

16-0039FC

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.

FILED FOR RECORD
NOTICE OF SALE SHELBY COUNTY, TEXAS

PURSUANT TO AUTHORITY conferred upon the Trustee by that certain Deed of Trust dated May 12, 2010, executed by **STACY ROGERS** ("Mortgagor") to Michael Gary Orlando, Trustee for the benefit of **VANDERBILT MORTGAGE AND FINANCE, INC.** ("Mortgagee"), filed for record under Instrument No. 2010-006095, Official Public Records of Shelby County, Texas, Mortgage appoints **K. Clifford Littlefield**, whose address is listed below, Jo Ann Geraughty, Kimberly Stahl, Sandra Dunbar or Curtis Musick, whose business address is 3009 S. John Redditt Drive, Suite E-178, Lufkin, Texas 75904, under said Deed of Trust, in order to satisfy the indebtedness secured thereby and at the request of the holder of said indebtedness, default having been made in the covenants of the Deed of Trust, to sell on **Tuesday, February 7, 2017**, (that being the first Tuesday of the month), at public auction to the highest bidder for cash, at the Shelby County Courthouse at the place designated by the Commissioner's Court for such sales in Shelby County, Texas, (on the steps of the county courthouse, or as designated by the County Commissioner), the sale to begin at 10:00 o'clock a.m. or not later than three (3) hours after such time on that date, selling all of the property as an entirety or in such parcels as the Trustee acting may elect the property offered for sale, more particularly described on Exhibit "A" attached hereto and made a part hereof, together with any and all improvements constructed upon, affixed to or located upon the above described real property, including but not limited to a 2010 CMH Plus One Manufactured Housing Unit, Serial No. CSS011237TXAB.

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.

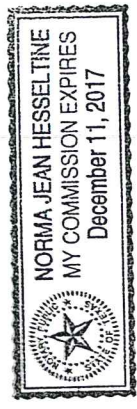
EXECUTED this 8th day of December, 2016.

K Littlefield

K. CLIFFORD LITTLEFIELD, Mortgagee Attorney
UPTON, MICKITS & HEYMANN, L.L.P.
802 N. Carancahua, Suite 450
Corpus Christi, Texas 78401
Telephone: (361) 884-0612
Facsimile: (361) 884-5291
Email: clittlefield@umhlaw.com

THE STATE OF TEXAS §
COUNTY OF NUECES §

SUBSCRIBED and SWORN TO BEFORE ME, the undersigned Notary Public, by **K. CLIFFORD LITTLEFIELD**, this 8th day of December, 2016, to certify which witness my hand and official seal.



Norma Jean HesselTine
NOTARY PUBLIC, STATE OF TEXAS

Return to:
K. Clifford Littlefield
Upton, Mickits & Heymann, L.L.P.
802 N. Carancahua, Suite 450
Corpus Christi, Texas 78401

EXHIBIT "A"

BEING 0.50 acre of land, more or less, a part of the L.W. HANCOCK SURVEY, A-357, Shelby County, Texas, and being described in Warranty Deed from Ralph Thrift, Individually and as Trustee, to Velmarie Rogers dated March 1, 2002, recorded in Vol. 933, Page 822, Official Public Records, Shelby County, Texas, and being described by metes and bounds as follows to-wit:

BEGINNING at a 2 inch iron pipe found in the North margin of CR 4020 at the SWC of the residue of a called 22.6 acre tract, being called a 7.36 acre tract described in Warranty Deed with Vendor's Lien from James H. Milford, et al, to Kenneth W. Ramsey and wife, Judy Ramsey dated April 17, 1997, recorded in Vol. 817, Page 716, Official Public Records, Shelby County, Texas;

THENCE with the North margin of CR 4020 N. 48 deg. 30 min. 00 sec. E. 100.00 ft. (bearing basis) to a 1/2 acre rebar set at the SWC of said 1.24 acre tract for the point of beginning of the herein described 0.50 acre tract, from which a 5 inch iron fence post bears S. 41 deg. 30 min. E. 0.50 ft.;

THENCE with the WBL of said 1.24 acre tract, N. 41 deg. 30 min. 00 sec. W. 300.00 ft. to a 1/2 inch rebar set for corner at the NWC of said 1.24 acre tract

THENCE with the NBL of said 1.24 acre tract, N. 48 deg. 30 min. 00 sec. E. 98.66 ft. to a 1/2 inch iron rebar set for corner at the NWC of another 0.50 acre tract this date severed from said 1.24 acre tract referred to as Tract 2;

THENCE with the WBL of said Tract 2, S. 41 deg. 30 min. 00 sec. E. 195.30 ft. to a 1/2 inch rebar set for corner at the most westerly SWC of said Tract 2;

THENCE S 48 deg. 30 min. 00 sec. W. 74.66 ft. to a 1/2 inch rebar set for corner,

THENCE S. 41 deg. 30 min. 00 sec. E. 104.70 ft. to a 1/2 inch rebar set for corner in the North margin of CR 4020;

THENCE with the North margin of CR 4020 S. 48 deg. 30 min. 00 sec. W. 24.00 ft. to the point of beginning, containing 0.50 acre of land, more or less.