

## NOTICE OF SUBSTITUTE TRUSTEE SALE

**Deed of Trust Date:**  
1/12/2017

**Grantor(s)/Mortgagor(s):**  
JERROD DILLION RICHTER, SINGLE MAN

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

**Current Beneficiary/Mortgagee:**  
First Guaranty Mortgage Corporation

**Recorded in:**  
**Volume:** N/A  
**Page:** N/A  
**Instrument No:** 2017003492

**Property County:**  
GALVESTON

**Mortgage Servicer:**  
Rushmore Loan Management Services, LLC is  
representing the Current Beneficiary/Mortgagee under a  
servicing agreement with the Current  
Beneficiary/Mortgagee.

**Mortgage Servicer's Address:**  
15480 Laguna Canyon Road, Suite 100,  
Irvine, CA 92618

**Legal Description:** LOT TEN (10) IN BLOCK FOUR (4) FINAL PLAT OF BERRY FIELD SUBDIVISION AN ADDITION IN GALVESTON COUNTY, TEXAS ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT RECORD 2004A, MAP NUMBER 82 IN THE OFFICE OF THE COUNTY CLERK RECORDS OF GALVESTON COUNTY, TEXAS.

**Date of Sale:** 2/4/2020

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

**Place of Sale of Property:** Galveston County Courthouse, 722 Moody, Galveston, TX 77550 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**

*Patricia Poston*

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Traci Yeaman, Tim Worstell, Stephen Mayers, Colette Mayers, Carl Meyers, Leb Kemp, Kelly McDaniel, Israel Curtis, John Sisk, Cary Corenblum, Evan Press, Joshua Sanders, Matthew Hansen, Patricia Poston, Nick Poston, David Poston, David Barry, Anna Sewart, Keith Wolfshohl, Byron Sewart, Helen Henderson or Melissa Kitchen 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

service to the sender of this notice immediately.

**MH File Number:** TX-19-75263-POS  
**Loan Type:** FHA

**FILED**

Instrument Number: *FILED2019001752*

Filing Fee: 23.00

Number Of Pages:2

Filing Date: 12/30/2019 10:50AM

I hereby certify that this instrument was FILED on the date and time stamped hereon and RECORDED in the OFFICIAL PUBLIC RECORDS of Galveston County, Texas.



*Dwight D. Sullivan*

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Dwight D. Sullivan, County Clerk  
Galveston County, Texas

**DO NOT DESTROY** - *Warning, this document is part of the Official Public Record.*