



**SUBSTITUTE TRUSTEE'S NOTICE OF 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.**

**Note:** Sale Contract  
Date: December 15, 2007  
Original Creditor: Walter Mortgage Company  
Debtor: Corey C. Jeffery  
Current Holder: U. S. Bank, N.A., as trustee for Mid-State Trust X by  
Ditech Financial LLC, as servicer with delegated  
authority

**Purchase Money Deed of Trust:**

Date: December 15, 2007  
Grantor: Corey C. Jeffery  
Trustee: Joseph H. Kelly  
Recording Information: Volume 1090 at pages 622 et seq. recorded in the  
Official Records of Waller County, Texas  
Property: All that property (and improvements thereon) covered by and  
described in the above Purchase Money Deed of Trust (attached  
hereto for convenience is an Exhibit "A" intended to be a copy of  
the property description contained in or attached to the aforesaid  
Purchase Money Deed of Trust).  
Current Beneficiary: U. S. Bank, N.A., as trustee for Mid-State Trust X by  
Ditech Financial LLC, as servicer with delegated authority

**County:** Waller, Texas

**Date of Sale (first Tuesday of month):** April 4, 2017

**Time of Sale:** 10:00 o'clock A.M. or no later than three (3) hours thereafter

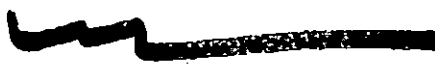
**Place of Sale:** The sale will be held at the county courthouse in Waller County, Texas  
(located at 836 Austin Street, Hempstead, Texas), the county in which the above  
described Property is located, and at that area of said county courthouse which has been  
so designated by the Commissioners' Court as follows: Foyer at south entrance to  
courthouse.

**Substitute Trustee:** Current Beneficiary has appointed Kenneth M. Culbreth, Jr. and  
others (identified in Exhibit "B" attached hereto) as Substitute Trustee, each to act  
individually (the "Substitute Trustee") under the Purchase Money Deed of Trust and has  
instructed Substitute Trustee to offer the above-described Property for sale toward  
satisfaction of the Sale Contract, as a result of the default thereunder.

NOTICE IS HEREBY GIVEN that Substitute Trustee will offer the above described Property (and improvements thereon) to the highest bidder for cash on the Date of Sale, at the Time of Sale and at the Place of Sale as stated above.

Please be advised that Ditech Financial LLC is representing Mid-State Trust X under a Servicing Agreement with Mid-State Trust X. The address of Ditech Financial LLC is 2100 E. Elliot Road, Bldg. 94, Mailstop T-140, Tempe, Arizona 85284.

Dated: March 8, 2017



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Kenneth M. Culbreth, Jr., Substitute Trustee  
500 N. SHORELINE, SUITE 900  
CORPUS CHRISTI, TX 78401-0341  
(361) 884-5678 (361) 888-9149 telefax

**Exhibit "A"**

Being the northerly 120 feet (120') of Lot Twenty-five (25) in Block Five (5) of ROLLING HILLS COLONY, SECTION FIVE (5), a subdivision in Waller County, Texas, according to the map or plat thereof recorded at Volume 190 at Page 569 of the Deed Records of Waller County, Texas.

**Exhibit "B"**

Kenneth M. Culbreth, Jr.  
500 North Shoreline, Suite 900  
Corpus Christi, Nueces County, Texas 78401

Jim Mills  
9065 Jollyville, Suite 203A  
Austin, Travis County, Texas 78759

Susan Mills  
9065 Jollyville, Suite 203A  
Austin, Travis County, Texas 78759

Emily Northern  
9065 Jollyville, Suite 203A  
Austin, Travis County, Texas 78759

Alexandra Zografos Holub  
9065 Jollyville, Suite 203A  
Austin, Travis County, Texas 78759

Marlene Zografos  
9065 Jollyville, Suite 203A  
Austin, Travis County, Texas 78759

Debby Jurasek  
9065 Jollyville, Suite 203A  
Austin, Travis County, Texas 78759

**Note:** Individually and separate, each Substitute Trustee listed above is authorized to act alone without the joinder of the other Substitute Trustees.

## FILED AND RECORDED

Instrument Number: 17-026

Filing and Recording Date: 03/13/2017 04:48:02 PM Pages: 5 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*

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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.

Kim Imhoff, Deputy

Returned To:  
ATOT