



NOTICE OF ACCELERATION AND NOTICE OF TRUSTEE'S SALE

DEED OF TRUST INFORMATION:

Date: 12/07/2000
Grantor(s): BOBBY H JORDEN AND ROSA B JORDEN
Original Mortgagee: INDYMAC BANK, F.S.B., A FEDERALLY CHARTERED SAVINGS BANK
Original Principal: \$18,000.00
Recording Information: Book 0674 Page 910 Instrument 010031
Property County: Waller
Property:

FIELD NOTES FOR A 0.3241 ACRE TRACT OF LAND IN THE W.W.SNYDER SURVEY, ABSTRACT 338, WALLER COUNTY, TEXAS, SAID 0.3241 ACRE TRACT BEING A PART OF OUTLOT 65 AND A PORTION OF OUTLOT 66, SAID 0.3241 ACRE TRACT ALSO BEING A PART OF A 9.7106 ACRE TRACT, BEING THE ESTATE OF LEO GOATES, RECORDED IN VOLUME 476, PAGE 835, DEED RECORDS, WALLER COUNTY, TEXAS; BASE BEARING FOR THE HEREIN DESCRIBED TRACT IS THE WEST LINE OF OUTLOT 65, SAID BEARING BEING SOUTH. COMMENCING SOUTH AT A 1/2 INCH IRON PIPE WITH CAP MARKED "KALKOMEY SURVEYING" SET AT THE POINT OF INTERSECTION OF THE NORTH LINE OF GASSNER ROAD (50 FEET WIDE) AND THE EAST LINE OF KELLNER ROAD (50 FEET WIDE); THENCE NORTH 00 DEGREES 05 MINUTES 25 SECONDS EAST ALONG THE WEST LINE OF THE AFOREMENTIONED 9.7106 ACRE TRACT, BEING THE EAST LINE OF KELLNER ROAD, 163.48 FEET TO A 1/2 INCH IRON PIPE WITH CAP MARKED "KALKOMEY SURVEYING" SET ON SAID LINE FOR THE SOUTHWEST CORNER AND PLACE OF BEGINNING OF THE HEREIN DESCRIBED 0.0324, SAME BEING THE NORTHWEST CORNER OF AN ADJOINING 0.8188 ACRE TRACT OF LAND, BEING A PART OF THE AFORMENTIONED 9.7106 ACRE TRACT; THENCE NORTH 84 DEGREES 09 MINUTES 06 SECONDS EAST ALONG THE SOUTH LINE OF THE HEREIN DESCRIBED TRACT, BEING THE NORTH LINE OF THE AFOREMENTIONED 0.8188 ACRE TRACT, 152.41 FEET TO A 1/2 INCH IRON PIPE WITH CAP MARKED "KALKOMEY SURVEYING" SET FOR THE SOUTHEAST CORNER OF THE HEREIN DESCRIBED 0.3241 ACRE TRACT OF LAND; THENCE NORTH 02 DEGREES 16 MINUTES 34 SECONDS WEST ALONG THE LINE ESTABLISHING THE EAST LINE OF THE HEREIN DESCRIBED TRACT 86.01 FEET TO A 1/2 INCH IRON PIPE WITH "KALKOMEY SURVEYING SET FOR THE NORTHEAST CORNER OF THE HEREIN DESCRIBED 0.3241 ACRE TRACT, SAME BEING THE SOUTHEAST CORNER OF AN ADJOINING 0.3736 ACRE TRACT, BEING A PART OF THE AFOREMENTIONED 9.7106 ACRE TRACT; THENCE NORTH 89 DEGREES 40 MINTUES 03 SECONDS WEST ALONG THE COMMON LINE OF THE HEREIN DESCRIBED TRACT AND THE AFOREMENTIONED ADJOINING 0.3736 ACRE TRACT 148.04 FEET TO A 1/2 INCH IRON PIPE SET ON SAID LINE AT ITS POINT OF INTERSECTION WITH THE EAST RIGHT-OF-WAY LINE OF KELLNER ROAD (50 FEET WIDE) FOR THE NORTHWEST CORNER OF THE HEREIN DESCRIBED 0.3241 ACRE TRACT, SAME BEING THE SOUTHWEST CORNER OF THE AFOREMENTIONED ADJOINING 0.3736 ACRE TRACT; THENCE SOUTH 00 DEGREES 05 MINUTES 25 SECONDS WEST ALONG THE EAST LINE OF KELLNER ROAD, BEING THE WEST LINE OF THE 9.7106 ACRE TRACT, 102.33 FEET TO THE KELLNER ROAD, 163.48 FEET TO THE PLACE OF BEGINNING AND CONTAINING 0.3241 ACRES OF LAND, MORE OR LESS.

Reported Address: 1210 KELLNER ROAD, BROOKSHIRE, TX 77423

MORTGAGE SERVICING INFORMATION:

The Mortgage Servicer, if not the Current Mortgagee, is representing the Current Mortgagee pursuant to a Mortgage Servicing Agreement.

Current Mortgagee: DEUTSCHE BANK NATIONAL TRUST COMPANY as Trustee for HOME EQUITY MORTGAGE

LOAN ASSET-BACKED TRUST, SERIES SPMD 2001-A, HOME EQUITY MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES SPMD 2001-A

Mortgage Servicer: Ocwen Loan Servicing, LLC
Current Beneficiary: DEUTSCHE BANK NATIONAL TRUST COMPANY as Trustee for HOME EQUITY MORTGAGE

LOAN ASSET-BACKED TRUST, SERIES SPMD 2001-A, HOME EQUITY MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES SPMD 2001-A

Mortgage Servicer Address: 1661 Worthington Rd, Suite 100, West Palm Beach, FL 33409

SALE INFORMATION:

Date of Sale: ~~Sunday, the 1st day of December, 2015~~

Time of Sale: 1:00PM or within three hours thereafter.

Place of Sale: AT THE FOYER AT THE SOUTH ENTRANCE TO THE COURTHOUSE in Waller County, Texas, or, if the preceding area is no longer the designated area, at the area most recently designated by the Waller County Commissioner's Court.

Substitute Trustee(s): Megan Randle-Bender, Cristina Camarata, Sammy Hooda, Michael Burns, Alexander Wolfe, Suzanne Suarez or Adam Womack, any to act

Substitute Trustee Address: 14841 Dallas Parkway, Suite 425, Dallas, TX 75254

WHEREAS, the above-named Grantor previously conveyed the above described property in trust to secure payment of the Note set forth in the above-described Deed of Trust; and

WHEREAS, a default under the Note and Deed of Trust was declared; such default was reported to not have been cured; and all sums secured by such Deed of Trust were declared to be immediately due and payable; and

WHEREAS, the original Trustee and any previously appointed Substitute Trustee has been removed and Megan Randle-Bender, Cristina Camarata, Sammy Hooda, Michael Burns, Alexander Wolfe, Suzanne Suarez or Adam Womack, any to act, have been appointed as Substitute Trustees and requested to sell the Property to satisfy the indebtedness; and

WHEREAS, the undersigned law firm has been requested to provide these notices on behalf of the Current Mortgagee, Mortgage Servicer and Substitute Trustees;

NOW, THEREFORE, NOTICE IS HEREBY GIVEN of the foregoing matters and that:

1. The maturity of the Note has been accelerated and all sums secured by the Deed of Trust have been declared to be immediately due and payable.
2. Megan Randle-Bender, Cristina Camarata, Sammy Hooda, Michael Burns, Alexander Wolfe, Suzanne Suarez or Adam Womack, any to act, as Substitute Trustee will sell the Property to the highest bidder for cash on the date, at the place, and no earlier than the time set forth above in the Sale Information section of this notice. The sale will begin within three hours after that time.
3. This sale shall be subject to any legal impediments to the sale of the Property and to any exceptions referenced in the Deed of Trust or appearing of record to the extent the same are still in effect and shall not cover any property that has been released from the lien of the Deed of Trust.
4. No warranties, express or implied, including but not limited to the implied warranties of merchantability and fitness for a particular purpose shall be conveyed at the sale, save and except the Grantor's warranties specifically authorized by the Grantor in the Deed of Trust. The property shall be offered "AS-IS", purchasers will buy the property "at the purchaser's own risk" and "at his peril", and no representation is made concerning the quality or nature of title to be acquired. Purchasers will receive whatever interest Grantor and Grantor's assigns have in the property, subject to any liens or interests of any kind that may survive the sale. Interested persons are encouraged to consult counsel of their choice prior to participating in the sale of the property.

Very truly yours,

Buckley Madole, P.C.

FILED AND RECORDED

Instrument Number: 15-082

Filing and Recording Date: 11/09/2015 10:55:30 AM Pages: 3 Recording Fee: \$5.00

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.

Daisy Metcalf, Deputy

Returned To: