

KG-0014FC

**NOTICE OF SUBSTITUTE TRUSTEE SALE**

**Deed of Trust Date:**

11/22/2005

**Grantor(s)/Mortgagor(s):**

JAMIE JENKINS AND WIFE, LAKEVA JENKINS

**Original Beneficiary/Mortgagee:**

MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS") SOLELY AS A NOMINEE FOR MORTGAGEIT, INC., ITS SUCCESSORS AND ASSIGNS

**Current Beneficiary/Mortgagee:**

U.S. Bank, National Association, as trustee, on behalf of the holders of the Terwin Mortgage Trust 2006-3 Asset-Backed Certificates, Series 2006-3

**Recorded in:**

**Volume:** 1034

**Page:** 648

**Instrument No:** 2005-6859

**Property County:**

SHELBY

**Mortgage Servicer:**

Select Portfolio Servicing, Inc. is representing the Current Beneficiary/Mortgagee under a servicing agreement with the Current Beneficiary/Mortgagee.

**Mortgage Servicer's Address:**

3217 S. Decker Lake Dr., Salt Lake City, UT 84119

**Legal Description:** LEGAL DESCRIPTION ATTACHED AS EXHIBIT A

**Date of Sale:** 7/3/2018

**Earliest Time Sale Will Begin:**

1:00PM

**Place of Sale of Property:** THE AREA WITHIN A RADIUS OF 100 FEET OF THE SOUTHEASTERN DOOR OF THE HOUSE PROVIDED FOR THE HOLDING OF THE DISTRICT COURT IN THE CITY OF CENTER, IN SHELBY COUNTY, TX OR AS DESIGNATED BY THE COUNTY COMMISSIONER'S OFFICE OR IN THE AREA DESIGNATED BY THE COMMISSIONER'S COURT, PURSUANT TO SECTION 51.002 OF THE TEXAS PROPERTY CODE.

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.

*Notice Pursuant to Tex. Prop. Code § 51.002(i):*

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.

*Sheryl LaMont 4-26-18*

Robert LaMont, Sheryl LaMont, David Sims, Allan Johnston or Cole D. Patton or Deanna Segovia, Substitute Trustee MCCARTHY & HOLTHUS, LLP 1255 WEST 15TH STREET, SUITE 1060 PLANO, TX 75075

**MH File Number:** TX-16-28567-FC  
**Loan Type:** Conventional Residential

FILED FOR RECORD  
SHELBY COUNTY, TEXAS

2018 APR 26 AM 10 00

JENNIFER L. MOUNTAIN  
COUNTY CLERK  
*Jennifer Mountain*  
DEPUTY

EXHIBIT "A"

Being a description to 3.83 acres of land in the David Hopkins Survey A-308, Shelby County, Texas and being out of and part of a called 15.00 acre tract described in a deed from E. B. Samford and wife, Maggie Samford to D. L. Samford dated January 23, 1940 and recorded in Volume 201, Page 86 of the Deed Records of said county and is further described by metes and bounds as follows to-wit:

**BEGINNING:** At a 1/2" iron rod found for the northwest corner of this tract and for the northwest corner of W. E. Bennfield 2.00 acre tract recorded in Volume 279, Page 615 of the Deed Records of said county and in the north boundary line of said 15.00 acre tract and in the south right of way line of State Highway #87.

**THENCE:** N 83° 34' 37" E 520.74' to a 1/2" iron rod with cap set for the northeast corner for this tract and said 15.00 acre tract in the intersection of said highway and Rosebud Street.

**THENCE:** S 13° 28' 27" E 241.65' to a 1/2" iron rod found for the east corner of this tract and for the northeast corner of G. W. Strong 4.3 acre tract recorded in Volume 524, Page 849 of the Deed Records of said county in the east boundary line of said 15.00 acre tract and in the west right of way line of Rosebud Street from which a 1/2" iron rod found in the east boundary line of said 4.3 acre tract and said 15.00 acre tract in said right of way line brs. S 14° 36' 18" E 142.15'.

**THENCE:** S 79° 05' 18" W 310.21' to a 1/2" iron rod found for an interior corner for this tract and for the northwest corner of said 4.3 acre tract.

**THENCE:** S 23° 33' 33" W 156.06' to a 1/2" iron rod found in the east boundary line of this tract and in the west boundary line of said 4.3 acre tract.

**THENCE:** S 23° 37' 01" W 107.70' to a 1/2" iron rod found for the southeast corner of this tract and for an angle corner for said 4.3 acre tract and for the northeast corner of W. E. Bennfield 1-1/5 acre tract recorded in Volume 283, Page 433 of the Deed Records of said county.

**THENCE:** N 87° 42' 48" W 65.77' to a 1/2" iron rod found for the southwest corner of this tract and for the southeast corner of said 2.00 acre tract in the north boundary line of said 1-1/5 acre tract.

**THENCE:** N 11° 39' 34" W 484.57' to the point of beginning containing 3.83 acres of land;