

FEB 06 2015

NOTICE OF TRUSTEE'S SALE

GWINDA JONES, COUNTY CLERK
ERATH COUNTY, TEXAS
BY GW DEPUTY

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 if active duty military service to the sender of this notice immediately.

1. **Date, Time, and Place of Sale.**

Date: ~~March 3, 2015.~~

Time: The sale will begin at ~~10:00 A.M.~~ or no later than three hours after that time.

Place: THE COURTHOUSE DOOR OF THE ERATH COUNTY COURTHOUSE AT 100 W WASHINGTON, STEPHENVILLE, TX 76401, OR AS DESIGNATED BY THE COUNTY COMMISSIONERS.

2. **Terms of Sale.** Cash or Certified Funds.

3. **Instrument to be Foreclosed.** The Instrument to be foreclosed is the Deed of Trust dated June 19, 2002 and recorded as Instrument Number 200200004978, in Volume 1081, Page 465 in the Clerk/Register's Office of Erath County, Texas, with ~~SCOTT TURNER~~ as grantor and FIRSTCITY BANK OF GIBSON as beneficiary, which was assigned by the Federal Deposit Insurance Corporation to Multibank 2009-1 RES-ADC Venture, LLC by that certain Assignment of Real Estate Deed of Trust recorded on March 24, 2010 as Instrument Number 2010-01589 in the Clerk/Register's Office of Erath County, Texas, which was assigned by Multibank 2009-1 RES-ADC Venture, LLC to RES-TX THREE, LLC by that certain Assignment of Real Estate Deed of Trust recorded on September 17, 2014 as Instrument Number 2014-05376 in the Clerk/Register's Office of Erath County, Texas.

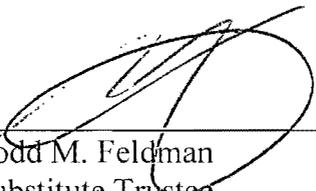
4. **Obligations Secured.** Promissory Note executed by SCOTT TURNER as maker payable to the order of FIRSTCITY BANK OF GIBSON in the original principal amount of \$24,240.00, which was indorsed by the Federal Deposit Insurance Corporation to Multibank 2009-1 RES-ADC Venture, LLC, which was indorsed by Multibank 2009-1 RES-ADC Venture, LLC to RES-TX THREE, LLC, and obligations therein described including but not limited to the promissory note and all modifications, renewals and extensions of the promissory note. RES-TX THREE, LLC is the current holder of the note and assignee of the Deed of Trust.

5. **Property to Be Sold.** The property to be sold is described as follows:

~~Lot 785 of MOUNTAIN LAKES, Section Three,~~ an addition to Erath County, Texas according to the plat thereof recorded in Plat Cabinet A, Slide 331, Plat Records, Erath County, Texas.

6. **Mortgage Servicer Information.** The Mortgage Servicer is authorized to represent the Mortgagee by virtue of a servicing agreement with the Mortgagee. Pursuant to then 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 lien securing the Property referenced above. Rialto Capital Advisors, LLC, as Mortgage Servicer, is attorney-in-fact for and representing the current mortgagee, whose address is:

RES-TX THREE, LLC
c/o Rialto Capital Advisors, LLC
790 NW 107 Avenue
Suite 400
Miami, Florida 33172



Todd M. Feldman
Substitute Trustee
c/o Jones Walker LLP
2711 North Haskell Avenue
Suite 470
Dallas, TX 75204