

CAUSE NO. 202213288

IN RE: ORDER FOR FORECLOSURE § IN THE DISTRICT COURT OF  
CONCERNING §  
1407 ANTINGUA LANE §  
HOUSTON, TX 77058 §  
UNDER TEX. R. CIV. PROC. 736 § HARRIS COUNTY, TEXAS  
PETITIONER: §  
MORTGAGE ASSETS §  
MANAGEMENT, LLC §  
RESPONDENT(S): §  
DONALD A. HANNSZ AND §  
MARGARET SUSAN BOWERS §  
HANNSZ § 234<sup>th</sup> JUDICIAL DISTRICT

**ORDER GRANTING PETITIONER'S APPLICATION FOR EXPEDITED  
FORECLOSURE UNDER TEX. R. CIV. PROC. 736**

Came on for consideration the application of Mortgage Assets Management, LLC its Successors and Assigns (hereinafter Petitioner), for Order for Foreclosure pursuant to Rule 736 of the Texas Rules of Civil Procedure. The Court is of the opinion that said application should be GRANTED.

The court finds this is an *in rem* proceeding; that the Application filed by Petitioner complies with TEX. R. CIV. PROC. 735 and 736; that specifically:

1. **Rule 736.8 (b) (1)** - The material facts establishing Respondent'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.

2. **Rule 736.8 (b) (2)** - The property to be foreclosed is commonly known as 1407 ANTINGUA LANE, HOUSTON, TX 77058. The legal description of the Property is:

LOT TWENTY-EIGHT (28), IN BLOCK FOURTEEN (14), OF NASSAU BAY, SECTION FOUR (4), A SUBDIVISION IN HARRIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN VOLUME 109, PAGE 37, OF THE MAP RECORDS OF HARRIS COUNTY, TEXAS.

3. **Rule 736.8 (b) (3)** – Respondents are Donald A. Hannsz and Margaret Susan Bowers Hannsz whose last known addresses are:

DONALD A. HANNSZ 1407 ANTINGUA LANE HOUSTON, TX 77058

MARGARET SUSAN BOWERS HANNSZ

1407 ANTINGUA LANE HOUSTON, TX 77058

Each Respondent was properly served with the citation and on April 26, 2022, the Original Response of Donald A. Hannsz was filed with the clerk's office. The return of service of each Respondent has been on file with the court for at least ten days.

4. **Rule 736.8 (b) (4)** - Texas Home Equity Security Instrument was duly recorded in the Official Real Property Records of HARRIS County, Texas under Clerk's file number 20090580909.

IT IS THEREFORE ORDERED, ADJUDGED AND DECREED that the Petitioner may proceed with foreclosure under the Security Instrument and under TEX. PROP. CODE § 51.002 of the property located at 1407 ANTINGUA LANE, HOUSTON, TX, 77058 and described as follows:

LOT TWENTY-EIGHT (28), IN BLOCK FOURTEEN (14), OF NASSAU BAY, SECTION FOUR (4), A SUBDIVISION IN HARRIS COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN VOLUME 109, PAGE 37, OF THE MAP RECORDS OF HARRIS COUNTY, TEXAS.

IT IS FURTHER ORDERED that 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 \_\_\_\_\_, 2022.

Signed:   
9/19/2022

\_\_\_\_\_  
JUDGE PRESIDING

**APPROVED AS TO FORM AND ENTRY REQUESTED:**

**CODILIS & MOODY, P.C.**

By: /s/ Kelly M. Doherty

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**ATTORNEYS FOR PETITIONER**

Unofficial Copy Office of Marilyn Burgess District Clerk