

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.

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

Date August 07, 2018

Time The sale will begin at 1.00PM or not later than three hours after that time.

Place THE WEST PORCH OF THE GAINES COUNTY COURTHOUSE LEADING INTO THE MIDDLE LANDING FROM THE WEST DOOR OR AS DESIGNATED BY THE COUNTY COMMISSIONERS 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 September 22, 2009 and recorded in Document CLERK'S FILE NO. 2009-4078 real property records of GAINES County, Texas, with AARON JEFFRIES AND MISTY JEFFRIES, grantor(s) and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS") AS NOMINEE, mortgagee

4. **Obligations Secured.** Deed of Trust or Contract Lien executed by AARON JEFFRIES AND MISTY JEFFRIES, securing the payment of the indebtednesses in the original principal amount of \$191,369.00, and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. WELLS FARGO 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. WELLS FARGO BANK, N.A., as Mortgage Servicer, is representing the current mortgagee, whose address is

c/o WELLS FARGO BANK, N.A.
3476 STATEVIEW BLVD
FORT MILL, SC 29715



JONATHAN SCHENDEL, RAMIRO CUEVAS, FREDERICK BRITTON, DOUG WOODARD, CHRIS DEMAREST, KRISTIE ALVAREZ, SHELLEY NAIL, DONNA TROUT, KRISTINA MCCRARY, SHELLY HENDERSON, CHELSEA BROOKS, JOHN MCCARTHY, OR DAVID CARRILLO
Substitute Trustee

c/o BARRETT DAFFIN FRAPPIER TURNER & ENGEL, LLP
4004 Belt Line Road, Suite 100
Addison, Texas 75001

My name is David Carrillo and my address is c/o 4004 Belt Line Road, Suite 100, Addison, Texas 75001. I declare under penalty of perjury that on 6-11-18 I filed at the office of the GAINES County Clerk and caused to be posted at the GAINES County courthouse this notice of sale

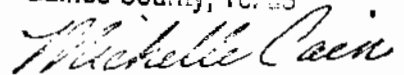
Certificate of Posting

Declarant's Name: David Carrillo
Date: _____

#17

6-11-18 FILED 11:00 AM

Vicki Phillips, County Clerk
Gaines County, Texas



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EXHIBIT A

A TRACT OF LAND OUT OF THE SOUTH PART OF LOT 8 AND THE NORTH PART OF LOT 9, BLOCK 12, WESTERN HILLS ADDITION, INSTALLMENT NO. 3 TO THE CITY OF SEMINOLE, GAINES COUNTY, TEXAS, AND IS MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 1/2" IRON ROD FOUND ON THE EAST LINE OF SAID LOT 8 FOR THE NORTHEAST CORNER OF THIS TRACT, FROM WHICH THE NORTHEAST CORNER OF SAID LOT 8 BEARS N. 5° 39' 52" E., 10.00 FEET,

THENCE WEST 129.25 FEET TO A 1/2" IRON PIPE FOUND ON THE WEST LINE OF SAID LOT 8 FOR THE NORTHWEST CORNER OF THIS TRACT, FROM WHICH THE NORTHWEST CORNER OF SAID LOT 8 BEARS N. 2° 50' 18" E., 9.96 FEET,

THENCE S. 2° 50' 18" W., AT 67.75 FEET PASS THE SOUTHWEST CORNER OF SAID LOT 8 AND THE NORTHWEST CORNER OF SAID LOT 9, IN ALL 74.72 FEET TO A 1/2" IRON ROD WITH CAP MARKED "NEWTON SURVEYING" SET FOR THE SOUTHWEST CORNER OF THIS TRACT, FROM WHICH THE SOUTHWEST CORNER OF SAID LOT 9 BEARS S. 2° 50' 18" W., 70.74 FEET;

THENCE EAST 125.54 FEET TO A 1/2" IRON ROD FOUND IN THE EAST LINE OF SAID LOT 9 FOR THE SOUTHEAST CORNER OF THIS TRACT, FROM WHICH THE SOUTHEAST CORNER OF SAID LOT 9 BEARS S. 5° 39' 52" W., 71.0 FEET;

THENCE N. 5° 39' 52" E., AT 7.0 FEET PASS THE NORTHEAST CORNER OF SAID LOT 9 AND SOUTHEAST CORNER OF SAID LOT 8, IN ALL 75.0 FEET TO THE PLACE OF BEGINNING; SAVE AND EXCEPT ALL OIL, GAS AND OTHER MINERALS.



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