

NOTICE OF SUBSTITUTE TRUSTEE SALE

Deed of Trust Date:
11/21/2018

Grantor(s)/Mortgagor(s):
KENNETH D BEEMER AND RITA BEEMER,
HUSBAND AND WIFE

Original Beneficiary/Mortgagee:
MORTGAGE ELECTRONIC REGISTRATION SYSTEMS,
INC. ("MERS") SOLELY AS A NOMINEE FOR CALIBER
HOME LOANS, INC., ITS SUCCESSORS AND ASSIGNS

Current Beneficiary/Mortgagee:
Caliber Home Loans, Inc.

Recorded in:
Volume: N/A
Page: N/A
Instrument No: 2018-137725

Property County:
CHAMBERS

Mortgage Servicer:
Caliber Home Loans, Inc. is representing the Current
Beneficiary/Mortgagee under a servicing agreement with the
Current Beneficiary/Mortgagee.

Mortgage Servicer's Address:
13801 Wireless Way,
Oklahoma City, OK 73134

Legal Description: LOT FORTY-THREE (43), OF HUNTERS CHASE, SECTION THREE (3), A SUBDIVISION IN CHAMBERS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED UNDER COUNTY CLERK'S FILE NO. 8207-B, VOLUME "B", PAGE 228 OF THE PLAT RECORDS OF CHAMBERS COUNTY, TEXAS.

Date of Sale: 8/2/2022

Earliest Time Sale Will Begin: 10:00:00 AM

Place of Sale of Property: Chambers County Courthouse, 404 Washington Avenue, Anahuac, TX 77514 OR IN THE AREA DESIGNATED BY THE COMMISSIONER'S COURT, PURSUANT TO SECTION 51.002 OF THE TEXAS PROPERTY CODE.

The Substitute Trustee will sell the property by public auction to the highest bidder for cash at the place and date specified. The sale will begin at the earliest time stated above or within three (3) hours after that time.

The Property will be sold "AS IS," without any express or implied warranties, except as to warranties of title, and at the purchaser's own risk, pursuant to the terms of TEX. PROP. CODE §51.002 and §51.009. Prospective bidders are advised to conduct an independent investigation of the nature and physical condition of the Property.

Substitute Trustee reserves the right to set further reasonable conditions for conducting the public auction. Any such further conditions shall be announced before bidding is opened for the first sale of the day held by Substitute Trustee.

Notice Pursuant to Tex. Prop. Code § 51.002(i):

Assert and protect your rights as member of the armed forces of the United States. If you or your spouse are serving on active military duty, including active military duty as a member of the Texas National 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.

Keata Smith

Reid Ruple, Kathleen Adkins, Evan Press, Cary Corenblum, Kristopher Holub, Joshua Sanders, Julian Perrine, Amy Oian, Matthew Hansen, Jami Hutton, Aleena Litton, Alexis Banks, Auction.com, Dana Dennen, Cindy Dennen, Traci Yeaman, Tommy Jackson, Keata Smith, Stephanie Hernandez or Carolyn Ciccio
or Thuy Frazier
or Cindy Mendoza
or Catherine Allen-Rea
or Cole Patton, Substitute Trustee
MCCARTHY & HOLTHUS, LLP
1255 WEST 15TH STREET, SUITE 1060
PLANO, TX 75075

MH File Number: TX-22-80209-POS
Loan Type: FHA

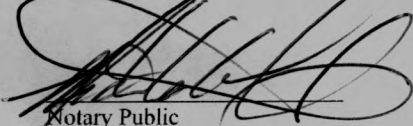
10-1-5-2022-2023

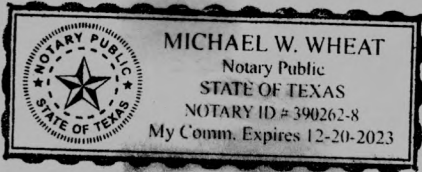


STATE OF TEXAS §
COUNTY OF Chambers §

Before me, the undersigned Notary Public, on this day personally appeared Kerrie Smith as Substitute Trustee, known to me or proved to me through a valid State driver's license or other official identification described as Texas DL, to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he executed the same for the purposes and consideration therein expressed.

Given under my hand and seal of office this 26 day of May, 2022.

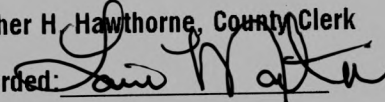

Notary Public
Signature



FILED FOR RECORD IN:
Chambers County
On: 5/26/2022 2:52:58 PM
Doc Number: 2022 - 3083
Number of Pages: 2
Amount: 10.00
Order#: 20220526000042
By: LM



Heather H. Hawthorne, County Clerk

Recorded: 

MICHAEL T. ...