

## APPOINTMENT OF SUBSTITUTE TRUSTEE and NOTICE OF TRUSTEE SALE

THE STATE OF TEXAS  
COUNTY OF FREESTONE

Deed of Trust Date:  
JULY 18, 2008

Property address:  
457 SUNSET DRIVE  
FAIRFIELD, TX 75840

Grantor(s)/Mortgagor(s):  
DAVID G. KNIGHT AND SPOUSE, JAMIE L. KNIGHT

LEGAL DESCRIPTION: BEING LOT NUMBERS NINE (9) AND FIFTEEN (15), DIVISION TWO (2) OF THE SHELLY-GILPIN ADDITION CITY OF FAIRFIELD, FREESTONE COUNTY, TEXAS, AS SHOWN BY PLAT OF SAID ADDITION RECORDED IN CABINET "A", ENVELOPE 348, PLAT RECORDS OF FREESTONE COUNTY, TEXAS.

Original Mortgagee:  
MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., ACTING SOLELY AS A NOMINEE FOR NTFN, INC., DBA NATIONWIDE HOME LENDING

Earliest Trust Sale ~~Will~~ Begin: 10:00 AM

Current Mortgagee:  
PENNYMAC LOAN SERVICES, LLC

Date of Sale: 12/05/2017

Recorded on: JULY 18, 2008

Original Trustee: CALVIN C. MANN, JR.

Property County: FREESTONE  
As Clerk's File No.: 00804851  
In Volume: 01455  
At Page: 00377

Substitute Trustee: MARINOSCI LAW GROUP, P.C., LORI GARNER, SHARON ST. PIERRE, ROBERT LAMONT, SHERYL LAMONT, HARRIETT FLETCHER, DAVID SIMS, AURORA CAMPOS, JONATHAN HARRISON, MARKCOS PINEDA, RAMIRO CUEVAS, PATRICK ZWIERS, KRISTOPHER HOLUB, FREDERICK BRITTON, ALLAN JOHNSTON, RONNIE HUBBARD

Mortgage Servicer:  
PENNYMAC LOAN SERVICES, LLC

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.

The Current Mortgagee under said Deed of Trust, according to the provisions therein set out does hereby remove the original trustee and all successor substitute trustees and appoints in their stead MARINOSCI LAW GROUP, P.C., LORI GARNER, SHARON ST. PIERRE, ROBERT LAMONT, SHERYL LAMONT, HARRIETT FLETCHER, DAVID SIMS, AURORA CAMPOS, JONATHAN HARRISON, MARKCOS PINEDA, RAMIRO CUEVAS, PATRICK ZWIERS, KRISTOPHER HOLUB, FREDERICK BRITTON, ALLAN JOHNSTON, RONNIE HUBBARD, as Substitute Trustee, who shall hereafter exercise all powers and duties set aside to the said original trustee under the said Deed of Trust, and, further, does hereby request, authorize and instruct said Substitute Trustee to conduct and direct the execution of remedies set aside to the Mortgagee therein.

WHEREAS, default has occurred in the payment of said indebtedness, and the same is now wholly due and the owner and holder has requested to sell said property to satisfy said indebtedness;

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on Tuesday DECEMBER 5, 2017 between ten o'clock AM and four o'clock PM and beginning not earlier than 10:00 AM or not later than three hours thereafter. 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 be conducted in the area of the Courthouse designated by the Commissioners' Court, of said county pursuant to Section 51.002 of the Texas Property Code as amended; if no area is designated by the Commissioners' Court, the sale will be conducted in the area immediately adjacent (next) to the location where this notice was posted.

PENNYMAC LOAN SERVICES, LLC, who is the Mortgagee of the Note and Deed of Trust associated with the above referenced loan. The Mortgagee 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 Mortgagee is authorized to collect the debt and to administer any resulting foreclosure of the property securing the debt.

**ACTIVE MILITARY SERVICE NOTICE**

Assert and protect your rights as a member of the armed forces of the United States. If you 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.

WITNESS MY HAND, September 25, 2017

MARINOSCI LAW GROUP, PC

By: [Signature]  
KYLE HAUSMANN  
MANAGING PARALEGAL (name & title)

THE STATE OF TEXAS  
COUNTY OF DALLAS

Before me, Jacqueline R. Garner the undersigned officer, on this, the 25<sup>th</sup> day of September, 2017.  
(insert name of notary)

personally appeared KYLE HAUSMANN, known to me, who identified himself to be the MANAGING PARALEGAL of MARINOSCI LAW GROUP PC, the person and office whose name is subscribed to the foregoing instrument, and being authorized to do so, acknowledged that (s)he had executed the foregoing instrument as the act of such corporation for the purpose and consideration described and in the capacity stated.

Witness my hand and official seal  
(SEAL)



[Signature]  
Notary Public for the State of TEXAS  
My Commission Expires: 10.21.2019  
Jacqueline R. Garner  
Printed Name and Notary Public

Grants: PENNYMAC LOAN SERVICES, LLC  
3043 TOWNSGATE ROAD #200  
WOODLAKE VILLAGE, CA 91361  
LP No. 17-11436

Return to: MARINOSCI LAW GROUP, P.C.  
MARINOSCI & BAXTER  
14643 DALLAS PARKWAY, SUITE 750  
DALLAS, TX 75254

FILED FOR RECORD IN  
Freestone County  
Linda Jarvis  
COUNTY CLERK  
ON: Sep 28, 2017 AT 10:35A  
as Notice of Trustee Sale

Total Fees : 8.00  
Receipt Number - 143612  
By: Alicia Dossett, Deputy