

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

MILAM County

Deed of Trust Dated: November 15, 2006

Amount: \$115,500.00

Grantor(s): CLARENCE DAVID

Original Mortgagee: FINANCIAL FREEDOM SENIOR FUNDING CORPORATION A SUBSIDIARY OF INDY MAC BANK, F.S.B.

Current Mortgagee: The Bank of New York Mellon, not individually but solely as Co-Trustee for RML Trust 2013-1

Mortgagee Servicer and Address: c/o REVERSE MORTGAGE SOLUTIONS, INC., 14405 WALTERS ROAD, SUITE 200, HOUSTON, TX 77014

Pursuant to a Servicing Agreement between the Mortgage Servicer and Mortgagee, the Mortgage Servicer is authorized to represent the Mortgagee. Pursuant to the Servicing Agreement and Section 51.0025 of the Texas Property Code, the Mortgage Servicer is authorized to collect the debt and to administer any resulting foreclosure of the referenced property.

Recording Information: Volume 1027 Page 745

Legal Description: SEE SCHEDULE "A" ATTACHED HERETO AND MADE A PART HEREOF

WHEREAS CLARENCE DAVID is deceased.

Date of Sale: June 6, 2017 between the hours of 12:00 PM and 3:00 PM

Earliest Time Sale Will Begin: 12:00 PM

Place of Sale: The foreclosure sale will be conducted at public venue in the area designated by the MILAM 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.

JOHN LATHAM OR MICHAEL LATHAM, JOHN W. LATHAM OR BRETT ADAMS 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.

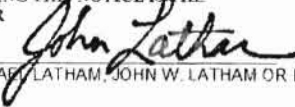
If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the funds paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.

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. §§ 3901 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.


KRISTEN BATES, ATTORNEY AT LAW
HUGHES WATTERS & ASKANASE, L.L.P.
1201 Louisiana, Suite 2800
Houston, Texas 77002
Reference: 2016-011557


JOHN LATHAM OR MICHAEL LATHAM, JOHN W. LATHAM OR BRETT ADAMS
c/o Texas Trustee Services
4100 Midway Rd Ste 1040
Carrollton, TX 75007

Filed John day of April
in 2017, At 10:40 A.M.
BARBARA VANSA
County Clerk, Milam County, Texas
By [Signature]
Deputy

SCHEDULE "A"

ALL THAT CERTAIN LOT, TRACT OR PARCEL OF LAND, BEING A SECTION IN THE J. J. LIENDO FOUR LEAGUE GRANT IN MILAN COUNTY, TEXAS, OF BLOCK TEN (10) OF THE MARIA MICHALK ADDITION TO THE CITY LIMITS OF THORNDALE, TEXAS AND RECORDED IN VOLUME 188 PAGE 460 AND MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS, TO WIT:

STARTING AT THE NE CORNER OF MT. ZION BAPTIST CHURCH PROPERTY;

THENCE S. 74 W. ALONG THIRD STREET A DISTANCE OF 180' TO A STAKE FOR THE NE CORNER OF THIS TRACT AND PLACE OF BEGINNING;

THENCE S. 16 E. ALONG EAST BOUNDARY A DISTANCE OF 85' TO A STAKE FOR THE SE CORNER;

THENCE S. 74 W. ALONG SOUTH BOUNDARY A DISTANCE OF 85' TO A STAKE FOR THE SW CORNER, BEING ON THE FARM TO MARKET #486 RIGHT-OF-WAY;

THENCE N. 16 W. ALONG WEST BOUNDARY, A DISTANCE OF 85' TO A STAKE FOR THE NW CORNER, BEING 33' FROM FARM TO MARKET RIGHT-OF-WAY;

THENCE N. 74 E. ALONG NORTH LIMITS, A DISTANCE OF 85' BACK TO THE PLACE OF BEGINNING FOR AN AREA VOLUME OF 7,225 SQUARE FEET OR 0.1653 ACRES OF LAND.

FOR INFORMATIONAL PURPOSES ONLY: THE APN IS SHOWN BY THE COUNTY ASSESSOR AS R18004; SOURCE OF TITLE IS VOLUME 404, PAGE 139 (DATED 10/26/1972)