20TX404-0178
305 CAMELLIA WAY, LEAGUE CITY, TX 77573

NOTICE OF FORECLOSURE SALE

Property: The Property to be sold is described as follows:

SITUATED IN THE COUNTY OF GALVESTON AND STATE OF TEXAS: LOT 29, BLOCK 1, OF THE MEADOWS, SECTION 6, A SUBDIVISION IN GALVESTON COUNTY, TEXAS ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN VOLUME 2006A, PAGE 87, OF THE MAP RECORDS OF GALVESTON COUNTY, TEXAS.

Security Instrument: Deed of Trust dated May 13, 2008 and recorded on May 27, 2008 as Instrument Number 2008029172 in the real property records of GALVESTON County, Texas, which contains a power of sale.

Sale Information: April 07, 2020, at 10:00 AM, or not later than three hours thereafter, at the first floor lobby of the Galveston County Courthouse located at 722 Moody, Galveston, Texas, or as designated by the County Commissioners Court.

Terms of Sale: Public auction to highest bidder for cash. In accordance with Texas Property Code section 51.009, the Property will be sold as is, without any expressed or implied warranties, except as to warranties of title, and will be acquired by the purchaser at its own risk. In accordance with Texas Property Code section 51.0075, the substitute trustee reserves the right to set additional, reasonable conditions for conducting the sale and will announce the conditions before bidding is opened for the first sale of the day held by the substitute trustee.

Obligation Secured: The Deed of Trust executed by JOSHUA J. ROGERS AND MINDEE ROGERS secures the repayment of a Note dated May 13, 2008 in the amount of $31,286.60. BBVA USA FKA COMPASS BANK, whose address is c/o RoundPoint Mortgage Servicing Corporation, 446 Wrenplace Road, Fort Mill, SC 29715, is the current mortgagee of the Deed of Trust and Note and RoundPoint Mortgage Servicing Corporation is the current mortgage servicer for the mortgagee. Pursuant to a servicing agreement and Texas Property Code section 51.0025, the mortgagee authorizes the mortgage servicer to administer the foreclosure on its behalf.

Substitute Trustee: In accordance with Texas Property Code section 51.0076 and the Security Instrument referenced above, mortgagee and mortgage servicer's attorney appoint the substitute trustees listed below.

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.

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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.

Miller, Watson & George, P.C.
Dustin C. George, Attorney at Law
Tracey Midkiff, Attorney at Law
Jonathan Andring, Attorney at Law
5550 Granite Parkway, Suite 245
Plano, TX 75024

Substitute Trustee(s): Carl Meyers, Leb Kemp, Vince Ross, Traci Yeaman, Kelly McDaniel, Israel Curtis, John Sisk, Clay Golden, Stephen Mayers, Colette Mayers, Tim Worstell, Joshua Sanders, Cary Corenblum, Matthew Hansen, Evan Press, Patricia Poston, Nick Poston, David Poston, Anna Sewart, Keith Wolfshohl, Steve Leva, Sandy Dasigenis, Lillian Poelker, Jeff Leva, David Barry, Byron Sewart, Helen Henderson, Melissa Kitchen
c/o Miller, Watson & George, P.C.
5550 Granite Parkway, Suite 245
Plano, TX 75024

Certificate of Posting

I, STEVE LEVA, declare under penalty of perjury that on the 12TH day of MARCH, 2020, I filed and posted this Notice of Foreclosure Sale in accordance with the requirements of GALVESTON County, Texas and Texas Property Code sections 51.002(b)(1) and 51.002(b)(2).

FILED

Instrument Number: *FILED2020000386*

Filing Fee: 23.00

Number Of Pages:3

Filing Date: 03/12/2020 12:16PM

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, County Clerk
Galveston County, Texas

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