

CAUSE NO. 202330972

**In Re: Order of Foreclosure
Concerning
7512 DEL MONTE DRIVE
HOUSTON, TX 77063**

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IN THE DISTRICT COURT

Under Tex. R. Civ. P. 736

HARRIS COUNTY, TEXAS

**Petitioner: NATIONSTAR MORTGAGE
LLC**

**Respondent(s): LINDA S ALLAN and ZIAD
A ALLAN**

157TH JUDICIAL DISTRICT

HOME EQUITY FORECLOSURE ORDER

On this date the court considered the TEX. R. CIV. P. 736 Home Equity Foreclosure Application of NATIONSTAR MORTGAGE LLC, its successor or assigns, (hereinafter "Petitioner"). Petitioner appeared via counsel. Respondent LINDA S ALLAN appeared, via counsel. Respondent ZIAD A ALLAN, (having been duly cited and served with citation and a copy of Petitioner's Application for Home Equity Foreclosure Order, failed to appear and answer. The answering and defaulting respondents are referred to together as "Respondents". The court determined it has jurisdiction over the subject matter and the parties in this proceeding. After reviewing the pleadings, the affidavits and the arguments of counsel, the court finds:

1. Petitioner's application complies with the requirements of Texas Rules of Civil Procedure 736.
2. The name and last known address of each respondent subject to this Order is:

LINDA S ALLAN
7512 DEL MONTE DRIVE,
HOUSTON, TX 77063

ZIAD A ALLAN
7512 DEL MONTE DRIVE
HOUSTON, TX 77063

Respondent, LINDA S ALLAN, having been duly cited and served with citations and a copy of Petitioner's Application for Home Equity Foreclosure Order, filed an answer. Citation(s) were properly served on ZIAD A ALLAN in accordance with Tex. R. Civ. P. 736.3 or Tex. R. Civ. P. 106. The return(s) of service for ZIAD A ALLAN have been on file with the Court for at least ten days exclusive of the date of filing. As of today's date, ZIAD A ALLAN has not filed an answer or appeared herein and is thus wholly in default. A Certificate of Last Known Address and Military Declaration are on file for ZIAD A ALLAN.

3. The property that is the subject of this foreclosure proceeding is commonly known as 7512 DEL MONTE DRIVE, HOUSTON, TX 77063 with the following legal description:

LOT THIRTY-TWO (32), IN BLOCK ONE (1), OF HAMMERSMITH, SECTION ONE (1), AN ADDITION IN HARRIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN VOLUME 122, PAGE 63 OF THE MAP RECORDS OF HARRIS COUNTY, TEXAS.

4. The lien to be foreclosed is indexed or recorded at CLERK'S FILE NO. 20080316167 and recorded in the real property records of Harris County, Texas.

5. No Respondent who is subject to this order is protected from foreclosure by the Servicemembers Civil Relief Act, 50 U.S.C. App. § 501, *et seq.*

6. The material facts establishing Respondent('s/s') default are alleged in Petitioner's application and the supporting affidavit. Those facts are adopted by the court and incorporated by reference in this order.

7. Therefore, the Court grants Petitioner's Application for an Expedited Order Under Rule 736 on a Home Equity Loan. Petitioner, and its successors and assigns, may proceed with foreclosure of the Property described above in accordance with the applicable law and the loan agreement, contract or lien sought to be foreclosed.

8. This order is not subject to a motion for rehearing, a new trial, a bill of review, or an appeal. Any challenge to this order must be made in a separate, original proceeding filed in accordance with Texas Rule of Civil Procedure 736.11.

SIGNED this ____ day of _____, 20__.

Signed:
3/8/2024



JUDGE PRESIDING

APPROVED AS TO FORM AND SUBSTANCE:

By: _____

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