

#107

23TX477-0008
6641 CARLTON SPEED RANCH ROAD , WALLER, TX 77484

NOTICE OF FORECLOSURE SALE

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

BEING LOT FOURTEEN (14), BLOCK ONE (1), WEST MAGNOLIA FOREST, SECTION EIGHTEEN (18), GRIMES COUNTY, TEXAS, ACCORDING TO A MAP OR PLAT THEREOF RECORDED IN VOLUME 430, PAGE 649, REAL PROPERTY RECORDS OF GRIMES COUNTY, TEXAS.

Security Instrument: Deed of Trust dated August 30, 2001 and recorded on September 12, 2001 Book 987 Page 328 as Instrument Number 175556 in the real property records of GRIMES County, Texas, which contains a power of sale.

Sale Information: January 02, 2024, at 12:00 PM, or not later than three hours thereafter, at the south door of the Grimes County Courthouse, also known as the front door, 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 LINDA GAIL GALOSKI secures the repayment of a Note dated August 30, 2001 in the amount of \$67,000.00. FEDERAL HOME LOAN MORTGAGE CORPORATION, AS TRUSTEE FOR FREDDIE MAC SLST 2022-1 PARTICIPATION INTEREST TRUST, whose address is c/o Select Portfolio Servicing, Inc., 3217 S. Decker Lake Dr., Salt Lake City, UT 84119, is the current mortgagee of the Deed of Trust and Note and Select Portfolio Servicing, Inc. 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.

FILED FOR RECORD

At 4:29 O'clock P M

DEC 08 2023

VANESSA BURZYNSKI
COUNTY CLERK, GRIMES COUNTY, TX
By Barbara Fumel, Deputy



4803157

Substitute Trustee(s): Reid Ruple, Kathleen Adkins, Evan Press, Cary Corenblum, Kristopher Holub, Joshua Sanders, Amy Oian, Matthew Hansen, Jami Grady, Christian Brooks, Michael Kolak, Crystal Koza, Aleena Litton, Aarti Patel, Dana Dennen, Cindy Dennen, Aaron Crawford, Pete Florez, Zachary Florez, Orlando Rosas, Bobby Brown, Robert LaMont, Sheryl LaMont, Harriett Fletcher, Sharon St. Pierre, Florence Rosas, Enrique Florez, Zachary Florez, Dustin George

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.



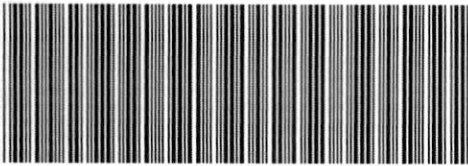
Miller, George & Suggs, PLLC
Tracey Midkiff, Attorney at Law
Jonathan Andring, Attorney at Law
Rachel Son, Attorney at Law
6080 Tennyson Parkway, Suite 100
Plano, TX 75024



Substitute Trustee(s): Reid Ruple, Kathleen Adkins, Evan Press, Cary Corenblum, Kristopher Holub, Joshua Sanders, Amy Oian, Matthew Hansen, Jami Grady, Christian Brooks, Michael Kolak, Crystal Koza, Aleena Litton, Aarti Patel, Dana Dennen, Cindy Dennen, Aaron Crawford, Pete Florez, Zachary Florez, Orlando Rosas, Bobby Brown, Robert LaMont, Sheryl LaMont, Harriett Fletcher, Sharon St. Pierre, Florence Rosas, Enrique Florez, Zachary Florez, Dustin George
c/o Miller, George & Suggs, PLLC
6080 Tennyson Parkway, Suite 100
Plano, TX 75024

Certificate of Posting

I, Pete Florez, declare under penalty of perjury that on the 9th day of December, 2023, I filed and posted this Notice of Foreclosure Sale in accordance with the requirements of GRIMES County, Texas and Texas Property Code sections 51.002(b)(1) and 51.002(b)(2).



VG-1576-2023-107

**Grimes County
Vanessa Burzynski
Grimes County Clerk**

Instrument Number: 107

Foreclosure Posting

Recorded On: December 08, 2023 04:29 PM

Number of Pages: 3

" Examined and Charged as Follows: "

Total Recording: \$8.00

******* THIS PAGE IS PART OF THE INSTRUMENT *******

Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY because of color or race is invalid and unenforceable under federal law.

File Information:

Document Number: 107
Receipt Number: 20231208000023
Recorded Date/Time: December 08, 2023 04:29 PM
User: Barbara K
Station: Clerk01

Record and Return To:

PEDRO C FLOREZ
2308 N PIONEER TRL.

BRYAN TX 77808



STATE OF TEXAS

Grimes County

I hereby certify that this Instrument was filed in the File Number sequence on the date/time printed hereon, and was duly recorded in the Official Records of Grimes County, Texas

Vanessa Burzynski
Grimes County Clerk
Grimes County, TX

Vanessa Burzynski