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AT 10:30 FILED O'CLOCK AM

JUL 28 2016

CITIMORTGAGE, INC. (CMI)
MATTICE, ERICH JON AND KIMBERLY A.
931 WILLOW BROOK STREET, COPPERAS COVE, TX
76522

VA 49-49-6-1095462
Our File Number: 16-024663

Andrea Jones
COUNTY CLERK, CORYELL CO., TEXAS

NOTICE OF TRUSTEE'S SALE

WHEREAS, on December 1, 2009, ERICH JOHN MATTICE AND KIMBERLY A. MATTICE, HUSBAND AND WIFE, as Grantor(s), executed a Deed of Trust conveying to EDWARD KERSHNER, as Trustee, the Real Estate hereinafter described, to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR SWBC MORTGAGE CORPORATION in payment of a debt therein described. The Deed of Trust was filed in the real property records of CORYELL COUNTY, TX and is recorded under Clerk's File/Instrument Number 232897, to which reference is herein made for all purposes.

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;

WHEREAS, the undersigned has been appointed Substitute Trustee in the place of said original Trustee, upon contingency and in the manner authorized by said Deed of Trust; and

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on TUESDAY, September 6, 2016 between ten o'clock AM and four o'clock PM and beginning not earlier than 10:00 A.M. or not later than three hours thereafter, I will sell said Real Estate in the area designated by the Commissioners Court, of Coryell 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 of Trustee's Sale was posted.

Said Real Estate is described as follows: In the County of Coryell, State of Texas:

LOT TWELVE (12) IN BLOCK TWO (2) MEADOW BROOK ESTATES, AN ADDITION TO THE CITY OF COPPERAS COVE, CORYELL COUNTY, TEXAS, AS SHOWN BY PLAT THEREOF OF RECORD IN VOLUME 2, PAGE 44, PLAT RECORDS OF CORYELL COUNTY, TEXAS.

Property Address: 931 WILLOW BROOK STREET
COPPERAS COVE, TX 76522
Mortgage Servicer: CITIMORTGAGE, INC.
Noteholder: CITIMORTGAGE, INC.
1000 TECHNOLOGY DRIVE
OFALLON, MISSOURI 63368-2240

The Mortgage Servicer is authorized to represent the Noteholder by virtue of a servicing agreement with the Noteholder. Pursuant to the Servicing Agreement and Texas Property Code §51.0025, the Mortgage Servicer is authorized to collect the debt and to administer any resulting foreclosure of the property securing the above referenced loan.

[Signature]
SUBSTITUTE TRUSTEE
DONNA STOCKMAN OR TIM LEWIS OR BRENDA WIGGS OR GUY WIGGS OR DAVID STOCKMAN OR LORI MCCARTY OR DENISE BOERNER OR JILL NICHOLS OR MEGHAN LAMONTE OR JUANITA COX OR JIMMY CARROLL BREWER OR STEPHEN RAWLINGS OR DIASHA PERKINS OR JASON BREWER OR FREDERICK BRITTON OR JACK BURNS II OR AARTI PATEL OR PAMELA THOMAS OR ANGELA LEWIS
c/o Shapiro Schwartz, LLP
13105 Northwest Freeway, Suite 1200
Houston, TX 77040
(713)462-2565

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 military service to the sender of this notice immediately.