

FILED

2016 DEC 12 AM 10:52

STACEY KEMP
COUNTY CLERK
COLLIN COUNTY, TEXAS
BY: [Signature] DEPUTY

[RECORDING REQUESTED BY
AND WHEN RECORDED MAIL TO:]

Carrington Foreclosure Services, LLC
P.O. Box 3309
Anaheim, California 92803
For Sale Information: (888) 313-1969
For Reinstatement Requests: 1-866-874-5860
Pay Off Requests: 1-800-561-4567

TS#: 16-17672

NOTICE OF SUBSTITUTE TRUSTEE'S SALE

WHEREAS, on 10/28/2004, TONY RINGO LUCKIE AND JAN LUCKIE, as Grantor/Borrower, executed and delivered that certain Deed of Trust, in favor of ELDON L. YOUNGBLOOD, as Trustee, NEW CENTURY MORTGAGE CORPORATION, as Beneficiary which deed of trust secures the payment of that certain promissory note of even date therewith in the original amount of \$106,250.00, payable to the order of NEW CENTURY MORTGAGE CORPORATION, which Deed of Trust is Recorded on 11/5/2004 as Volume 2004-0161149, Book 5790, Page 1522, in Collin County, Texas, Deed of Trust covers all of the real property, personal property, and fixtures described therein, including, but not limited to, all the following described property, rights and interests (the "Property"), to-wit;

BEING A PORTION OF LOT 8, BLOCK S, OF THE REPLAT OF HIGHLANDS NORTH PHASE IV, AN ADDITION TO THE CITY OF PLANO, TEXAS, ACCORDING TO THE REVISED MAP THEREOF RECORDED IN VOLUME F, PAGE 52, OF THE MAP RECORDS OF COLLIN COUNTY, TEXAS, SAID PORTION BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS.

BEGINNING AT AN IRON ROD FOUND IN THE EAST LINE OF NEST PLACE, SAME BEING THE SOUTHWEST CORNER OF SAID LOT 8,

THENCE NORTH 0 DEGREES 03 MINUTES 40 SECONDS WEST, 43.51 FEET ALONG THE EAST LINE OF SAID NEST PLACE AND THE WEST LINE OF SAID LOT 8 TO A 1/2" IRON ROD FOUND FOR CORNER THEREIN;

THENCE NORTH 89 DEGREES 55 MINUTES 44 SECONDS EAST, AT 30.10 FEET THE EDGE OF A BRICK WALL, AT 87.10 FEET THE END OF SAID WALL., IN ALL ON THIS LINE 118.76 FEET TO AN "X" FOUND IN CONCRETE IN THE EAST LINE OF SAID LOT 8 AND THE WEST LINE OF AN ALLEY;

THENCE SOUTH 0 DEGREES 16 MINUTES 04 SECONDS WEST, 43.52 FEET ALONG THE EAST LINE OF SAID LOT 8 AND THE WEST LINE OF SAID ALLEY TO A 1/2" IRON ROD FOUND FOR CORNER THEREIN;

THENCE SOUTH 89 DEGREES 56 MINUTES WEST, 118.51 FEET TO THE POINT OF BEGINNING.



4602123

Commonly known as: **1800 NEST PLACE, PLANO, TX 75093**

WHEREAS, the Trustee named in the Deed of Trust having been removed, the legal holder of the indebtedness described in the Deed of Trust appointed **Guy Wiggs, Russell Stockman, David Stockman, Brenda Wiggs, Denise Boerner, Donna Stockman, Tim Lewis, Michelle Schwartz, Robert Ortolani, Mary Mancuso, Michele Hreha, Shelley Ortolani** or either of them, as Substitute Trustee (each being referred to as the "Substitute Trustee"), upon the contingency and in the manner authorized by the Deed of Trust: and

WHEREAS, defaults have occurred in the covenants of the Deed of Trust, monetary or otherwise, and the indebtedness secured by and described in the Deed of Trust is now wholly due, and Carrington Mortgage Services, LLC whose address is 1600 Douglass Road, Suite 200 A, Anaheim, CA 92806 is acting as the mortgage servicer for **Deutsche Bank National Trust Company, as Indenture Trustee, for New Century Home Equity Loan Trust 2004-4**, which is the mortgagee of the Note and Deed of Trust or mortgage and the legal holder of such indebtedness and the liens securing same has requested either one of the Substitute Trustees to sell the Property in accordance with applicable law and the terms and provisions of the Deed of Trust. Carrington Mortgage Services, LLC is authorized to represent the mortgagee by virtue of a written servicing agreement with the mortgagee. Pursuant to that agreement and Texas Property Code Section 51.0025, Carrington Mortgage Services, LLC is authorized to administer the foreclosure referenced herein.

NOW, THEREFORE, NOTICE IS HEREBY GIVEN, that on **TUESDAY, 2/7/2017 at 10:00 AM**, or no later than three (3) hours after such time, being the first Tuesday of such month, of **Collin County, Texas**, the Substitute Trustee will sell the Property at public venue to the highest bidder for cash. The sale will take place at the area designated by the Commissioner's Court for sales of real property under a power of sale conferred by a deed of trust or other contract lien as follows: **THE SOUTHWEST ENTRANCE OF THE JACK HATCHELL COLLIN COUNTY ADMINISTRATION BUILDING LOCATED AT 2300 BLOOMDALE ROAD, MCKINNEY, TEXAS 75071**

NOTICE IS FURTHER GIVEN that, except to the extent that the Substitute Trustee may bind and obligate Mortgagors to warrant title the Property under the terms of the Deed of Trust, conveyance of the Property shall be made without any representations or warranties whatsoever, express or implied.

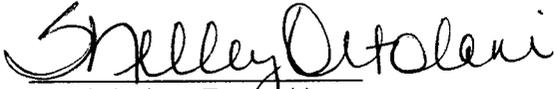
If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse.

If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee, or the Mortgagee's Attorney.

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.

THIS INSTRUMENT APPOINTS THE SUBSTITUTE TRUSTEE(S) IDENTIFIED TO SELL THE PROPERTY DESCRIBED IN THE SECURITY INSTRUMENT IDENTIFIED IN THIS NOTICE OF SALE THE PERSON SIGNING THIS NOTICE IS THE ATTORNEY OR AUTHORIZED AGENT OF THE MORTGAGEE OR MORTGAGE SERVICER.

WITNESS, my hand this 12/8/2016



By: Substitute Trustee(s)

Guy Wiggs, Russell Stockman, David Stockman, Brenda Wiggs, Denise Boerner, Donna Stockman, Tim Lewis, Michelle Schwartz, Robert Ortolani, Mary Mancuso, Michele Hreha, Shelley Ortolani

C/O Carrington Foreclosure Services, LLC

P.O. Box 3309

Anaheim, California 92803

THIS IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.