

NOTICE OF SUBSTITUTE TRUSTEE SALE

Deed of Trust Date:
1/18/2008

Grantor(s)/Mortgagor(s): 2021 1909
JERRY DON ALVARADO

Original Beneficiary/Mortgagee:
MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS") SOLELY AS A NOMINEE FOR PRIMEWEST MORTGAGE CORPORATION, ITS SUCCESSORS AND ASSIGNS

Current Beneficiary/Mortgagee:
Wells Fargo Bank, N.A.

Recorded in:
Volume: 379
Page: 206
Instrument No: 2008-0099

Property County:
LYNN

Mortgage Servicer:
Wells Fargo Bank, N.A. is representing the Current Beneficiary/Mortgagee under a servicing agreement with the Current Beneficiary/Mortgagee.

Mortgage Servicer's Address:
1 Home Campus, MAC 2301-04C,
West Des Moines, IA 50328

Legal Description: LOT NO. ONE (1), AND THE WEST FIFTY FEET (W/50') OF LOT NO. TWO (2), IN BLOCK NO. ONE (1), VAN DYKE ADDITION NO. TWO TO THE ORIGINAL TOWN OF TAHOKA, LYNN COUNTY, TEXAS

Date of Sale: 1/4/2022 **Earliest Time Sale Will Begin:** 10:00:00 AM

Place of Sale of Property: Lynn County Courthouse, 1600 Main Street, Tahoka, TX 79373 OR IN THE AREA DESIGNATED BY THE COMMISSIONER'S COURT, PURSUANT TO SECTION 51.002 OF THE TEXAS PROPERTY CODE.

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.

The Property will be sold "AS IS," without any express or implied warranties, except as to warranties of title, and at the purchaser's own risk, pursuant to the terms of TEX. PROP. CODE §51.002 and §51.009. Prospective bidders are advised to conduct an independent investigation of the nature and physical condition of the Property.

Substitute Trustee reserves the right to set further reasonable conditions for conducting the public auction. Any such further conditions shall be announced before bidding is opened for the first sale of the day held by Substitute Trustee.

Notice Pursuant to Tex. Prop. Code § 51.002(i):
Assert and protect your rights as member of the armed forces of the United States. If you or your spouse are serving on active military duty, including active military duty as a member of the Texas National 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.

~~Terry Browder, Daura Browder, Marsha Monroe, Jamie Osborne, Kevin Key, Jay Jacobs, Ronald Byrd, Charles Green, Kristopher Holub, Ramiro Cuevas, Patrick Zwiers, Shawn Schiller, Auction.com, Jay Jacobs or Ronald Byrd or Thuy Frazier or Cindy Mendoza or Catherine Allen-Rea or Cole Patton, Substitute Trustee~~
MCCARTHY & HOLTHUS, LLP
1255 WEST 15TH STREET, SUITE 1060
PLANO, TX 75075

FILED
AT 11:41 A M O'CLOCK
NOV 29 2021
Karen Strickland County Clerk
Hessig Ulen, Deputy

MH File Number: TX-20-77939-POS
Loan Type: Conventional Residential