with the Noteholder. 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.

Sheryl La Mont 4-28-16

SUBSTITUTE TRUSTEE
ROBERT LAMONT OR SHERYL LAMONT OR DAVID SIMS OR HARRIET FLETCHER OR SHARON ST PIERRE OR KAREN LILLEY OR EVAN PRESS OR AMY BOWMAN OR REID RUPLE OR MATHEW WOLFSON OR AARTI PATEL OR DANN PORTER OR CHRIS DEMEREST OR KELLEY BURNS OR LEB KEMP OR TRACY YEAMAN OR WES WHEAT OR KEN HAMMOND OR KAREN LILLEY OR BEN LILLEY
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

TWJCS

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"

BEING all that certain tract or parcel of land lying and situated in Angelina County, Texas, out of the JOHN MASSINGILL SURVEY, ABSTRACT NO. 450 and being a part or portion of that certain 48.555 acre tract described in a deed from Gerald S. Tamplin, Individually and as Attorney in fact for Betty Marie Tamplin Knott and Van Evans Tamplin, being the heirs of Betty Evans Tamplin, Deceased to Robert & Janic Investment, Inc. and Royce Williams dated March 26, 1996 and recorded in Volume 1050 on Page 727 of the Real Property Records of Angelina County, Texas, (and being all of Tract No. 25 of WILL HEIGHT SUBDIVISION - an unrecorded subdivision) to which reference is hereby made for any and all purposes and the said tract or parcel being described by metes and bounds as follows, to-wit:

BEGINNING at the Southwest corner of the aforesaid referred to Tract No. 25, the Northwest corner of that certain 0.312 acre tract (Tract No. 27 of WILL HEIGHT SUBDIVISION) described in a deed from Robert & Janic Investments, Inc. to Johnny Dale New, Sr., et ux dated September 5, 2002 and recorded in Volume 1635 on Page 220 of the Real Property Records of Angelina County, Texas, the Northeast corner of that certain 0.367 acre tract (Tract No. 4 of WILL HEIGHT SUBDIVISION) described in a deed from Robert & Janic Investments, Inc. to Gemma Bautista dated October 20, 1999 and recorded in Volume 1232 on Page 884 of the Real Property Records of Angelina County, Texas, and the Southeast corner of that certain 0.275 acre tract (Tract No. 24 of WILL HEIGHT SUBDIVISION) described in a deed from Diboll-Williams Construction, Inc. to Robert Mullins, et ux dated November 20, 2003 and recorded in Volume 1884 on Page 307 of the Real Property Records of Angelina County, Texas, a 1/2" rod set for corner where a 1/2" rod was found in November 2003 before fence was built - appears fence building moved original 1/2" rod bearing S 56° 34' 04" W 0.41 feet, a fence corner bearing N 49° W 0.4 feet, a 1/2" rod (at a fence corner) bearing S 80° 02' 13" W 79.99 feet, and a 1/2" rod bearing S 09° 54' 29" E 80.03 feet;

Handwritten initials: "MT" and "C.T."

THENCE N 10° 08' 26" W (called N 10° 00' 00" W) with the West boundary line of the said Tract No. 25, the East boundary line of the said Tract No. 24, and the East boundary line of the said Mullins 0.275 acre tract, at 149.82 feet (called 150.00 feet) the Northwest corner of the said Tract No. 25, the Northeast corner of the said Tract No. 24, and the Northeast corner of the said Mullins 0.275 acre tract; a 1/2" rod found for corner in the South right-of-way line of Sandalwood (50 feet wide right-of-way in Volume 1242 on Page 822), said rod witnessed by a 1/2" rod bearing S 79° 55' 12" W 80.01 feet and a water meter bearing N 14° W 1.5 feet;

THENCE N 79° 58' 35" E (called N 80° 00' 00" E) with the North boundary line of the said Tract No. 25 and the South right-of-way line of the said Sandalwood (Willow Street), at 79.95 feet (called 80.00 feet) the Northeast corner of the said Tract No. 25 and the Northwest corner of that certain 0.310 acre tract (Tract No. 26 of WILL HEIGHT SUBDIVISION) described in a deed from Robert & Janic Investments, Inc. to John Cleveland, et al, as trustees or deacons of New Life Worship Center dated January 2, 2002 and recorded in Volume 1683 on Page 173 of the Real Property Records of Angelina County, Texas, a 1/2" rod found for corner witnessed by a 1/2" rod bearing N 79° 56' 28" E 90.04 feet;

THENCE S 10° 07' 25" E (called S 10° 00' 00" E) with the East boundary line of the said Tract No. 25, the West boundary line of the Tract No. 26, and the West boundary line of the said 0.310 acre tract, at 149.80 feet (called 150.00 feet) the Southeast corner of the said Tract No. 25, the Southwest corner of the said Tract No. 26, a 1/2" rod found for corner in the North boundary line of the aforesaid 0.312 acre tract and the North boundary line of the aforesaid Tract No. 27, said rod witnessed by a 1/2" rod bearing N 79° 58' 05" E 89.90 feet and a fence corner bearing N 80° W 0.7 feet;

THENCE S 79° 58' 05" W (called S 80° 00' 00" W) with the South boundary line of the said Tract No. 25, the North boundary line of the said Tract No. 27, and the North boundary line of the said 0.312 acre tract, at 79.91 feet (called 80.00 feet) the point and place of beginning and containing 0.275 acre of land, more or less.

Basis of Bearings: The North boundary line of that certain 0.256 acre tract (Tract No. 10 of WILL HEIGHT SUBDIVISION) described in a deed from Diboll-Williams Construction, Inc. to Joseph P. Macaculop, et ux dated October 31, 2000 and recorded in Volume 1321 on Page 130 of the Real Property Records of Angelina County, Texas, (deed call - S 79° 54' 47" W 79.95 feet - unrecorded subdivision plat call - S 80° 00' 00" W 80.00 feet - found 1/2" rods 79.95 feet apart).

To the Register, County Clerk, Angelina County

Feb 02, 2005

SOME OF THESE COUNTY OF ANGELINA I hereby certify that this instrument was filed on the date and time stamped herein by me and has duly recorded in the volume and page of the same records of Angelina County as stamped herein by me.

Filed for Record in: Angelina County On: Feb 02, 2005 at 03:51P As a RECORDING Document Number: 00194557 Amount: \$0.00 Receipt Number - 77137 By: Todd Wright