

NOTICE OF SUBSTITUTE TRUSTEE SALE

Deed of Trust Date:
11/18/1998

Grantor(s)/Mortgagor(s):
LYLE L. LESTER AND ANNIE T. LESTER

Original Beneficiary/Mortgagee:
CENDANT MORTGAGE CORPORATION

Current Beneficiary/Mortgagee:
Wells Fargo Bank, N.A.

Recorded in:
Volume: 0912
Page: 094
Instrument No: 7927

Property County:
WASHINGTON

Mortgage Servicer:
Wells Fargo Bank, N.A. is representing the Current Beneficiary/Mortgagee under a servicing agreement with the Current Beneficiary/Mortgagee.

Mortgage Servicer's Address:
1 Home Campus, MAC 2301-04C,
West Des Moines, IA 50328

Legal Description: SEE EXHIBIT A

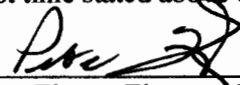
Date of Sale: 6/4/2019

Earliest Time Sale Will Begin: 1:00:00 PM

Place of Sale of Property: Washington County Courthouse, 100 E. Main, Brenham, TX 77833 OR IN THE AREA DESIGNATED BY THE COMMISSIONER'S COURT, PURSUANT TO SECTION 51.002 OF THE TEXAS PROPERTY CODE.

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.

Notice Pursuant to Tex. Prop. Code § 51.002(i):
Assert and protect your rights as member of the armed forces of the United States. If you or your spouse are serving on active military duty, including active military duty as a member of the Texas National 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



Pete Florez, Florence Rosas, Zachary Florez, Orlando Rosas, Bobby Brown, Amy Bowman, Reid Ruple, Kathleen Adkins, Evan Press, Stephanie Kohler, Cary Corenblum, Luci Fuller, Mariel Marroquin, Kristopher Holub, Orlando Rosas or Bobby Brown or Thuy Frazier or Cindy Mendoza or Deanna Segovia, Substitute Trustee MCCARTHY & HOLTHUS, LLP 1255 WEST 15TH STREET, SUITE 1060 PLANO, TX 75075

service to the sender of this notice immediately.

FILED FOR RECORD
WASHINGTON COUNTY TEXAS
2019 APR 25 PM 3:40
Beth A. Rothman
WASHINGTON COUNTY CLERK

MH File Number: TX-19-71464-POS
Loan Type: Conventional Residential

TX-19-71464-POS

EXHIBIT "A"

ALL THAT TRACT OR PARCEL OF LAND situated in Washington County, Texas, out of the A. Harrington Survey, Abstract No. 35, in the City of Brenham, and being Lot 3 of Block 2 of the M.H. Schomburg Subdivision of Lot 1 and parts of Lot 2, 3, and 4 of Block 1 of Keys Second Addition (plat recorded in Plat Cabinet File No. 30B of the Plat Records of Washington County, Texas), and being that tract or lot described in a deed from L.L. Jantz and Nora G. Jantz to Mary Christine Bildl dated March 11, 1991 and recorded in Volume 643, Page 19 of the Official Records of Washington County, Texas, said 9656 Sq.Ft. lot being more particularly described as follows:

BEGINNING at a found 1/2" iron rod, lying in the Southeast margin of Jersey Lane (a public street within the City of Brenham) marking the Northeast corner of Lot 2 of Block 2 of said Schomburg Subdivision and the Northwest corner of Lot 3 herein described;

THENCE with the Southeast margin of Jersey Lane, being the Northwest line of Lot 3 herein described, N 77deg 00min 00sec E, 63.03 ft. (deed call N 77deg 35min 15sec E, 62.63 ft.) (this line being the **BASIS OF BEARING LINE** for this survey) (bearings based on recorded plat bearings) to a found 1/2" iron rod (bent) marking the Northwest corner of Lot 4 of said subdivision and Northeast corner of Lot 3 herein described;

THENCE departing said street margin, with the Southwest line of Lot 4, S 12deg 38min 19sec E, 153.13 ft. (deed call S 12deg 18min 33sec E, 152.77 ft.) to a chainlink fence corner marking the Southwest corner of Lot 4, the Northwest corner of Lot 10, the Northeast corner of Lot 9, and the Southeast corner of Lot 3 herein described;

THENCE with the Northwest line of Lot 9, S 77deg 14min 13sec W, 63.20 ft. (deed call S 77deg 36min 28sec W, 63.79 ft.) to a chainlink fence corner marking the Northwest corner of Lot 9, the Northeast corner of Lot 8, the Southeast corner of Lot 2, and the Southwest corner of Lot 3 herein described;

THENCE with the Northeast line of Lot 2, being the Southwest line of Lot 3 herein described, N 12deg 34min 24sec W, 152.87 ft. (deed call N 11deg 52min 26sec W, 152.76 ft.) to the **PLACE OF BEGINNING** and containing 9656 Sq.Ft. of land.