

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

Matter No.: 064198-TX

Date: January 10, 2018

County where Real Property is Located: Burleson

ORIGINAL MORTGAGOR: JONATHAN A. NARRO AND LISA A. NARRO, HUSBAND AND WIFE

ORIGINAL MORTGAGEE: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS INC., SOLELY AS NOMINEE FOR BRAZOS NATIONAL BANK, ITS SUCCESSORS AND ASSIGNS

CURRENT MORTGAGEE: PennyMac Loan Services, LLC

MORTGAGE SERVICER: PennyMac Loan Services, LLC

DEED OF TRUST DATED 11/25/2014, RECORDING INFORMATION: Recorded on 11/26/2014, as Instrument No. 00010417, in Book OR 980, Page 787,

SUBJECT REAL PROPERTY (LEGAL DESCRIPTION): ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING SITUATED IN SOMERVILLE, BURLESON COUNTY, TEXAS, AND MORE COMPLETELY DESCRIBED IN ATTACHED EXHIBIT "A"

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on 3/6/2018, the foreclosure sale will be conducted in **Burleson** County in the area designated by the Commissioners Court, pursuant to Section 51.002 of the Texas Property Code as the place where the foreclosure sales are to take place. If no place is designated by the Commissioners Court, sale will be conducted at the place where the Notice of Trustee's Sale was posted. The trustee's sale will be conducted no earlier than **1:00 PM**, or not later than three (3) hours after that time, by one of the Substitute Trustees who will sell, to the highest bidder for cash, subject to the unpaid balance due and owing on any lien indebtedness superior to the Deed of Trust.

PennyMac Loan Services, LLC is acting as the Mortgage Servicer for PennyMac Loan Services, LLC who is the Mortgagee of the Note and Deed of Trust associated with the above referenced loan. PennyMac Loan Services, LLC, as Mortgage Servicer, is representing the Mortgagee, whose address is:

PennyMac Loan Services, LLC
3043 Townsgate Rd, Suite 200
Westlake Village, CA 91361

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 property securing the above referenced loan.



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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.



By: _____ Substitute Trustee
PETE FLOREZ, SHAWN SCHILLER, KRISTOPHER HOLUB,
PATRICK ZWIERS, AMY BOWMAN, IAN MOSER,
KATHLEEN ADKINS, PETE FLOREZ, BOB SCHUBERT,
LEIGHTON SCHUBERT, JOHN W. LATHAM, TOBEY
LATHAM, MICHAEL LATHAM, FLORENCE ROSAS,
ZACHARY FLOREZ, ORLANDO ROSAS, BOBBY BROWN,
PAUL A. HOEFKER, ROBERT L. NEGRIN

Return to:
ALDRIDGE PITE, LLP
4375 JUTLAND DR., SUITE 200
P.O. BOX 17935
SAN DIEGO, CA 92177-0935
FAX #: 619-590-1385
866-931-0036

Exhibit A

**METES AND BOUNDS DESCRIPTION
OF A 0.1435 ACRE TRACT OF LAND
OUT OF THE
C. LANDOLT'S 6TH ADDITION
JOHN M. HARDEMAN UPPER 1/4 LEAGUE, A-140
SOMERVILLE, BURLESON COUNTY, TEXAS**

All that tract or parcel of land lying and being situated in Somerville, Burleson County, Texas, and being situated in the John M. Hardeman Upper 1/4 League, A-140, and being the same tract of land described in a deed to Kenneth D. and Margaret Scott, as recorded in Volume 225, Page 804, of the Brazos County Deed Records, and now more particularly described as follows:

BEGINNING at a 1/2" iron rod found for the most southerly corner of this tract, also being the most westerly corner of the Julian Vasquez tract, as recorded in Volume 384, Page 44, of the Burleson County Deed Records, also being a point in the northeast right-of-way line of Avenue G;

THENCE North 44°59'25" West, a distance of 125.05 feet along the common line between this tract and the said right-of-way line of Avenue G to a 5/8" iron rod set for the most westerly corner of this tract, also being the intersection point of the said northeast right-of-way line of Avenue G and the southeast right-of-way line of 6th Street;

THENCE North 45°00'00" East, a distance of 50.00 feet along the common line between this tract and the said southeast right-of-way line of 6th Street to a 1/2" iron rod found for the most northerly corner of this tract, also being the most westerly corner of the William Blowey tract, as recorded in Volume 231, Page 619, of the B.C.D.R.;

THENCE South 45°00'00" East, a distance of 125.00 feet along the common line between this tract and the said Blowey tract to a 5/8" iron rod set for the most easterly corner of this tract, also being the most southerly corner of the said Blowey tract, also being a point in the northwest line of the said Julian Vasquez tract;

THENCE South 44°56'22" West, a distance of 50.02 feet along the common line between this tract and the said Vasquez tract to the **PLACE OF BEGINNING** containing 6253 square feet or 0.1435 acres.

[Signature]
Danie Carlomagno
Texas Registered Professional
Land Surveyor No. 20334.doc
8-11-2000



Schlaack
County Clerk

Jan 18, 2012

STATE OF TEXAS COUNTY OF BURLESON
I hereby certify that this instrument
was filed on the date and time
stamped herein by me and was duly
recorded in the volume and page of
the named records of:
Burleson County
As stamped herein by me.

Amount 2.00
Receipt Number - 119488
By: Jessica Lucero

Filed for Record in:
Burleson County
On: Jan 18, 2012 at 03:53P
As an Postings Real Estate Notice