

**NOTICE OF SUBSTITUTE TRUSTEE SALE**

**Deed of Trust Date:**  
11/18/2015

**Grantor(s)/Mortgagor(s):**  
KEVIN GLENN BELEW, AN UNMARRIED MAN

**Original Beneficiary/Mortgagee:**  
MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS") SOLELY AS A NOMINEE FOR NETWORK FUNDING, LP, ITS SUCCESSORS AND ASSIGNS

**Current Beneficiary/Mortgagee:**  
NewRez Mortgage LLC d/b/a Shellpoint Mortgage Servicing

**Recorded in:**  
**Volume:** N/A  
**Page:** N/A  
**Instrument No:** 2015-009791

**Property County:**  
VAN ZANDT

**Mortgage Servicer:**  
NewRez LLC, f/k/a New Penn Financial, LLC d/b/a Shellpoint Mortgage Servicing is representing the Current Beneficiary/Mortgagee under a servicing agreement with the Current Beneficiary/Mortgagee.

**Mortgage Servicer's Address:**  
75 Beattie Place, SUITE 300,  
GREENVILLE, SC 29601

**Legal Description:** SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF FOR ALL PURPOSES

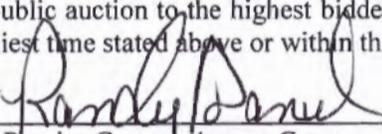
**Date of Sale:** 8/6/2019

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

**Place of Sale of Property:** Van Zandt County Courthouse, 121 E. Dallas Street, Canton, TX 75103 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.

*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**

  
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Ramiro Cuevas, Aurora Campos, Jonathan Harrison, Shawn Schiller, Patrick Zwiers, Darla Boettcher, Irene Lindsay, Dana Kamin, Lisa Bruno, Ronda Tyler, Meryl Olsen, Randy Daniel, Cindy Daniel, Jim OBryant, Randy Daniel or Cindy Daniel or Jim OBryant 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

service to the sender of this notice immediately.

FILED FOR RECORD

JUL 11 2019

**MH File Number:** TX-18-66120-POS  
**Loan Type:** Conventional Residential

EMERALD STATE  
COUNTY CLERK, VAN ZANDT COUNTY, TX  
BY \_\_\_\_\_

**EXHIBIT "A"**

All that certain lot, tract or parcel of land situated in Van Zandt County, State of Texas, on the Marshall University Survey, A-513, and being all of the called 17.8130 acres described as the second tract conveyed to Troy M. Brown, by Deed of Partition, dated December 23, 1974, and recorded in Volume 830, Page 129, of the Van Zandt County Deed Records. Said Lot, tract or parcel of land being more particularly described by metes and bounds as follows:

BEGINNING at a ½" iron rod found for corner at the Southeast corner of the above mentioned 17.8130 acre second tract, at the Northeast corner of the Mildred Brown Stanley 8.4275 acre first tract mentioned in Deed of Partition recorded in Volume 830, Page 129, of the Van Zandt County Deed Records and in the West right of way line of County Road No. 4912;

THENCE SOUTH 88 degrees 59 minutes 10 seconds West along the South line of the called 17.8130 acre tract, and the North line of the said Mildred Brown Stanley 8.4275 acre first tract, 2675.72 feet to a 60D nail found for corner at a fence corner, at the occupied Southwest corner of the called 17.8130 acre second tract and at the occupied Northwest corner of the said Mildred Brown Stanley 8.4275 acre first tract, from WHENCE a 60D nail found at the occupied Southwest corner of the said Mildred Brown Stanley 8.4275 acre first tract bears South 00 degrees 03 minutes 50 seconds East 135.94 feet;

THENCE NORTH 00 degrees 25 minutes 16 seconds East along the occupied West line of the called 17.8130 acre tract 306.34 feet to a ½" iron found for corner at a fence corner, at the occupied Northwest corner of the called 17.8130 acre second tract and at the occupied Southwest corner of the Cecil Brown 11.6103 acre sixth tract mentioned in Deed of Partition recorded in Volume 830, Page 129, of the Van Zandt County Deed Records, from WHENCE a ½" iron rod found at the occupied Northwest corner of the said Cecil Brown 11.6103 acre sixth tract bears North 00 degrees 28 minutes 11 seconds West 183.99 feet;

THENCE NORTH 89 degrees 25 minutes 32 seconds East along the North line of the called 17.8130 acre tract and the South line of the said Cecil Brown 11.6103 acre sixth tract, 2714.54 feet to a 5/8" iron rod set for corner at the Northeast corner of the called 17.8130 acre second tract, at the Southeast corner of the said Cecil Brown 11.6103 acre sixth tract and in the West right of way line of County Road No. 4912, from WHENCE a cross tie fence corner found at the occupied Northeast corner of the J.M. Brown 70.00 acre tract recorded in Volume 138, Page 526, of the Van Zandt County Deed Records bears North 08 degrees 13 minutes 18 seconds West 494.71 feet;

THENCE SOUTH 08 degrees 13 minutes 15 seconds West along the East line of the called 17.8130 acre tract and the West right of way line of County Road No. 4912, 289.17 feet to the place of beginning and containing 18.310 acres of land.