

Our File Number: 390.101830  
Name: CARLA J. REYNOLDS, AN UNMARRIED WOMAN

### NOTICE OF TRUSTEE'S SALE

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.

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.

WHEREAS, on January, 10 2005, CARLA J. REYNOLDS, AN UNMARRIED WOMAN, executed a Deed Of Trust conveying to G. TOMMY BASTIAN as Trustee, the Real Estate hereinafter described, to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ACTING SOLELY AS NOMINEE FOR COUNTRYWIDE HOME LOANS, INC., in the payment of a debt therein described, said DEED OF TRUST being recorded under County Clerk Number GAC 2005003258, in the DEED OF TRUST OR REAL PROPERTY records of GALVESTON COUNTY, TX; and

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 the contingency and in the manner authorized by said DEED OF TRUST;

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on **Tuesday, March 3, 2020** between ten o'clock AM and four o'clock PM and beginning not earlier than 01:00 PM or not later than three hours thereafter, the duly appointed Substitute Trustee will sell said Real Estate at the area designated by the County Commissioners Court pursuant to Section 51.002 of the Texas Property Code in GALVESTON COUNTY, TEXAS to the highest bidder for cash. The sale will be conducted in the area of the Courthouse; specifically, the First Floor Lobby of the Galveston County Courthouse, 722 Moody, Galveston, Texas or any other area designated by the County Commissioners Court pursuant to Section 51.002 of the Texas Property Code as the place where foreclosure sales are to take place, of said county, pursuant to Section §51.002 of the Texas Property Code as amended.

Said Real Estate is described as follows:

FIELD NOTE DESCRIPTION OF A 2.060 ACRE TRACT OF LAND OUT OF THE NORTH 480 FEET OF LOT 434 ALTA LOMA OUTLOTS, A SUBDIVISION IN GALVESTON COUNTY, TEXAS, ACCORDING TO THE MAP OF PLAT THEREOF RECORDED IN VOLUME 113, PAGE 39, OF THE MAP RECORDS AND TRANSFERRED TO PLAT RECORD 10, MAP NO. 21, BOTH OF MAP RECORDS OF GALVESTON COUNTY, TEXAS AND BEING MORE PARTICULARLY DESCRIBED IN THE ATTACHED EXHIBIT A

Property Address: 11017 33RD ST  
SANTA FE, TX 77510  
Mortgage Servicer: Carrington Mortgage Services, LLC  
Noteholder: Bank of America, N.A.  
1600 South Douglass Road, Suite 200-A  
Anaheim, CA 92806

The Mortgage Servicer is authorized to represent the Noteholder by virtue of a servicing agreement with the Noteholder. 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.

If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the funds paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.

WITNESS MY HAND this day, Jan-16, 2020.

  
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Patricia Poston, Nick Poston, David Poston, Anna Sewart, Keith Wolfshohl, David Barry, Byron Sewart, Helen Henderson, Melissa Kitchen, Steve Leva, Sandy Dasigenis, Lillian Poelker, Jeff Leva, Carl Meyers, Leb Kemp, Traci Yeaman, Kelly McDaniel, Cary Corenblum, Matthew Hansen, Israel Curtis, John Sisk, Stephen Mayers, Tim Worstell, Colette Mayers, Evan Press, Joshua Sanders or Max Murphy, Substitute Trustee  
c/o Angel Reyes & Associates, P.C.  
8222 Douglas Avenue, Suite 400  
Dallas, TX 75225 214-526-7900

# EXHIBIT "A"

Escrow/Closing # 2004 TX 106216-R  
Doc ID # 0008851043912004  
Case Number TX4937940295-703  
MIN 1000157-0004482031-0

FIELD NOTE DESCRIPTION OF A 2.060 ACRE TRACT OF LAND OUT OF THE NORTH 480 FEET OF OUTLOT 434 ALTA LOMA OUTLOTS, A SUBDIVISION IN GALVESTON COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 113, PAGE 39, OF THE MAP RECORDS AND TRANSFERRED TO PLAT RECORD 10, MAP NO. 21, BOTH OF THE MAP RECORDS OF GALVESTON COUNTY, TEXAS AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A 1/2 INCH IRON ROD FOUND ON THE NORTH LINE OF OUTLOT 434 AND THE SOUTH RIGHT-OF-WAY LINE OF 33RD. STREET (60' WIDE), SAID ROD BEARS EAST - 187.10 FEET FROM THE INTERSECTION OF THE EAST RIGHT-OF-WAY LINE OF AVENUE "C" (60'WIDE) AND THE SOUTH RIGHT-OF-WAY LINE OF SAID 33RD. STREET

THENCE EAST, ALONG THE NORTH LINE OF OUTLOT 434 AND THE SOUTH RIGHT-OF-WAY LINE OF 33RD. STREET, A DISTANCE OF 232.32 FEET TO A 1/2 INCH IRON ROD SET FOR THE NORTHEAST CORNER OF THIS HEREIN DESCRIBED TRACT OF LAND;

✓ THENCE SOUTH, PARALLEL WITH THE WEST LINE OF OUTLOT 434, A DISTANCE OF 480.00 FEET TO A 1/2 INCH IRON ROD SET FOR THE SOUTHEAST CORNER OF THIS HEREIN DESCRIBED TRACT OF LAND;

THENCE WEST, PARALLEL WITH THE NORTH LINE OF OUTLOT 434, A DISTANCE OF 111.32 FEET TO A 3/8 INCH IRON ROD SET FOR CORNER;

THENCE NORTH, PARALLEL WITH THE WEST LINE OF OUTLOT 434, A DISTANCE OF 180.00 FEET TO A 3/8 INCH IRON ROD FOUND WITH A PLASTIC CAP STAMPED "RPLS 1445" FOR CORNER;

THENCE WEST, PARALLEL WITH THE NORTH LINE OF OUTLOT 434, A DISTANCE OF 121.00 FEET TO A 1/2 INCH IRON ROD FOUND FOR CORNER;

THENCE NORTH, PARALLEL WITH THE WEST LINE OF OUTLOT 434, A DISTANCE OF 300.00 FEET TO THE PLACE OF BEGINNING AND CONTAINING 2.060 ACRES OF LAND

FILED AND RECORDED  
OFFICIAL PUBLIC RECORDS OF REAL PROPERTY

*Mary Ann Dalgie*

2005 JAN 14 11:36 AM 2005003258  
MAYCUM \$28.00  
Mary Ann Dalgie, COUNTY CLERK  
GALVESTON, TEXAS

**FILED**

Instrument Number: *FILED2020000125*

Filing Fee: 23.00

Number Of Pages:3

Filing Date: 01/16/2020 8:43AM

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.*