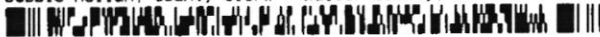


15-027

03/16/2015 12:48:19 PM Total Pages: 3 Fee: 6.00
Debbie Hollan, County Clerk - Waller County, TX



C&S No. 44-14-1544 / Reverse Mortgage / No
Reverse Mortgage Solutions, Inc.

NOTICE OF TRUSTEE'S 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. Sender is: Codilis & Stawiarski, PC, 650 North Sam Houston Parkway East, Suite 450, Houston, Texas 77060

Date of Security Instrument: June 29, 2010

Grantor(s): Roger Potter, an unmarried man

Original Trustee: Alan E. South, Attorney at Law

Original Mortgagee: Mortgage Electronic Registration Systems Inc., as nominee for Urban Financial of America, LLC f/k/a Urban Financial Group, its successors and assigns

Recording Information: Vol. 1217, Page 001, or Clerk's File No. 1003863, in the Official Public Records of WALLER County, Texas.

Current Mortgagee: Reverse Mortgage Solutions, Inc.

Mortgage Servicer: Reverse Mortgage Solutions, Inc., National Association whose address is C/O 2727 Spring Creek Dr. Spring, TX 77373 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: 04/07/2015 **Earliest Time Sale Will Begin:** 10:00 AM

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 Mortgagee, the Mortgagee's attorney.

Legal Description:

BEING A 5.42 ACRE TRACT OF LAND SITUATED IN THE DAVID MOUSER 4,428 ACRE SURVEY, ABSTRACT NO. 47, WALLER COUNTY, TEXAS, BEING A PORTION OF THAT CERTAIN TRACT OF LAND DESCRIBED IN THE DEED TO CYNTHIA L. POTTER, AS RECORDED IN VOLUME 855, PAGE 303, DEED RECORDS OF WALLER COUNTY, AND MORE PARTICULARLY DESCRIBED IN "EXHIBIT A" ATTACHED HERETO AND MADE A PART HEREOF FOR ALL PURPOSES

Place of Sale of Property: The foreclosure sale will be conducted in the area designated by the WALLER 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

Patricia Poston as Substitute Trustee, Nick Poston as Successor Substitute Trustee, Sheila Horak as Successor Substitute Trustee, Deborah Jurasek as Successor Substitute Trustee, or Mary M. Speidel as Successor Substitute Trustee
c/o Servicelink Default Abstract Solutions
7301 N. State Hwy 161. Ste 305.
Irving, TX 75039



4515450

Exhibit A

Being a 5.42 acre tract of land situated in the David Mouser 4,428 acre Survey, Abstract No. 47, Waller County, Texas, being a portion of that certain tract of land described in deed to Cynthia L. Potter, as recorded in Volume 855, Page 303, Deed Records of Waller County, and being more particularly described by metes and bounds as follows:

BEGINNING at a found concrete monument at the most westerly southeast corner of said Potter tract, said monument being on the northeast line of U. S. Highway 290;

THENCE North 72° 46' 43"" West (bearing base from aforesaid deed 855/303), a distance of 317.68 feet along said northeast line;

THENCE North 02° 08' 28"" West, departing said northeast line, a distance of 301.48 feet;

THENCE South 88° 34' 44"" West, a distance of 304.45 feet to the common line of aforesaid Potter tract and that certain tract of land described in deed to Silvio R. Menendez, as recorded in Volume 755, Page 856, aforesaid Deed Records;

THENCE North 00° 27' 17"" East, a distance of 250.00 feet along said common line to a found 1 and 1/4-inch iron pipe at the northwest corner of said Potter tract, said iron pipe being a re-entrant corner of said Menendez tract;

THENCE North 87° 51' 32"" East, a distance of 369.27 feet along said common line to a found 1 and 1/4-inch iron pipe;

THENCE South 02° 08' 28"" East, departing said common line, a distance of 50.00 feet;

THENCE North 87° 51' 32"" East, a distance of 77.32 feet;

THENCE South 02° 08' 28"" East, a distance of 203.90 feet;

THENCE North 88° 34' 44"" East, a distance of 200.00 feet to the west line of Pope Road;

THENCE South 01° 25' 16"" East, a distance of 370.00 feet along said west line to a found concrete monument at the most easterly southeast corner of aforesaid Potter tract;

THENCE South 53° 10' 04"" West, a distance of 59.73 feet to the **POINT OF BEGINNING** and containing 236,094 square feet or 5.42 acres of land.

FILED AND RECORDED

Instrument Number: 15-027

Filing and Recording Date: 03/16/2015 12:48:19 PM Pages: 3 Recording Fee: \$6.00

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,



Debbie Hollan

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.

Kim Imhoff, Deputy

Returned To: