

2207016

05/31/2022 01:19:35 PM Total Pages: 4 Fee: 24.00  
Debbie Hollan, County Clerk - Waller County, TX

22-025

05/31/2022 01:19:35 PM Total Pages: 5 Fee: 3.00  
Debbie Hollan, County Clerk - Waller County, TX

**NOTICE OF SUBSTITUTE TRUSTEE SALE**

**Deed of Trust Date:**  
9/5/2006

**Original Beneficiary/Mortgagee:**  
WELLS FARGO BANK, N. A.

**Recorded in:**  
**Volume:** 0984  
**Page:** 832  
**Instrument No:** 607232

**Grantor(s)/Mortgagor(s):**  
MILES H. BABCOCK, AND WIFE JUDY M.  
BABCOCK

**Current Beneficiary/Mortgagee:**  
U.S. Bank National Association, not in its individual  
capacity but solely as trustee for the RMAC Trust, Series  
2018 G-CTT

**Property County:**  
WALLER

**Mortgage Servicer:**  
Rushmore Loan Management Services, LLC is representing the  
Current Beneficiary/Mortgagee under a servicing agreement  
with the Current Beneficiary/Mortgagee.

**Mortgage Servicer's Address:**  
15480 Laguna Canyon Road, Suite 100,  
Irvine, CA 92618

**Legal Description:** LOT FOURTEEN (14) AND FIFTEEN (15), CLEAR CREEK FOREST, SECTION SIX (6), A  
SUBDIVISION IN WALLER COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN  
VOLUME 224, PAGE 3 OF THE DEED RECORDS OF WALLER COUNTY, TEXAS.

**Date of Sale:** 8/2/2022

**Earliest Time Sale Will Begin:** 10:00:00 AM

**Place of Sale of Property:** The Bayou City Event Center Pavilion located at 9401 Knight Rd, Houston, TX 77045 OR IN THE  
AREA DESIGNATED BY THE COUNTY COMMISSIONER'S COURT PURSUANT TO TEX. PROP. CODE § 51.002 OR  
IN THE AREA DESIGNATED BY THE COMMISSIONER'S COURT, PURSUANT TO SECTION 51.002 OF THE TEXAS  
PROPERTY CODE.

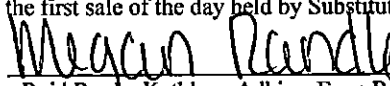
The Substitute Trustee will sell the property by public auction to the highest bidder for cash at the place and date specified. The  
sale will begin at the earliest time stated above or within three (3) hours after that time.

The Property will be sold "AS IS," without any express or implied warranties, except as to warranties of title, and at the  
purchaser's own risk, pursuant to the terms of TEX. PROP. CODE §51.002 and §51.009. Prospective bidders are advised to conduct  
an independent investigation of the nature and physical condition of the Property.

Substitute Trustee reserves the right to set further reasonable conditions for conducting the public auction. Any such further  
conditions shall be announced before bidding is opened for the first sale of the day held by Substitute Trustee.

**Notice Pursuant to Tex. Prop. Code § 51.002(i):**

**Assert and protect your rights as member of  
the armed forces of the United States. If you  
or your spouse are serving on active military duty,  
including active military duty as a member of the  
Texas National or the National Guard of another  
state or as a member of a reserve component of the  
MH File Number: TX-22-80540-POS  
Loan Type: FHA**

  
\_\_\_\_\_  
Reid Ruple, Kathleen Adkins, Evan Press, Cary Corenblum,  
Kristopher Holub, Joshua Sanders, Julian Perrine, Amy Ojan,  
Matthew Hansen, Ramiro Cuevas, Jami Hutton, Alexis Banks,  
Aleena Litton, Aarti Patel, Auction.com, Dana Dennen, Cindy  
Dennen, Megan Randle or Ebbie Murphy  
or Thuy Frazier  
or Cindy Mendoza  
or Catherine Allen-Rea  
or Cole Patton, Substitute Trustee  
MCCARTHY & HOLTHUS, LLP

**armed forces of the United States, please**  
**Send written notice of the active duty military**  
**service to the sender of this notice immediately.**

1255 WEST 15TH STREET, SUITE 1060  
PLANO, TX 75075

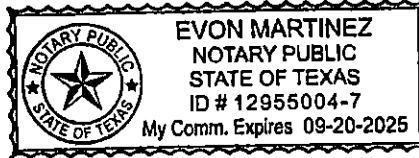
**MH File Number: TX-22-80540-POS**  
**Loan Type: FHA**

STATE OF TEXAS  
COUNTY OF Wharton §

Before me, the undersigned Notary Public, on this day personally appeared Megan Randle as Substitute Trustee, known to me or proved to me through a valid State driver's license or other official identification described as TX DL, to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

Given under my hand and seal of office this 31<sup>st</sup> day of May, 2022.

Evon Martinez  
Notary Public  
Signature



## FILED AND RECORDED

**Instrument Number: 2207016**

Filing and Recording Date: 05/31/2022 01:19:35 PM Pages: 4 Recording Fee: \$24.00

I hereby certify that this instrument was FILED on the date and time stamped hereon by me and was duly RECORDED in the OFFICIAL PUBLIC RECORDS of Waller County,



A handwritten signature in black ink that reads "Debbie Hollan".

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Debbie Hollan, County Clerk  
Waller County, Texas

ANY PROVISION CONTAINED IN ANY DOCUMENT WHICH RESTRICTS THE SALE, RENTAL, OR USE OF THE REAL PROPERTY DESCRIBED THEREIN BECAUSE OF RACE OR COLOR IS INVALID UNDER FEDERAL LAW AND IS UNENFORCEABLE.

Marlene Arranaga, Deputy

Returned To:  
MEGAN RANDLE  
511 FAHRENTHOLD ST  
EL CAMPO, TX 77437

## FILED AND RECORDED

**Instrument Number: 22-025**

Filing and Recording Date: 05/31/2022 01:19:35 PM Pages: 5 Recording Fee: \$3.00

I hereby certify that this instrument was FILED on the date and time stamped hereon by me and was duly RECORDED in the OFFICIAL PUBLIC RECORDS of Waller County,



A handwritten signature in black ink that reads "Debbie Hollan".

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Debbie Hollan, County Clerk  
Waller County, Texas

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