

Our File Number: 17-07343
Name: JIMMY MILLS

NOTICE OF TRUSTEE'S SALE

WHEREAS, on May 26, 2005, JIMMY MILLS, executed a Deed of Trust/Security Instrument conveying to FAY PAYSSE, as Trustee, the Real Estate hereinafter described, to HIBERNIA NATIONAL BANK, in the payment of a debt therein described, said Deed of Trust/Security Instrument being recorded under County Clerk Number 101947, Volume 1271, Page 30, in the DEED OF TRUST OR REAL PROPERTY records of PANOLA 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

WHEREAS, an Order to Proceed with the Notice of Foreclosure Sale and Foreclosure Sale was entered on OCTOBER 20, 2017, under Cause No. 2017-206 in the 123rd Judicial District Court of PANOLA COUNTY, TEXAS;

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on TUESDAY, DECEMBER 5, 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 PANOLA 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:

BEING 2.950 ACRES, WM. ASHLIN SURVEY, A-28 PANOLA COUNTY, TEXAS, DESCRIBED AS FIRST TRACT AND SECOND TRACT IN DEED FROM DAVID E. WRIGHT, JR. AND WIFE, NANCY L. WRIGHT, TO NADINE STERLING, AND RECORDED IN VOL. 835, PAGE 320, DEED RECORDS, PANOLA COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS IN EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF FOR ALL PURPOSES.


Property Address: 177 PR 7229
ELYSIAN FIELDS, TX 75642
Mortgage Servicer: CAPITAL ONE, N.A.
Noteholder: CAPITAL ONE, N.A.
7933 PRESTON ROAD
PLANO, TX 75024

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.

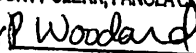
WITNESS MY HAND this 02 day of November, 2017.


Robert Lamont, Harriett Fletcher, David Sims,
Sheryl LaMont, Carol Hampton, Sharon St. Pierre,
Allan Johnston, Ronnie Hubbard, Substitute Trustees
Marinosci Law Group, P.C.
14643 Dallas Parkway, Suite 750
Dallas, Texas 75254
(972) 331-2300

FILED FOR RECORD
IN MY OFFICE

AT 10:46 O'CLOCK A M

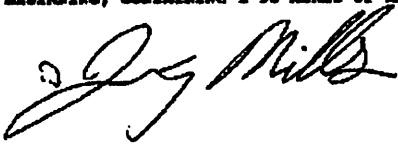
NOV 02 2017

BOBBIE DAVIS
COUNTY CLERK, PANOLA COUNTY, TEXAS
BY  DEPUTY

Security Instrument Date 05/26/2005

Name of Grantor(s) or Mortgagee(s) JIMMY MILLS

FIRST TRACT- ALL THAT CERTAIN LOT, TRACT, BLOCK OR PARCEL OF LAND SITUATED IN PANOLA COUNTY, TEXAS, BEING A PART OF THE WILLIAM B ASHLIN SURVEY (A-28) OF SAID COUNTY, BEING A PART OF THAT CERTAIN CALLED 79.39 ACRE TRACT DESCRIBED IN DEED FROM CARLTON C WELLS, ET UX, TO JAMES C MEMICRAHL, DATED JUNE 17, 1965, AND RECORDED IN VOL. 480, PAGE 236 OF THE DEED RECORDS OF PANOLA COUNTY, TEXAS; BEING ALSO A PART OF THAT CERTAIN TRACT DESCRIBED AS 'FIRST TRACT' IN A DEED FROM G.B. LINDSEY TO OREST LANCIOS DATED MAY 10, 1972 AND RECORDED IN VOL. 545, PAGE 46 OF THE DEED RECORDS OF PANOLA COUNTY, TEXAS. THIS TRACT CONTAINING 1.30 ACRES OF LAND, MORE OR LESS, MORE PARTICULARLY DESCRIBED AS FOLLOWS, BEGINNING AT A POINT IN THE CENTER OF GRADED ROAD, SAID POINT BEING NORTH 05 DEG 03' WEST OF THE NORTHWEST CORNER OF A CERTAIN 5.11 ACRE TRACT HERETOFORE CONVEYED BY OREST LANCIOS, ET UX, TO DICKIE LEE BRADLEY ET UX, BY DEED DATED NOVEMBER 14, 1979 AND RECORDED IN VOL. 663, PAGE 891 OF THE DEED RECORDS OF PANOLA COUNTY, TEXAS; THENCE NORTH 05 DEG 03' WEST WITH THE CENTER OF SAID GRADED ROAD 237.70 FEET TO A POINT IN THE SAME, ALSO BEING THE NORTHWEST CORNER OF A 5.21 ACRE TRACT, THE SOUTHWEST CORNER OF A 3.98 ACRE TRACT AND THE SOUTHEAST CORNER OF A 3.93 ACRE TRACT, ALL OF WHICH HAVE BEEN PREVIOUSLY CONVEYED BY THE SAID OREST LANCIOS, THENCE NORTH 87 DEG 45' EAST 244.70 FEET ALONG THE SOUTH BOUNDARY OF SAID 3.93 ACRE TRACT TO A STAKE FOR CORNER, THENCE SOUTH 03 DEG 22' EAST 22.23 FEET TO A STAKE FOR CORNER, THENCE SOUTH 88 DEG 38' EAST 237.20 FEET ALONG THE NORTH BOUNDARY OF A CERTAIN 1.65 ACRE TRACT TO THE PLACE OF BEGINNING, CONTAINING 1.30 ACRES OF LAND, MORE OR LESS



CLERK'S NOTE: ALL OR PARTS OF THE TEXT ON THIS INSTRUMENT WAS NOT CLEARLY LEGIBLE FOR SATISFACTORY RECORDATION.

Filed for Record in:
Panola County
On: Jun 15, 2005 at 11:18AM
As a Receipt
Document Number: 101947
Amount: 25.00
Receipt Number: 1407
By: Sharon J

STATE OF TEXAS COUNTY OF PANOLA
I hereby certify that this instrument was
filed on the date and time stamped herein by me
and was duly recorded in the volume and page
of the record records of:
Panola County
as stamped herein by me.
Jun 15, 2005
MICKIE GORMAN, County Clerk
Panola County