

2019.025

**NOTICE OF SUBSTITUTE TRUSTEE SALE**

**Deed of Trust Date:**  
5/23/2007

**Grantor(s)/Mortgagor(s):**  
MARVIN R CHAVEZ, JOINED HEREIN PRO-  
FORMA BY HIS WIFE, PAULA FARRAR  
**Current Beneficiary/Mortgagee:**  
Wells Fargo Bank, N.A.

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

**Recorded in:**  
**Volume:** 0637  
**Page:** 0901  
**Instrument No:** 0163551

**Property County:**  
MOORE

**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 THREE (3), BLOCK THREE (3), WESTHAVEN ADDITION TO THE CITY OF  
DUMAS, MOORE COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT  
CABINET 1, SLEEVE A-15, PLAT RECORDS OF MOORE COUNTY, TEXAS.

**Date of Sale:** 10/1/2019

**Earliest Time Sale Will Begin:** 1pm


**Place of Sale of Property:** MOORE COUNTY COURTHOUSE (MAIN, ORIGINAL BUILDING) 7TH  
STREET AND DUMAS AVENUE, DUMAS MOORE COUNTY, TX, FIRST FLOOR IN CENTER  
AREA OF THE HALL OR AS DESIGNATED BY THE COUNTY COMMISSIONER'S OFFICE 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.

*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.

  
Susan Bowers, Jonathan Bowers, Glandeen Shenk,  
Jose A. Bazaldua or Antonio Bazaldua  
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

13- pd  
SUSAN BOWERS

MH File Number: TX-19-72315-POS  
Loan Type: Conventional Residential

2019.025

BRENDA MCKANNA  
COUNTY CLERK

2019 SEP -5 P 1:47

MOORE COUNTY, TEXAS

BY   
DEPUTY