MAY SHALL MUST

Texas Recordation - The Assignment

RECORDING IN THE COUNTY

“MAY” What They May Do …

TEXAS PROPERTY CODE

TITLE 3. PUBLIC RECORDS

CHAPTER 11. PROVISIONS GENERALLY APPLICABLE TO PUBLIC RECORDS

§ 11.001. PLACE OF RECORDING. (a) To be effectively recorded, an instrument relating to real property must be eligible for recording and must be recorded in the county in which a part of the property is located….

CHAPTER 12. RECORDING OF INSTRUMENTS

§ 12.001. INSTRUMENTS CONCERNING PROPERTY. (a) An instrument concerning real or personal property may be recorded if it has been acknowledged, sworn to with a proper jurat, or proved according to law.

CHAPTER 13. EFFECTS OF RECORDING

§ 13.001. VALIDITY OF UNRECORDED INSTRUMENT. (a) A conveyance of real property or an interest in real property or a mortgage or deed of trust is void as to a creditor or to a subsequent purchaser for a
valuable consideration without notice unless the instrument has been acknowledged, sworn to, or proved and filed for record as required by law.

“SHALL” What They Shall Do …

TEXAS LOCAL GOVERNMENT CODE

CHAPTER 192. INSTRUMENTS TO BE RECORDED BY COUNTIES

§ 192.001. GENERAL ITEMS. The county clerk shall record each deed, mortgage, or other instrument that is required or permitted by law to be recorded.

“MUST” What They Must Do …

CHAPTER 192. INSTRUMENTS TO BE RECORDED BY COUNTIES

§ 192.007. RECORDS OF RELEASES AND OTHER ACTIONS. (a) To release, transfer, assign, or take another action relating to an instrument that is filed, registered, or recorded in the office of the county clerk, a person must file, register, or record another instrument relating to the action in the same manner as the original instrument was required to be filed, registered, or recorded.

Copyright © 2010

“the people i signed with are not here nor are they being represented here“

- this document is not a substitute for the advice of an attorney -

- 2 -
We are all too well aware of the current state of the economy, and more importantly, we understand where you are financially. Our help, these facts, illustrations and examples are available for the price of a donation. To promote our works and continue to help others. We simply ask that you remember us when you have finally stopped them from taking your home. An honor system of sorts, pay us what you think its worth. With your consent, we will add your case success story for others to follow. We feel that everybody needs to know the facts to be able to make informed and educated decisions concerning their homes.

Please feel free to contact any one of us for help. Our expertise is in the examination and evaluation of mortgage loans. Moreover, we will expose the fraud in any case. We have a huge database that can supply any needs. We can provide custom charts to fit your case. We will work with you or your attorney of choice to help to make your case a success. The data collected from the mortgage company can and will be used detrimentally against them in your defense.

This is the way towards a winning plan!

According to CNN people who fight their foreclosures are staying in their houses for years...


Allen Carlton
uf1@netzero.net

Jeff Wilner
jeffwilner@myway.com

Copyright © 2010
Other related postings here on Scribd…

Assignment Fraud

http://www.scribd.com/doc/18775420/Assignment-Fraud

Assignment Fraud Example

http://www.scribd.com/doc/28185884/Assignment-Fraud-Example-01

Copies and the Affidavit Trap


Bifurcation


MERS Litigation Example


Survival – how to


FDCPA Fraud

http://www.scribd.com/doc/30626451/FDCPA-Fraud

FDCPA Litigation Example

This is a “MUST READ”
From the St. Petersburg Times

Good article here concerning some of the more notorious offenders …


And


In Trouble? Need help? Don't know where to begin?

How to Fight Mortgage Foreclosure and Keep Your House!

This book is just what you are looking for!


Tell them you heard it from Jeff
There is enough information here without downloading the whole works to help most people that may be in trouble. We understand the problems all too well and believe wholeheartedly the necessity of immediate relief to preserve your assets. Foreclosure can be stopped in some cases with just a well-timed and appropriately written letter. Other cases will require critical, in-depth forensic research. We are not attorneys, but do work hand-in-hand with experienced Real Estate Counsels. We do not offer opinions, just cold facts.

We are here to help and will do whatever we can. The point being that we have experience and data, the pertinent information required to guide any attorney, government official, investor/stock holder, homeowner, pro se, real estate agent, etc., to effectively and permanently stop most Foreclosure Proceedings or to recoup losses already incurred through fraudulent Foreclosure. This information exposes the fraud and conspiracy at levels yet unheard of. In order to protect future investments or prevent future fraudulent actions from local county land records all the way up to and including retirement funds, this information, in the appropriate hands, is absolutely devastating.

If you are an Investor, Attorney, or Pro Se, a homeowner, a real estate investor; if you are about to buy a home or have recently been foreclosed on or about to be; if you are a county official dealing with budget issues or involved with land records; if you want to know more about one of the biggest secrets in modern history, a major contributing reason for the current state of our country’s economy, - - -

This data, our personal one-on-one help and all the facts and examples are available for the price of a donation.

We update regularly and include cases with pleadings, oral arguments and transcripts as well as hard-to-get data, facts and examples.

We are all too well aware of the current state of the economy, and more importantly, we understand where you are financially. Our help, these facts, illustrations and examples are available for the price of a donation. To promote our works and continue to help others. We simply ask that you remember us when you have finally stopped them from taking your home. An honor system of sorts, pay us what you think it’s worth. With your consent, we will add your case success story for others to follow. We feel that everybody needs to know the facts to be able to make informed and educated decisions concerning their homes.

Please feel free to contact us for help. Our expertise is in the examination and evaluation of mortgage loans. Moreover, we will expose the fraud in any case. We have a huge database that can supply any needs. We can provide custom charts to fit your case. We will work with you or your attorney of choice to help to make your case a success. The data collected from the mortgage company can and will be used detrimentally against them in your defense.

This is the way towards a winning plan!
Allen Carlton
uf1@netzero.net

Jeff Wilner
jeffwilner@myway.com

later

About:


Texas rules of civil procedure rule 735 and rule 736 expedited foreclosure. Explained in easy terms includes examples and cases to follow. Separation of note and mortgage - bifurcation.

Bryan Bly, Crystal Moore, Bobbie Jo Stoldt and many others. Nationwide Title Clearing. Florida Notary Public rules. Multi-hat wearing dummies. Vice President of two different mortgage lenders at the same time, and two months later, Vice President of yet another company, and on and on.


Land records recordations and their importance. Broken chains of assignments and there importance in a court of law. The importance of jurisdiction and standing explained. TILA and RESPA violations are a long and drawn out battle. Specific laws with charts and graphs. Our system takes them out by the ankles. Standing or lack there of is the answer. We show you how.

Wrongful Foreclosure, foreclosure scams, Land Records Fraud, Indenture fraud, it's all just another fraud. Notary Fraud is a big problem. Judicial and non judicial foreclosures and how they work. Assignment Fraud is national and rampant! Business record affidavits and what they mean. Mortgage Servicing Fraud, Clouded title, Bogus Assignments, broken chain of assignments, securities fraud, deceptive practices, Separation of note and mortgage. Bogus business records, investment fraud, Bank Fraud, TILA violations, RESPA violations, FDCPA violations, bifurcation.

Learn how to sever the collateral link.

... Common fraud schemes - Assignment as an instrument of fraud - fair debt collection and practices act- truth in lending act - Fannie Mae - Freddie Mac.
Explained in easy terms includes examples and cases to follow.

... Produce the note - breach of contract - standing - jurisdiction.

Mers for dummies.

... Texas rules of civil procedure rule 735 and rule 736 expedited foreclosure.

Business records affidavits and how to destroy them.

... Stop foreclosure - Power of attorney - promissory note assignment - pooling and servicing agreement - Prospectus supplement - Bogus power of attorney.

... Deed of Trust - quiet title - Bailee letter - Securitization - chain of title - trustee - Notice of Assignment - Assignment of Mortgage.

Power of attorney and it's significance.

... Stop Foreclosure - custodian - alleged fraud in the assignment - mortgage electronic registration systems.

TILA and RESPA violations create a long and drawn out battle.

Specific laws with charts and graphs.

Our system takes them out by the ankles.

Standing or lack there of is the answer.

"Your Honor, the people I signed with are not here, nor are they being represented here."

Copyright © 2010