



**NOTICE OF SUBSTITUTE TRUSTEE'S 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.**

**1. Date, Time and Place of Sale**

**Date:** Tuesday, July 2, 2019

**Time:** Between 10:00 a.m. and 4:00 p.m.

**Place:** The location for Foreclosure/Trustee Sales has been designated by the Commissioner Court on January 26, 2014, as the area on the North side of the Medina County Courthouse located below the fire escape stairwell. (Or, if this area is no longer the designated area for foreclosure sales, then at the area most recently designated by the Medina County Commissioner's Court).

**2. Property to be Sold**

Lot 151, Forest Woods Unit Three, a Subdivision in Medina County, Texas, according to the Map or Plat thereof recorded in Volume 9, Pages 7-17, Plat Records of Medina County, Texas.

**3. Instrument Foreclosed**

Deed of Trust, Security Agreement and Financing Statement dated February 26, 2018, executed by RICHARD R. MORALES for the benefit of GROTHUES FINANCIAL, LTD., recorded under Document Number 2018001312 of the Official Public Records of Medina County, Texas.

**4. Appointment of Substitute Trustee**

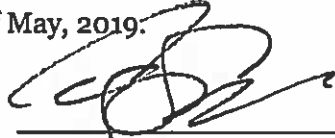
The Beneficiary has requested GREGORY A. SCRIVENER or CHRISTOPHER C. STRAWN or AUSTIN T. GRIFFITH, to act as Substitute Trustee in accordance with the terms of the Deeds of Trust.

**5. Terms of Sale**

Public auction to the highest bidder for cash, except that Lender may bid by credit against the indebtedness secured by the Deed of Trust. THE SALE OF THE PROPERTY IS "AS IS" AND "WHERE IS" AND WITHOUT REPRESENTATION OR WARRANTY OF ANY KIND (EXPRESS, IMPLIED, STATUTORY, QUASI-

STATUTORY OR OTHERWISE) BY THE BENEFICIARY OR SUBSTITUTE TRUSTEE; ANY WARRANTY OR MERCHANTABILITY OR FITNESS FOR A PARTICULAR PURPOSE BEING EXPRESSLY DISCLAIMED. NEITHER THE BENEFICIARY NOR THE SUBSTITUTE TRUSTEE MAKES ANY REPRESENTATIONS OR WARRANTIES WITH RESPECT TO COMPLIANCE WITH THE LAWS, RULES, AGREEMENTS OR SPECIFICATIONS, NOR WITH RESPECT TO CONDITION, QUALITY, CAPACITY, DESIGN, OPERATION, ABSENCE OF ANY LATENT DEFECTS OR ANY OTHER WARRANTY OR REPRESENTATION WHATSOEVER WITH RESPECT TO THE PROPERTY.

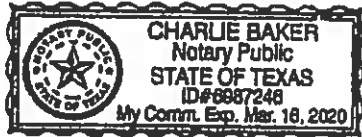
WITNESS MY HAND this 24<sup>th</sup> day of May, 2019.



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GREGORY A. SCRIVENER  
Substitute Trustee

STATE OF TEXAS       §  
                                  §  
COUNTY OF BEXAR   §

This instrument was acknowledged before me on the 24<sup>th</sup> day of May, 2019, by GREGORY A. SCRIVENER, Substitute Trustee.



*Charlie Baker*  
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NOTARY PUBLIC, STATE OF TEXAS

**FILED AND RECORDED**

Instrument Number: 19-00061

Filing and Recording Date: 05/31/2019 10:18:50 AM Pages: 3 Recording Fee: \$3.00

I hereby certify that this instrument was FILED on the date and time stamped hereon and RECORDED in the PUBLIC RECORDS of Medina County, Texas.



*Gina Champion*

Gina Champion, County Clerk  
Medina County, Texas

Filed By Ernesto Alejandro Deputy

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