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NOTICE OF SUBSTITUTE TRUSTEE SALE

Deed of Trust Date:
3/25/2013

Grantor(s)/Mortgagor(s):
GLEN NAQUIN, UNMARRIED MAN

2019 FEB -7 PM 1:53

Original Beneficiary/Mortgagee:
JPMORGAN CHASE BANK, N.A.

Current Beneficiary/Mortgagee:
JPMorgan Chase Bank, National Association

PHILIP ZITLERKOFF
COUNTY CLERK HOWARD COUNTY

Recorded in:
Volume: 1325
Page: 189
Instrument No: 2013-00002600

Property County:
HOWARD

BY DEPUTY Nancy Porter

Mortgage Servicer:
JPMorgan Chase Bank, National Association is representing the Current Beneficiary/Mortgagee under a servicing agreement with the Current Beneficiary/Mortgagee.

Mortgage Servicer's Address:
1111 Polaris Parkway,
Columbus, OH 43240

Legal Description: SEE EXHIBIT "A"

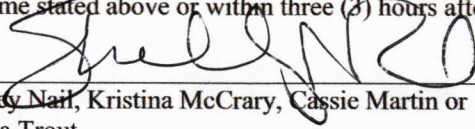
Date of Sale: 3/5/2019

Earliest Time Sale Will Begin: 10am

Place of Sale of Property: NORTH DOOR 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):
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.



Shelley Nail, Kristina McCrary, Cassie Martin or
Donna Trout
or Thuy Frazier
or Cindy Mendoza
or Deanna Segovia, Substitute Trustee
MCCARTHY & HOLTHUS, LLP
1255 WEST 15TH STREET, SUITE 1060
PLANO, TX 75075

MH File Number: TX-19-70174-POS
Loan Type: VA

TX-19-70174-POS

LEGAL DESCRIPTION
EXHIBIT "A"

The land referred to herein below is situated in the county of HOWARD, State of TX and is described as follows:

ALL THAT PARCEL OF LAND IN HOWARD COUNTY, STATE OF TEXAS, AS MORE FULLY DESCRIBED IN DEED VOLUME 1141, PAGE 408, BEING KNOWN AND DESIGNATED AS .

TRACT NO.1:

ALL THAT CERTAIN LOT, TRACT OR PARCEL OF LAND, LOCATED AND SITUATED IN HOWARD COUNTY, TEXAS, DESCRIBED AS FOLLOWS:

A 0.83 ACRE TRACT, MORE OR LESS, OUT OF AND PART OF THE NORTHWEST QUARTER (NW/4) OF SECTION NO. 34, BLOCK NO. 32, TOWNSHIP 1-NORTH, T & P RR CO. SURVEY, HOWARD COUNTY, TEXAS, DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

BEGINNING AT A POINT WHICH IS N. 74° 46' E. 1040 FEET AND N. 15° 50' W. 422.5 FEET FROM THE SOUTHWEST CORNER OF THE SAID NORTHWEST QUARTER (NW/4) OF SECTION 34, BLOCK NO. 32, TOWNSHIP 1-NORTH, T & P RR. CO. SURVEY, HOWARD COUNTY, TEXAS;

THENCE N. 15° 50' W. FOR A DISTANCE OF 180.35 FEET TO POINT FOR THE NORTHWEST CORNER OF THIS TRACT;

THENCE N. 74° 40' E. FOR A DISTANCE OF 200 FEET TO POINT FOR THE NORTHEAST CORNER OF THIS TRACT;

THENCE S. 15° 50' E. FOR A DISTANCE OF 180.35 FEET TO POINT FOR THE SOUTHEAST CORNER OF THIS TRACT;

THENCE S. 74° 40' W. FOR A DISTANCE OF 200 FEET TO THE PLACE OF BEGINNING.

TRACT NO.2

BEING A 0.053 ACRE TRACT OF LAND, MORE OR LESS, OUT OF A 3.38 ACRE TRACT IN THE NW/4 SECTION 34, BLOCK 32, T-1-N, T. & P. RR. CO. SURVEY, HOWARD COUNTY, TEXAS, DESCRIBED BY METES AND BOUNDS AS FOLLOWS;

BEGINNING AT A NAIL FOUND IN THE CENTERLINE OF NEILL ROAD (60' RIGHT-OF-WAY) IN THE NW PART OF SECTION 34, BLOCK 32, T-1-N, T. & P. RR. CO. SURVEY, HOWARD COUNTY, TEXAS, THE NW CORNER OF A 0.83 ACRE TRACT AND FOR THE SW CORNER OF THIS TRACT; FROM WHENCE THE SW CORNER OF SAID SECTION 34 BEARS S. 15° 50' E. 602.85' AND S. 74° 46' W. 1040.0'

THENCE N. 15° 50' W. ALONG THE CENTERLINE OF SAID NEILL ROAD 11.5' TO A NAIL FOUND, THE SW CORNER OF AD. 76 ACRE TRACT AND FOR THE NW CORNER OF THIS TRACT;

THENCE N. 74° 40' E. ALONG THE SOUTH LINE OF SAID 0.76 ACRE TRACT, AT 30.0' PASS A 1/2" I.R. FOUND IN THE EAST RIGHT-OF-WAY LINE OF SAID NEILL ROAD, 200.0' IN ALL TO A 1/2" I.R. FOUND IN THE WEST LINE OF A 1.66 ACRE TRACT FOR THE SE CORNER OF SAID 0.76 ACRE TRACT AND FOR THE NE CORNER OF THIS TRACT;

THENCE S. 15° 50' E. ALONG THE WEST LINE OF SAID 1.66 ACRE TRACT 11.5' TO 1/2" I.R. WITH CAP SET, THE NE CORNER OF SAID 0.83 ACRE TRACT FOR THE SE CORNER OF THIS TRACT

THENCE S. 74° 40' W. ALONG THE NORTH LINE OF SAID 0.83 ACRE TRACT AT 170.0' PASS A 1/2" I.R. WITH CAP SET IN THE EAST RIGHT-OF-WAY LINE OF SAID NEILL ROAD 200.0' IN ALL TO THE PLACE OF BEGINNING.