

C&S No. 44-17-2482 / Conventional / No
JPMorgan Chase Bank, National Association

FILED
AT 10:00 O'CLOCK AM

MAY 16 2017

NOTICE OF TRUSTEE'S SALE

JC Perez III, Co. Clerk, Jim Wells Co., Texas
By *Stacy Rector* Deputy

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. Sender is: Codilis & Stawiarski, PC, 650 North Sam Houston Parkway East, Suite 450, Houston, Texas 77060

Date of Security Instrument: April 28, 2010

Grantor(s): Cheryl K. Grall, a single woman and Brett M. Zable, a single man

Original Trustee: R. Scott Heitkamp

Original Mortgagee: Coastal Bend Mortgage, Inc., D/B/A Global Mortgage Group

Recording Information: Vol. 1096, Page 451, or Clerk's File No. 404819 and re-recorded om in Volume 1117, Page 145 or Clerk's number 409193, in the Official Public Records of JIM WELLS County, Texas.

Current Mortgagee: JPMorgan Chase Bank, National Association

Mortgage Servicer: JPMorgan Chase Bank, National Association, whose address is C/O 3415 Vision Drive Columbus, OH 43219-6009 Pursuant to a Servicing Agreement between the Mortgage Servicer and Mortgagee, the Mortgage Servicer is authorized to represent the Mortgagee. Pursuant to the Servicing Agreement and Section 51.0025 of the Texas Property Code, the Mortgage Servicer is authorized to collect the debt and to administer any resulting foreclosure of the referenced property.

Date of Sale: 06/06/2017 **Earliest Time Sale Will Begin:** 1:00 PM

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.

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.


Legal Description:

BEING THE EAST TWELVE AND ONE HALF FEET (E 12 1/2) OF LOT NINE (9), ALL OF LOT TEN (10), AND THE WEST ONE HALF (W 1/2) OF LOT (11), BLOCK (10), PREMONT PARK ADDITION NO.2, SITUATED IN THE CITY OF PREMONT, JIM WELLS COUNTY, TEXAS, ACCORDING TO MAP OR PLAT RECORDED IN VOLUME 4, PAGE 38 MAP RECORDS OF JIM WELLS COUNTY, TEXAS.

Place of Sale of Property: The foreclosure sale will be conducted in the area designated by the JIM WELLS County Commissioners Court pursuant to Section 51.002 of the Texas Property Code as the place where the foreclosure sales are to take place, or if no place is designated by the Commissioners Court, the sale will be conducted at the place where the Notice of Trustee's Sale was posted.

For Information:

Codilis & Stawiarski, P.C.
650 N. Sam Houston Parkway East
Suite 450
Houston, TX 77060
(281) 925-5200


Denise Rector as Substitute Trustee, Jim Rector as Successor Substitute Trustee, Sandra Mendoza as Successor Substitute Trustee, Arnold Mendoza as Successor Substitute Trustee, W.D. Larew as Successor Substitute Trustee, Leslye Evans as Successor Substitute Trustee, or Thomas Delancy as Successor Substitute Trustee or Lisa Cockrell as Successor Substitute Trustee
c/o Servicelink Default Abstract Solutions
1320 Greenway Drive, Suite 300
Irving, TX 75038



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