

1425 Moody Lane, Glen Rose, TX 76043

2021 AUG -5 PM 3:35

20-004273

NOTICE OF [SUBSTITUTE] TRUSTEE'S SALE

DEPUTY *KE*

**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.**

**1. Date, Time, and Place of Sale.**

Date: 09/07/2021

Time: Between 10am-1pm and beginning not earlier than 10am-1pm or not later than three hours thereafter.

Place: The area designated by the Commissioners Court of Somervell County, pursuant to §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.

**2. Terms of Sale.** Highest bidder for cash.

**3. Instrument to be Foreclosed.** The Instrument to be foreclosed is the Deed of Trust or Contract Lien dated 10/17/2013 and recorded in the real property records of Somervell County, TX and is recorded under Clerk's File/Instrument Number 20131740, with Clark H. Stewart, Jr. and Grace Holley-Stewart (grantor(s)) and Mortgage Electronic Registration Systems, Inc., as nominee for Urban Financial Group Inc. mortgagee to which reference is herein made for all purposes.

**4. Obligations Secured.** Deed of Trust or Contract Lien executed by Clark H. Stewart, Jr. and Grace Holley-Stewart, securing the payment of the indebtedness in the original amount of \$495,000.00, and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. Finance of America Reverse LLC is the current mortgagee of the note and Deed of Trust or Contract Lien.

**5. Property to be Sold.** LOT 1 IN BLOCK 4 OF KIRK ESTATES, A SUBDIVISION IN SOMERVELL COUNTY, TEXAS ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 94, PAGE 776, DEED RECORDS OF SOMERVELL COUNTY, TEXAS.

POSTED  
DATE 8-5-21  
A.M. 3:40 P.M.  
*Michelle Reynolds*  
BY KE Deputy



4733224

6. **Mortgage Servicer Information.** 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 §51.002, the Mortgage Servicer is authorized to collect the debt and to administer any resulting foreclosure of the lien securing the Property referenced above. Compu-Link Corporation, d/b/a Celinx, as Mortgage Servicer, is representing the current Mortgagee whose address is:

Finance of America Reverse LLC  
2900 Esperanza Crossing  
Austin, TX 78758

Donna Stockman  
**SUBSTITUTE TRUSTEE**  
Guy Wiggs, Donna Stockman, Brenda Wiggs, David Stockman, Michelle Schwartz, Kathy Arrington, Janet Pinder  
1320 Greenway Drive, Suite 300  
Irving, TX 75038

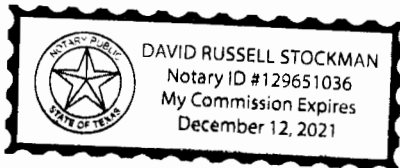
STATE OF Texas  
COUNTY OF Parker

Before me, the undersigned authority, on this day personally appeared Donna Stockman, as Substitute Trustee, known to me to be the person and officer whose name is subscribed to the foregoing instrument, and who acknowledged to me that he/she executed the same for the purposes and consideration therein expressed and in the capacity therein stated.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this 5 day of Aug, 2021.

David Russell Jr  
NOTARY PUBLIC in and for

Parker COUNTY  
My commission expires: 12-12-21  
Print Name of Notary:  
David Russell Stockman



**CERTIFICATE OF POSTING**

My name is \_\_\_\_\_, and my address is 1320 Greenway Drive, Suite 300, Irving, TX 75038. I declare under penalty of perjury that on \_\_\_\_\_ I filed at the office of the Somervell County Clerk and caused to be posted at the Somervell County courthouse this notice of sale.

Declarants Name: \_\_\_\_\_  
Date: \_\_\_\_\_