

**NOTICE OF SUBSTITUTE TRUSTEE SALE**

**Deed of Trust Date:**  
11/29/2004

**Grantor(s)/Mortgagor(s):**  
JACKY DON LASH AND MERRIE ANNETTE  
RODDY-LASH, AKA MERRUE A. RODDY-  
LASH, HUSBAND AND WIFE

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

**Current Beneficiary/Mortgagee:**  
Lakeview Loan Servicing, LLC

**Recorded in:**  
Volume: 1881  
Page: 0497  
Instrument No: 0409818

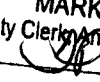
**Property County:**  
ANDERSON

**Mortgage Servicer:**  
M&T Bank is representing the Current  
Beneficiary/Mortgagee under a servicing  
agreement with the Current  
Beneficiary/Mortgagee.

**Mortgage Servicer's Address:**  
1 Fountain Plaza,  
Buffalo, NY 14203

FILED FOR RECORD <sup>JP</sup>  
at 1:56 o'clock A M.

MAY 15 2018

MARK STAPLES  
County Clerk, Anderson County, Texas  
By  Deputy

**Legal Description:** SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF FOR ALL PURPOSES

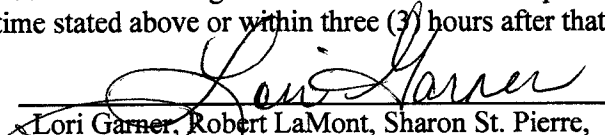
**Date of Sale:** 6/5/2018

**Earliest Time Sale Will Begin:** 10:00AM

**Place of Sale of Property:** THE STEPS ON THE EAST SIDE OF THE COURTHOUSE 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):**  
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.

  
Lori Garner, Robert LaMont, Sharon St. Pierre,  
Sheryl LaMont, David Sims, Allan Johnston or  
Ronnie Hubbard  
or Cole D. Patton  
or Deanna Segovia, Substitute Trustee  
MCCARTHY & HOLTHUS, LLP  
1255 WEST 15TH STREET, SUITE 1060  
PLANO, TX 75075

MH File Number: TX-18-66871-POS  
Loan Type: VA

## FIELD NOTE DESCRIPTION

0.217 ACRE

ALL that certain tract of land in the City of Palestine, Anderson County, Texas, being part of Blocks 16 and 21, Larkin & Campbell Addition as depicted on plat recorded in Envelope 63-B of the Anderson County Map Records and being that same tract in deed from Christy Lanell Sigala to Juan Sigala dated January 7, 2000, recorded in Volume 1611, Page 577 of the Anderson County Official Public Records (O.P.R.) and being more particularly described as follows:

BEGINNING at a 3/4" iron pipe found in the South line of Block 21 and the North margin of West Dallas Street marking the Southwest corner of the Third Tract conveyed to Kimble Kubiak, et ux by deed recorded in Volume 1448, Page 891 O.P.R.

THENCE; S 73° 20' 00" W, with the South line of Blocks 16 and 21 and the North margin of West Dallas Street 68.00 feet to a 1/2" iron rod set in the South line of Block 16 at the Southeast corner of a tract conveyed to Bernice S. Price by deed recorded in Volume 749, Page 648 O.P.R.

THENCE; N 13° 07' 20" W, with the East line of the Price Tract 164.10 feet to a chain link fence corner marking the Northeast corner of the Price Tract in the South line of a tract conveyed to Joan Wells Tompkins by deed recorded in Volume 1022, Page 673 O.P.R., being in the South line of Block 15 and the North line of Block 16.

THENCE; N 73° 24' 38" E, with the South line of Block 15 and North line of Block 16, being the South line of the Tompkins Tract 33.41 feet to a chain link fence corner marking the Southwest corner of a tract conveyed to Charlie M. McLane, et ux by deed recorded in Volume 664, Page 545 O.P.R. and the Northwest corner of the Second Tract conveyed to Kimble Kubiak, et ux by deed recorded in Volume 1448, Page 891 O.P.R., being the common corner of Blocks 15, 16, 21 and 22.

THENCE; S 11° 34' 28" E, with the upper West line of the Kubiak Second Tract 54.74 feet to a chain link fence corner.

THENCE; N 72° 15' 08" E, with the upper South line of the Kubiak Second Tract 40.46 feet to a 1" iron bar found.

THENCE; S 10° 52' 35" E, with the lower West line of the Kubiak Second Tract and the West line of said Kubiak Third Tract 110.55 feet to the PLACE OF BEGINNING containing 0.217 acre.

Bearings are based on the North margin of West Dallas Street as described in Volume 1384, Page 788 O.P.R. Called S 73° 20' W.