OFFICIAL RECORDS OF
PINAL COUNTY RECORDER
Dana Lewis
Electronically Recorded

DATE/TIME: 08/04/2026 0811
FEE: $30.00
PAGES: 2
FEE NUMBER: 2026-064884

Recording requested by:

When recorded mail to:

Quality Loan Service Corporation
2763 Camino Del Rio South
San Diego, CA 92108

TS No.: AZ-26-1057726-CL
Order No.: FIN-26021412

Space above this line for recorders use

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 dated **7/6/2023** and recorded **7/7/2023** as **Instrument No. 2023-050060** 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:

Sale Date and Time:	**11/3/2026 at 10:00 AM**
Sale Location:	**At Pinal County Courthouse, 971 Jason Lopez Circle, Bldg. A, Florence, Arizona 85132. At the Main entrance to the Superior Court Building**
Legal Description:	Lot 819, of Arizona City Unit Ten, according to the plat of record in the office of the County Recorder of Pinal County, Arizona, recorded in Book 15 of maps, Page 45.
Purported Street Address:	**15838 S MAUI CIR, ARIZONA CITY, AZ 85123**
Tax Parcel Number:	**407-11-81905**
Original Principal Balance:	**$282,783.00**
Name and Address of Current Beneficiary:	**MidFirst Bank** **C/O MidFirst Bank** **P.O. Box 26648** **Oklahoma City, OK 73126-0648**
Name(s) and Address(s) of Original Trustor(s):	**Armando Martinez, an unmarried man** **414 WEST HARDING AVENUE B, COOLIDGE, AZ 85128**
Name and Address of Trustee/Agent:	**QUALITY LOAN SERVICE CORPORATION** **2763 Camino Del Rio South, San Diego, CA 92108**

SAMPLE

Phone: (866) 645-7711
Sales Line: 800-280-2832
Login to: www.auction.com
Or Login to: http://www.qualityloan.com
Reinstatement Line: (866) 645-7711 Ext 5318
AZ-26-1057726-CL

The successor trustee qualifies to act as a trustee under A.R.S. §33-803(A)(1) in its capacity as a licensed Arizona escrow agent regulated by the Department of Insurance and Financial Institutions.

If the sale is set aside for any reason, including if the Trustee is unable to convey title, the Purchaser at the sale shall be entitled only to a return of the monies paid to the Trustee. This shall be the Purchaser's sole and exclusive remedy. The purchaser shall have no further recourse against the Trustor, the Trustee, the Beneficiary, the Beneficiary's Agent, or the Beneficiary's Attorney.

If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holders right's against the real property only.

QUALITY MAY BE CONSIDERED A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

TS No.: AZ-26-1057726-CL

Dated: 7/29/2026

QUALITY LOAN SERVICE CORPORATION

M Brodowicz

By: **Michelle Brodowicz, Assistant Secretary**

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of: **California**)

County of: **San Diego**)

On JUL 29 2026 before me, A. Pilgram a notary public, personally appeared Michelle Brodowicz, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under *PENALTY OF PERJURY* under the laws of the State of **California** that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

A. Pilgram

Signature A. Pilgram

A. PILGRAM
Notary Public - California
San Diego County
Commission # 2517622
My Comm. Expires May 14, 2029