

ALLIED FIRST BANK SB DBA SERVBANK (MYS)
REESE, MARCUS
2220 COUNTY RD 1038, MULESHOE, TX 79347

VA 494961627954
Firm File Number: 23-040182

FILED FOR RECORD
20 DAY OF July YR 2023
AT 3 HR 15 MIN M.
IRENE ESPINOZA, COUNTY CLERK
BAILEY COUNTY, TEXAS

NOTICE OF TRUSTEE'S SALE

WHEREAS, on October 27, 2022, MARCUS REESE AN UNMARRIED MAN, as Grantor(s), executed a Deed of Trust conveying to SCOTT R. VALBY, as Trustee, the Real Estate hereinafter described, to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR MORTGAGE SOLUTIONS OF COLORADO, LLC in payment of a debt therein described. The Deed of Trust was filed in the real property records of BAILEY COUNTY, TX and is recorded under Clerk's File/Instrument Number 2022-27135 Volume 0346, Page 0725, to which reference is herein made for all purposes.

WHEREAS, default has occurred in the payment of said indebtedness, and the same is now wholly due, and the owner and holder has requested to sell said property to satisfy said indebtedness;

WHEREAS, the undersigned has been appointed Substitute Trustee in the place of said original Trustee, upon contingency and in the manner authorized by said Deed of Trust; and

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on , **Tuesday, October 3, 2023** between ten o'clock AM and four o'clock PM and beginning not earlier than 10:00 AM or not later than three hours thereafter, the Substitute Trustee will sell said Real Estate at the County Courthouse in BAILEY COUNTY, TX to the highest bidder for cash. The sale will be conducted in the area of the Courthouse designated by the Commissioners Court, of said county, pursuant to Section §51.002 of the Texas Property Code as amended; if no area is designated by the Commissioners' Court, the sale will be conducted in the area immediately adjacent (next) to the location where this Notice of Trustee's Sale was posted.

Said Real Estate is described as follows: In the County of Bailey, State of Texas:

ALL OF LOTS OR TRACTS NUMBERS TWENTY-TWO (22), TWENTY-THREE (23), TWENTY-FOUR (24) AND TWENTY-FIVE (25), LATHY'S ACRES SUBDIVISION OF SECTION NUMBER NINETY-TWO (92), BLOCK Y, W.D. & F.W. JOHNSON'S SUBDIVISION NO. 2, BAILEY COUNTY, TEXAS, AS SHOWN BY PLAT OF LATHY'S ACRES SUBDIVISION RECORDED IN VOLUME 16, PAGE 617 OF THE DEED RECORDS OF BAILEY COUNTY, TEXAS.

Property Address: 2220 COUNTY RD 1038
MULESHOE, TX 79347
Mortgage Servicer: ALLIED FIRST BANK SB DBA SERVBANK
Mortgagee: MORTGAGE SOLUTIONS OF COLORADO, LLC, D.B.A MORTGAGE SOLUTIONS
FINANCIAL
500 SOUTH BROAD STREET
SUITE #100A
MERIDEN, CT 06450

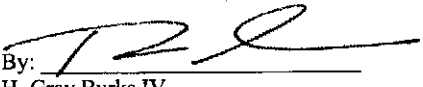
The Mortgage Servicer is authorized to represent the Mortgagee by virtue of a servicing agreement with the Mortgagee. Pursuant to the Servicing Agreement and Texas Property Code §51.0025, the Mortgage Servicer is authorized to collect the debt and to administer any resulting foreclosure of the property securing the above referenced loan.

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

SUBSTITUTE TRUSTEE

Ronald Byrd, Jonathan Schendel, Charles Green, Lisa Bruno, Shawn Schiller, Patrick Zwiers, Kristopher Holub, Dana Kamin, Aarti Patel,
1 Mauchly
Irvine, CA 92618

WITNESS MY HAND this day July 19, 2023.

By: 
H. Gray Burks IV
Texas Bar # 03418320
Ronny George
Texas Bar # 24123104

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Attorneys for MORTGAGE SOLUTIONS OF
COLORADO, LLC, D.B.A MORTGAGE SOLUTIONS
FINANCIAL

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 military service to the sender of this notice immediately.