

TS#2014-02764-TX

2014 DEC 15 AM 8:34

Notice of [Substitute] Trustee Sale

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.

1. Date, Time, and Place of Sale.

Date: 01/06/2015

Time: The sale will begin at 12:00 PM or not later than three hours after that time

Place: Courthouse; specifically, the East door of the Courthouse
OR AS DESIGNATED BY THE COUNTY COMMISSIONERS

Property Address: 2626 FM 67, Covington, TX 76636

2. Terms of Sale: Cash

3. Instrument to be Foreclosed: The Instrument to be foreclosed is the deed of trust or Contract Lien dated 09/11/2004 and recorded 09/26/2005 in Document **009191** real property records of Hill county Texas, with Kenneth Dell Anderson, joined herein pro forma by his wife, Lorenda Anderson grantor(s) and FieldStone Mortgage Company, a corporation, as lender; Mortgage Electronic Registration Systems, Inc., as beneficiary.

4. Obligation Secured: Deed of Trust of Contract Lien executed by Kenneth Dell Anderson, joined herein pro forma by his wife, Lorenda Anderson securing the payment of the indebtedness in the original principal amount of \$43,350.00, and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. **HSBC Bank USA, National Association, as Indenture Trustee of the Fieldstone Mortgage Investment Trust, Series 2004-5** is the current mortgagee of the note and the deed of trust or contract lien.

5. Property to be sold: The property to be sold is described as follows:

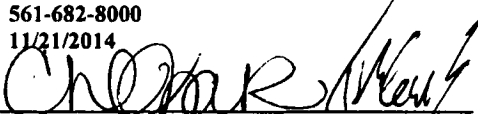
All that certain Lot, Tract or Parcel of land located in Hill County, Texas, and being 1.995 acre(s) of land out of the L.A. Reynolds Survey, Abstrat Number 752, Hill County, Texas, and being more particularly described by attachment in Exhibit "A" upon receipt of a current survey.

Note: The company does not respresent that the above acreage or square footage calculations are correct, if shown in the above legal description.

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6. **Mortgage Servicer Information:** The Mortgage Service is authorized to represent the Mortgagee by virtue of a servicing agreement with the Mortgagee. 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 lien securing the property referenced above. **Ocwen Loan Servicing, LLC.**, as Mortgage Servicer, is representing the current mortgagee, whose address is:

C/o Ocwen Loan Servicing, LLC
1661 Worthington Rd., Suite 100
West Palm Beach, FL 33409
561-682-8000
11/21/2014



Tim Lewis or Denise Boerner or Brenda Wiggs or Donna Stockman or David Stockman, Stephanie Spurlock, Laterrika Thompkins, Tamika Smith, Chelsea Jackson
Substitute Trustee
C/o Power Default Services, Inc.
Northpark Town Center
1000 Abernathy Rd NE; Bldg 400, Suite 200
Atlanta, GA 30328
ATTN: Trustee Department
Telephone: 855-427-2204
Fax: (866)-960-8298