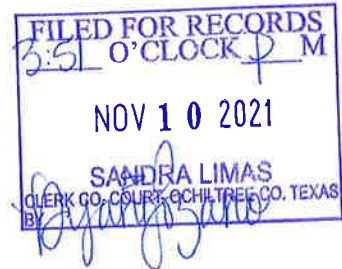


NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER  
(CXE)  
ANDERSEN, BLAKE  
2202 JACKSON DRIVE, PERRYTON, TX 79070

FHA 494-3865956703  
Firm File Number: 21-037095



**NOTICE OF TRUSTEE'S SALE**

WHEREAS, on December 12, 2011, BLAKE ANDERSEN AND CHELSEA ANDERSEN, HUSBAND AND WIFE, as Grantor(s), executed a Deed of Trust conveying to RUTH W. GARNER, as Trustee, the Real Estate hereinafter described, to MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR NETWORK FUNDING, LP in payment of a debt therein described. The Deed of Trust was filed in the real property records of OCHILTREE COUNTY, TX and is recorded under Volume 745, Page 235, 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, January 4, 2022** between ten o'clock AM and four o'clock PM and beginning not earlier than 1:00 PM or not later than three hours thereafter, the Substitute Trustee will sell said Real Estate in the area designated by the Commissioners Court, of **Ochiltree** 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 Ochiltree, State of Texas:

LOT TWO (2), BLOCK EIGHT (8), STARK TERRACE UNIT NO. 3, AN ADDITION TO THE CITY OF PERRYTON, OCHILTREE COUNTY, TEXAS, AS THE SAME IS SHOWN UPON THE PLAT OF SAID ADDITION RECORDED IN VOLUME 31, PAGE 470 AND RE-RECORDED IN VOLUME 31, PAGE 474, PLAT RECORDS OF OCHILTREE COUNTY, TEXAS.

Property Address:	2202 JACKSON DRIVE PERRYTON, TX 79070
Mortgage Servicer:	NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER
Mortgagee:	NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER 8950 CYPRESS WATERS BLVD COPELL, TX 75019

The Mortgage Servicer is authorized to represent the Mortgagee by virtue of a servicing agreement with the Mortgagee. 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.

  
SUBSTITUTE TRUSTEE

Ronnie Heck, Shannon Heck, Jonathan Schendel, Ramiro Cuevas, Charles Green, Auction.com, Susan Bowers, Jonathan Bowers, Glandeen Shenk, Jose A. Bazaldua or Antonio Bazaldua  
c/o Law Office of Gerald M. Shapiro, LLP  
13105 Northwest Freeway, Suite 960  
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.**