

Our File Number: 16-14009
Name: ARCHIE M MEADOR, III, AN UNMARRIED MAN

NOTICE OF TRUSTEE'S SALE

WHEREAS, on March 13, 2015, ARCHIE M. MEADOR, III, AN UNMARRIED MAN, executed a Deed of Trust/Security Instrument conveying to THOMAS E. BLACK, JR., as Trustee, the Real Estate hereinafter described, to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. SOLELY AS A NOMINEE FOR CMG MORTGAGE, INC., in the payment of a debt therein described, said Deed of Trust/Security Instrument being recorded under County Clerk Number 20150316000281320, in the DEED OF TRUST OR REAL PROPERTY records of COLLIN COUNTY, TEXAS; and

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 the contingency and in the manner authorized by said Deed of Trust/Security Instrument; and

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on **TUESDAY, JANUARY 3, 2017**, between ten o'clock AM and four o'clock PM and beginning not earlier than 10:00 AM or not later than three hours thereafter, I will sell said Real Estate at the County Courthouse in **COLLIN COUNTY, TEXAS** to the highest bidder for cash. The sale will be conducted in the area of the Courthouse designated by the Commissioners' Court, of said 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 was posted.

Said Real Estate is described as follows:

LOT TWENTY (20), IN BLOCK M, RIDGECREST PHASE ONE (1), AN ADDITION TO THE CITY OF MCKINNEY, COLLIN COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN CABINET P, SLIDE 760 OF THE PLAT RECORDS OF COLLIN COUNTY, TEXAS.

Property Address: 904 MOSS CLIFF CIRCLF
MCKINNEY, TX 75071
Mortgage Servicer: CENLAR FSB
Noteholder: PINGORA LOAN SERVICING, LLC
425 PHILLIPS BOULEVARD
EWING, NJ 08618

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.

ACTIVE MILITARY SERVICE NOTICE

Assert and protect your rights as a member of the armed forces of the United States. If you 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.

WITNESS MY HAND this 12th day of December, 2016.

Guy Wiggs, David Stockman, Brenda Wiggs,
Donna Stockman, Denise Boerner, Tim Lewis,
Russell Stockman, Rick Snoke, Michelle
Schwartz, Substitute Trustees

Marinosci & Law Group
14643 Dallas Parkway, Suite 750
Dallas, Texas 75254
(972) 331-2300

2016 DEC 12 PM 1:31
COLLIN COUNTY TEXAS
DEPUTY

FILED

RS