

APR 20 2023

NOTICE OF SUBSTITUTE TRUSTEE'S SALENancy E. Kuster
Clerk, Williamson Co., TX

THIS INSTRUMENT APPOINTS THE SUBSTITUTE TRUSTEE(S)
IDENTIFIED TO SELL THE PROPERTY DESCRIBED IN THE SECURITY
INSTRUMENT IDENTIFIED IN THIS NOTICE OF SALE.
THE PERSON SIGNING THIS NOTICE IS THE ATTORNEY OR AUTHORIZED
AGENT OF THE MORTGAGEE OR MORTGAGE SERVICER.

Matter No.: 111940-TX

Date: April 18, 2023

County where Real Property is Located: Williamson

ORIGINAL MORTGAGOR: ERIC J. RAMIREZ AND KIMBERLY RAMIREZ, HUSBAND AND WIFE

ORIGINAL MORTGAGEE: MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS
BENEFICIARY, AS NOMINEE FOR EVERETT FINANCIAL, INC.,
D/B/A SUPREME LENDING, ITS SUCCESSORS AND ASSIGNS

CURRENT MORTGAGEE: MCLP ASSET COMPANY, INC.

MORTGAGE SERVICER: Selene Finance

DEED OF TRUST DATED 3/14/2016, RECORDING INFORMATION: Recorded on 3/16/2016, as Instrument No.
2016021550

SUBJECT REAL PROPERTY (LEGAL DESCRIPTION): LOT 14, BLOCK D, CLEARWATER RANCH
 PHASE ONE, A SUBDIVISION IN WILLIAMSON COUNTY, TEXAS, ACCORDING TO THE MAP OR
 PLAT RECORDED IN DOCUMENT NO. 2014025535, OFFICIAL PUBLIC RECORDS OF WILLIAMSON
 COUNTY, TEXAS.

NOW, THEREFORE, NOTICE IS HEREBY GIVEN that on 7/5/2023, the foreclosure sale will be conducted in
Williamson County in the area designated by the Commissioners Court, pursuant to Section 51.002 of the Texas
 Property Code as the place where the foreclosure sales are to take place. If no place is designated by the
 Commissioners Court, sale will be conducted at the place where the Notice of Trustee's Sale was posted. The
 trustee's sale will be conducted no earlier than **10:00 AM**, or not later than three (3) hours after that time, by one of
 the Substitute Trustees who will sell, to the highest bidder for cash, subject to the unpaid balance due and owing on
 any lien indebtedness superior to the Deed of Trust.

Selene Finance is acting as the Mortgage Servicer for MCLP ASSET COMPANY, INC. who is the Mortgagee of
 the Note and Deed of Trust associated with the above referenced loan. Selene Finance, as Mortgage Servicer, is
 representing the Mortgagee, whose address is:

MCLP ASSET COMPANY, INC.
 c/o Selene Finance
 Selene Finance LP
 3501 Olympus Boulevard
 5th Floor, Suite 500
 Dallas, Texas 75019

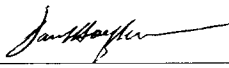


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The Mortgage Servicer is authorized to represent the Mortgagee by virtue of a servicing agreement with the Mortgagee. Pursuant to the Servicing Agreement and Texas Property Code §51.0025, the Mortgage Servicer is authorized to collect the debt and to administer any resulting foreclosure of the property securing the above referenced loan.

WHEREAS, in my capacity as attorney for the Mortgagee and/or Its Mortgage Servicer, and pursuant to Section 51.0076 of the Texas Property Code, **I HEREBY APPOINT AND DESIGNATE DAVID ACKEL, TRAVIS KADDATZ, COLETTE MAYERS, THOMAS GILBRAITH, C JASON SPENCE, MIKE HANLEY, STEPHEN MAYERS, ISRAEL CURTIS, AARTI PATEL, DYLAN RUIZ, VIOLET NUNEZ, AMY ORTIZ, RAMIRO CUEVAS, CARY CORENBLUM, JOSHUA SANDERS, ALEENA LITTON, MATTHEW HANSEN, ANGELA ZAVALA, MICHELLE JONES, RICHARD ZAVALA, JR., SHARLET WATTS, AUCTION.COM, PAUL A. HOEFKER, ROBERT L. NEGRIN** or either one of them, as Substitute Trustee, to act, either singly or jointly, under and by virtue of said Deed of Trust and hereby request said Substitute Trustees, or any one of them to sell the property in said Deed of Trust described and as provided therein. The address for the Substitute Trustee as required by Texas Property Code, Section 51.0075(e) is Auction.com, 1 Mauchly, Irvine, CA 92618.

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 duty military service to the sender of this notice immediately.

By: 

Paul A. Hoefker, Attorney
Robert L. Negrin, Attorney
Aldridge Pite, LLP
701 N. Post Oak Road, Suite 205
Houston, TX 77024

Return to:
ALDRIDGE PITE, LLP
8880 RIO SAN DIEGO DRIVE, SUITE 725
P.O. BOX 17935
SAN DIEGO, CA 92108-0935
FAX #: 619-590-1385
866-931-0036