



OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
VIRGINIA ROSS

DATE/TIME: 05/31/2016 1550

FEE: \$9.00

PAGES: 3

FEE NUMBER: 2016-034618



When Recorded Mail To:

PIONEER TITLE AGENCY

580 E Wilcox Drive

Sierra Vista, AZ 85635

TS/File 05651932.10323

NOTICE OF TRUSTEE'S SALE

UNOFFICIAL

When Recorded Mail To:

PIONEER TITLE AGENCY
580 E Wilcox Drive
Sierra Vista, AZ 85635

TS/File 05651932.10323

NOTICE OF TRUSTEE'S SALE

The following legally described trust property will be sold, pursuant to the power of sale under that certain Deed of Trust recorded on MAY 22, 2013, in INSTRUMENT NO. 2013-042596 in the Office of the County Recorder of PINAL County, Arizona - NOTICE! IF YOU BELIEVE THERE IS A DEFENSE TO THE TRUSTEE SALE OR IF YOU HAVE AN OBJECTION TO THE TRUSTEE SALE, YOU MUST FILE AN ACTION AND OBTAIN A COURT ORDER PURSUANT TO RULE 65, ARIZONA RULES OF CIVIL PROCEDURE, STOPPING THE SALE NO LATER THAN 5:00 P.M. MOUNTAIN STANDARD TIME OF THE LAST BUSINESS DAY BEFORE THE SCHEDULED DATE OF THE SALE, OR YOU MAY HAVE WAIVED ANY DEFENSES OR OBJECTIONS TO THE SALE. UNLESS YOU OBTAIN AN ORDER, THE SALE WILL BE FINAL AND WILL OCCUR at public auction to the highest bidder AT THE MAIN ENTRANCE TO THE SUPERIOR COURT BUILDING, 971 JASON LOPEZ CIRCLE, BUILDING A, FLORENCE, ARIZONA on SEPTEMBER 1, 2016 at 11:00 A.M. of said day:

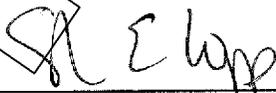
Lot 6, Block 7, of AMENDED MCINTYRE THIRD SUBDIVISION, according to Book 5 of Maps, Page 43, records of Pinal County, Arizona.

PURPORTED PROPERTY ADDRESS: 541 W. DEWEY AVE., COOLIDGE, AZ
TAX PARCEL NUMBER: 204/14-0650
ORIGINAL PRINCIPAL BALANCE: \$45,000.00
ORIGINAL/CURRENT BENEFICIARY: WILLIAM VALENTIC
P.O. BOX 2966, CHANDLER, AZ 85244
ORIGINAL/CURRENT TRUSTOR: RICKY L. WOODROME
P.O. BOX 1849, FLORENCE, AZ 85132

Said Trustee's Sale will be held without covenant or warranty express or implied, regarding title, possession, or encumbrances, to pay the unpaid principal balance of \$38,773.51 plus monies due as provided under the terms of said Deed of Trust, plus fees, charges and expenses of the Trustee and of the trust created by said Deed of Trust.

DATED: MAY 23, 2016
CURRENT TRUSTEE: Pioneer Title Agency, Inc., an Arizona corporation
580 East Wilcox Drive
Sierra Vista, AZ 85635
(520) 458-3500

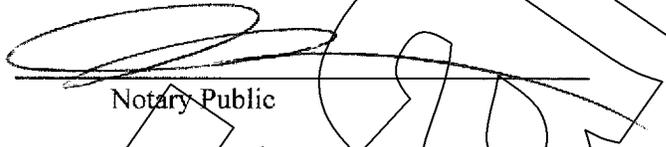
Pioneer Title Agency, Inc., an Arizona corporation, as Trustee


Shannon E. Copp, Assistant Secretary

MANNER OF TRUSTEE QUALIFICATION: Escrow Agent
NAME OF REGULATING AGENCY: Arizona Department of Financial Institutions

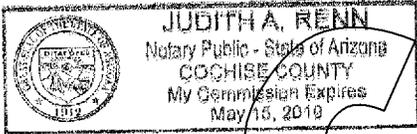
STATE OF ARIZONA)
)
COUNTY OF MARICOPA)

The foregoing instrument was acknowledged before me on May 31, 2016, by Shannon E. Copp, Assistant Secretary of Pioneer Title Agency, Inc., an Arizona corporation.



Notary Public

My Commission Expires: 5-15-2019



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