

508 W NETTIE AVE  
KINGSVILLE, TX 78363

FILED FOR RECORD

2022 MAR 14 PM 1:57

STEPHANIE G. GARZA  
COUNTY CLERK KLEBERG COUNTY  
DEPUTY

RECEIVED & POSTED  
on 3-14-2022  
at 1:50  
STEPHANIE G. GARZA  
Kleberg County, Clerk  
By [Signature]  
00000009125774  
Deputy

**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: May 03, 2022

Time: The sale will begin at 1:00 PM or not later than three hours after that time.

Place: THE WEST STEPS (FRONT DOOR) OF THE KLEBERG COUNTY COURTHOUSE 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 April 30, 2018 and recorded in Document CLERK'S FILE NO. 314398; AS AFFECTED BY CLERK'S FILE NO. 324726 real property records of KLEBERG County, Texas, with JASON GONZALEZ AND JESSICA GONZALEZ, grantor(s) and MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., ("MERS"), AS NOMINEE FOR FIRST COMMUNITY BANK, mortgagee.

**4. Obligations Secured.** Deed of Trust or Contract Lien executed by JASON GONZALEZ AND JESSICA GONZALEZ, securing the payment of the indebtednesses in the original principal amount of \$79,532.00, and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. U.S. BANK NATIONAL ASSOCIATION 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. U.S. BANK NATIONAL ASSOCIATION, as Mortgage Servicer, is representing the current mortgagee, whose address is:

c/o U.S. BANK NATIONAL ASSOCIATION  
4801 FREDERICA ST  
OWENSBORO, KY 42301



**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 OR AUTHORIZED AGENT OF THE MORTGAGEE OR MORTGAGE SERVICER.**

The undersigned as attorney for the mortgagee or mortgage servicer does hereby remove the original trustee and all successor substitute trustees and appoints in their stead BOB FRISCH, JODI STEEN, LESLYE EVANS, JANICE STONER, MARY GOLDSTON, RAMON PEREZ, JOHN SISK, AUCTION.COM, SANDRA MENDOZA, ARNOLD MENDOZA, ALEXIS MENDOZA, SUSAN SANDOVAL, W D LAREW OR SARAH MAYS whose address is c/o BARRETT DAFFIN FRAPPIER TURNER & ENGEL, LLP, 4004 Belt Line Road, Suite 100, Addison, Texas 75001-4320 as Substitute Trustee, who shall hereafter exercise all powers and duties set aside to the said original trustee under the said Deed of Trust; and, further does hereby request, authorize, and instruct said Substitute Trustee to conduct and direct the execution of remedies set aside to the beneficiary therein.



Israel Saucedo

**Certificate of Posting**

My name is \_\_\_\_\_, and my address is c/o 4004 Belt Line Road, Suite 100, Addison, Texas 75001-4320. I declare under penalty of perjury that on \_\_\_\_\_ I filed at the office of the KLEBERG County Clerk and caused to be posted at the KLEBERG County courthouse this notice of sale.

\_\_\_\_\_

Declarants Name: \_\_\_\_\_

Date: \_\_\_\_\_

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KLEBERG

**EXHIBIT "A"**

LOT TWENTY SIX (26), BLOCK ONE (1), FOLTS ADDITION, AN ADDITION TO THE CITY OF KINGSVILLE, KLEBERG COUNTY, TEXAS, AS SHOWN ON A MAP OR PLAT OF RECORD IN ENVELOPE 39, PLAT CABINET 1, MAP RECORDS, KLEBERG COUNTY, TEXAS.