

LEGAL NOTICES MUST BE RECEIVED NO LATER THAN 11:00 AM THE BUSINESS DAY PRIOR TO PUBLICATION. EMAIL ALL YOUR NOTICES TO: NOTICES@DAILYCOMMERCIALRECORD.COM

**Sheriff Sales/Tax Sales
Tuesday, November 5, 2024**

The auction/sale will be held **ONLINE** at <https://dallas.texas.sheriffsaleauctions.com> between the hours of 9 o'clock a.m. and 4 o'clock p.m. on the 1st Tuesday of the month. The public auction will be to the highest bidder for cash in hand, all right, title and interest. All sales will be final and payable immediately.

Description	Cause No.	Address	City	Amount	Interest	Court Cost
DALLAS COUNTY VS. BOBBIE JEAN JONES AKA BOBBIEJEAN OATMAN - 110524-43	TX-17-01306	606 NETHERLAND DR FKA	SEAGOVILLE	\$ 14,892.05	12%	\$ 4,528.84
RICHARDSON ISD VS. ISLAMIC ASSOCIATION OF TEXAS INC BY SERVICING TRACT 1 & 2 - 110524-44	TX-23-00001	132 N. GLENVILLE DR	RICHARDSON	\$ 34,066.84	12%	\$ 884.00
DALLAS COUNTY VS. RALPH W. RITTER - 110524-45	TX-19-01637	1207 OMAR ST	DALLAS COUNTY	\$ 16,588.61	12%	\$ 2,444.82
DALLAS COUNTY VS. KNIGHTS & ASSOCIATES AKA KNIGHT & ASSOCIATES - 110524-46	TX-22-01650	1401 HUTCHINS AVE	DALLAS	\$ 19,980.98	12%	\$ 1,640.61
DALLAS COUNTY VS. FATEMAH FARAZIAN - 110524-47	TX-23-00443	1210 CASA VALE DR	DALLAS	\$ 36,051.73	12%	\$ 1,063.00
DALLAS COUNTY VS. SHELLEY WELLS DBA WELLS SERVICE STATION & GROCERY - 110524-48	TX-22-01107	3125 N. WESTMORELAND	DALLAS	\$ 92,432.20	12%	\$ 2,582.00
DALLAS COUNTY VS. AAMES CAPITAL CORP TRACT 1 - 110524-49	TX-22-00157	3020 COLUMBINE AVE	DALLAS	\$ 14,250.83	12%	\$ 16,325.14
DALLAS COUNTY VS. AAMES CAPITAL CORP TRACT 2 - 110524-50	TX-22-00157	3028 COLUMBINE AVE	DALLAS	\$ 11,970.69	12%	\$ 16,333.14
DALLAS COUNTY VS. AAMES CAPITAL CORP TRACT 3 - 110524-51	TX-22-00157	3034 COLUMBINE AVE	DALLAS	\$ 13,773.01	12%	\$ 16,341.14
DALLAS COUNTY VS. AAMES CAPITAL CORP TRACT 4 - 110524-52	TX-22-00157	3040 COLUMBINE AVE	DALLAS	\$ 13,778.62	12%	\$ 16,349.14
DALLAS COUNTY VS. AAMES CAPITAL CORP TRACT 5 - 110524-53	TX-22-00157	3048 COLUMBINE AVE	DALLAS	\$ 15,372.94	12%	\$ 16,357.14

SHERIFF'S SALES



NOTICE OF SHERIFF'S SALE (REAL ESTATE) 110524-43

BY VIRTUE OF AN Order of Sale issued out of the Honorable 160th Judicial District Court on the 18th day of September, 2024, in the case of plaintiff DALLAS COUNTY, ET AL, Plaintiff, vs. BOBBIE JEAN JONES, A/K/A BOBBIE JEAN OATMAN, ET AL, Defendant(s), Cause No. TX-17-01306. To me, as sheriff, directed and delivered, I have levied upon this 23rd day of September, 2024, and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in November, 2024 it being the 5th day of said month, pursuant to Texas Tax Code 34.01(a-1) and

34.05(d), and as further provided in the Order To Allow On-line Auctions For Tax Foreclosure Sales and Tax Re-sales adopted by vote of Commissioners Court of Dallas County, Texas, on December 12, 2020, and recorded as instrument number 202000365988 in the Official Public Records of Dallas County, Texas. The sale shall be conducted as an ON-LINE AUCTION at the following URL: <https://dallas.texas.sheriffsaleauctions.com/>, between the hours of 9 o'clock a.m. and 4 o'clock p.m. on said day, beginning at 9:00 AM, proceed to sell for cash to the highest bidder all the right, title, and interest which the aforementioned defendant had on the 30th day of May, 2019, A.D. or at any time thereafter, of, in and to the following described property, to-wit:
PROPERTY ADDRESS: 606 NETHERLAND DR. F/K/A 522 NETHERLAND DR., SEAGOVILLE, DALLAS COUNTY, TEXAS. ACCT. NO.

50032500080190000 ; LOT 19 BLOCK H OF PHILLIP PIROZZO SUBDIVISION UNRECORDED IN THE CITY OF SEAGOVILLE, DALLAS COUNTY, TEXAS, AS SHOWN BY THE WARRANTY DEED RECORDED IN VOLUME 3779 PAGE 20 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE COMMONLY ADDRESSED AS 522 NETHERLAND DRIVE, THE CITY OF SEAGOVILLE, DALLAS COUNTY, TEXAS. DALLAS COUNTY: 1997-2018=\$913.19, PHD: 1 9 9 7 - 2018=\$1,068.56, DCCCD: 1997-2018=\$360.00, DCSEF: 1997-2018=\$27.23, DALLAS ISD: 1 9 9 7 - 2018=\$5,916.72, CITY OF SEAGOVILLE: 1997-2018=\$2,695.63, CITY OF SEAGOVILLE LIENS INSTRUMENT NO. 200600258334=\$ 2 2 4 . 9 2 , 201100290459=\$ 2 2 5 . 5 9 , 201200238324=\$ 3 4 2 . 8 5 , 201200255183=\$ 3 4 2 . 1 0 ,

201300085879=\$ 3 3 1 . 9 5 , 201300321718=\$ 1 6 6 . 5 4 , 201300387168=\$ 3 4 8 . 8 6 , 201400243352=\$ 3 4 4 . 0 5 , 201500238368=\$ 2 4 5 . 9 0 , 201600214804=\$ 2 3 2 . 8 8 , 201700298836=\$ 2 8 2 . 4 4 , 201700298852=\$ 2 8 2 . 4 4 , 201800057471=\$ 2 5 6 . 7 0 , 201800340032=\$310.34.
Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$14,892.05 and 12% interest thereon from 05/30/2019 in favor of DALLAS COUNTY, ET AL, and all cost of court amounting to \$4,528.84 and further costs of executing this writ. This property may have other liens, taxes due or encumbrances, which may become responsibility of the successful bidder.
"THE PROPERTY IS SOLD AS IS, WHERE IS, AND WITHOUT ANY WARRANTY, EI-

TER EXPRESS OR IMPLIED. NEITHER THE SELLER DALLAS COUNTY NOR THE SHERIFF'S DEPARTMENT WARRANTS OR MAKES ANY REPRESENTATIONS ABOUT THE PROPERTY'S TITLE, CONDITION, HABITABILITY, MERCHANTABILITY, OR FITNESS FOR A PARTICULAR PURPOSE. BUYERS ASSUME ALL RISKS. BIDDERS WILL BID ON THE RIGHTS, TITLE, AND INTERESTS, IF ANY, IN THE REAL PROPERTY OFFERED."
"IN SOME SITUATIONS, A LOT OF FIVE ACRES OR LESS IS PRESUMED TO BE INTENDED FOR RESIDENTIAL USE. HOWEVER, IF THE PROPERTY LACKS WATER OR WASTE WATER SERVICE, THE PROPERTY MAY NOT QUALIFY FOR RESIDENTIAL USE."
*SHERIFF'S SALES
CONTINUED ON NEXT PAGE*

SHERIFF'S SALES
CONTINUED

A POTENTIAL BUYER WHO WOULD LIKE MORE INFORMATION SHOULD MAKE ADDITIONAL INQUIRIES OR CONSULT WITH PRIVATE COUNSEL."

"LA PROPIEDAD SE VENDE COMO ESTA, DONDE ESTA Y SIN NINGUNA GARANTIA, YA SEA EXPRESA O IMPLICITA. NI EL VENDEDOR CON-DADO DE DALLAS NI EL DEPARTAMENTO DEL SHERIFF GARANTIZAN NI HACEN DECLARACIONES SOBRE EL TITULO, CONDICION, HABITABILIDAD, COMERCIABILIDAD O IDONEIDAD DE LA PROPIEDAD PARA UN PROPOSITO PARTICULAR. LOS COMPRADORES ASUMEN TODOS LOS RIESGOS. LOS OFERTANTES OFERTARAN POR LOS DERECHOS, TITULOS Y INTERESES, SI LOS HAY, EN LA PROPIEDAD INMOBILIARIA OFRECIDA."

"EN ALGUNAS SITUACIONES, SE PRESUME QUE UN LOTE DE CINCO ACRES O MENOS ESTA DESTINADO A USO RESIDENCIAL. SIN EMBARGO, SI LA PROPIEDAD CARECE DE SERVICIO DE AGUA O AGUAS RESIDUALES, ES POSIBLE QUE LA PROPIEDAD NO CALIFIQUE PARA USO RESIDENCIAL. UN COMPRADOR POTENCIAL QUE DESEA OBTENER MAS INFORMACION DEBE REALIZAR CONSULTAS ADICIONALES O CONSULTAR CON UN ABOGADO PRIVADO."

GIVEN UNDER MY HAND this 23rd day of September, 2024. **MARIAN BROWN** Sheriff Dallas County, Texas
By: Billy House #517 & Larry Tapp #411
Phone: (214) 653-3506 or (214) 653-3505

10/11,10/18,10/25



NOTICE OF SHERIFF'S SALE (REAL ESTATE) 110524-44

BY VIRTUE OF AN Order of Sale issued out of the Honorable 160th Judicial District Court on the 20th day of September, 2024, in the case of plaintiff RICHARDSON INDEPENDENT SCHOOL DISTRICT, Plaintiff, vs. ISLAMIC ASSOCIATION OF TEXAS, INC., BY SERVING, Defendant(s), Cause No. TX-23-00001 TRACT 1 & 2. To me, as sheriff, directed and delivered, I have levied upon this 23rd day of September, 2024, and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in November, 2024 it being the 5th day of said month, pursuant to Texas Tax Code 34.01(a-1) and 34.05(d), and as further provided in the Order To Allow Online Auctions For Tax Foreclosure Sales and Tax Resales adopted by vote of Commissioners Court of Dallas County, Texas, on December 12, 2020, and recorded as instrument number 202000365988 in the Official Public Records of Dallas County, Texas. The sale shall be conducted as an ONLINE AUCTION at the following URL: <https://dallas.texas.sheriffsauctions.com/>, between the hours of 9 o'clock a.m. and 4 o'clock p.m. on said day, beginning at 9:00 AM, proceed to sell for cash to the highest bidder all the right, title, and interest which the aforementioned defendant had on the 11th day of October, 2023, A.D. or at any time thereafter, of, in and to the following described property, to-wit: PROPERTY ADDRESS: 132 N. GLENVILLE DR, RICHARDSON, DALLAS COUNTY, TEXAS. ACCT. NO. 42014690000010000 TRACT 1 AND 42014690000010100 TRACT 2; BEING ALL THAT CERTAIN LOT 1 AND LOT 1.1 OF BELTLINE/GLENVILLE ADDITION TO THE CITY OF RICHARDSON, DAL-

LAS COUNTY, TEXAS BEING MORE PARTICULARLY DESCRIBED IN THAT CERTAIN DEED OF RECORD IN DOCUMENT NO. 202200259675 AND NO. 202200110471 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE COMMONLY ADDRESSED AS 132 N. GLENVILLE DRIVE, RICHARDSON, DALLAS COUNTY, TEXAS. TRACT 1: RICHARDSON ISD: 2022=\$5,080.93, CITY OF RICHARDSON: 2022=\$1,001.96, DALLAS COUNTY ET AL: 2022=\$1,035.36, TRACT 2: RICHARDSON ISD: 2022=\$18,856.40, CITY OF RICHARDSON: 2022=\$3,979.79, DALLAS COUNTY ET AL: 2022=\$4,112.40.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$34,066.84 and 12% interest thereon from 10/11/2023 in favor of RICHARDSON INDEPENDENT SCHOOL DISTRICT AND DALLAS COUNTY, ET AL, and all cost of court amounting to \$884.00 and further costs of executing this writ. This property may have other liens, taxes due or encumbrances, which may become responsibility of the successful bidder.

"THE PROPERTY IS SOLD AS IS, WHERE IS, AND WITHOUT ANY WARRANTY, EITHER EXPRESS OR IMPLIED. NEITHER THE SELLER DALLAS COUNTY NOR THE SHERIFF'S DEPARTMENT WARRANTS OR MAKES ANY REPRESENTATIONS ABOUT THE PROPERTY'S TITLE, CONDITION, HABITABILITY, MERCHANTABILITY, OR FITNESS FOR A PARTICULAR PURPOSE. BUYERS ASSUME ALL RISKS. BIDDERS WILL BID ON THE RIGHTS, TITLE, AND INTERESTS, IF ANY, IN THE REAL PROPERTY OFFERED." THIS SALE IS BEING CONDUCTED PURSUANT TO STATUTORY OR INTERESTS, IF ANY, IN THE REAL PROPERTY OFFERED."

"IN SOME SITUATIONS, A LOT OF FIVE ACRES OR LESS IS PRESUMED TO BE INTENDED FOR RESIDENTIAL USE. HOWEVER, IF THE PROPERTY LACKS WATER OR WASTE WATER SERVICE, THE PROPERTY MAY NOT QUALIFY FOR RESIDENTIAL USE. A POTENTIAL BUYER WHO WOULD LIKE MORE INFORMATION SHOULD MAKE ADDITIONAL INQUIRIES OR CONSULT WITH PRIVATE COUNSEL."

"LA PROPIEDAD SE VENDE COMO ESTA, DONDE ESTA Y SIN NINGUNA GARANTIA, YA SEA EXPRESA O IMPLICITA. NI EL VENDEDOR CON-DADO DE DALLAS NI EL DEPARTAMENTO DEL SHERIFF GARANTIZAN NI HACEN DECLARACIONES SOBRE EL TITULO, CONDICION, HABITABILIDAD, COMERCIABILIDAD O IDONEIDAD DE LA PROPIEDAD PARA UN PROPOSITO PARTICULAR. LOS COMPRADORES ASUMEN TODOS LOS RIESGOS. LOS OFERTANTES OFERTARAN POR LOS DERECHOS, TITULOS Y INTERESES, SI LOS HAY, EN LA PROPIEDAD INMOBILIARIA OFRECIDA."

"EN ALGUNAS SITUACIONES, SE PRESUME QUE UN LOTE DE CINCO ACRES O MENOS ESTA DESTINADO A USO RESIDENCIAL. SIN EMBARGO, SI LA PROPIEDAD CARECE DE SERVICIO DE AGUA O AGUAS RESIDUALES, ES POSIBLE QUE LA PROPIEDAD NO CALIFIQUE PARA USO RESIDENCIAL. UN COMPRADOR POTENCIAL QUE DESEA OBTENER MAS INFORMACION DEBE REALIZAR CONSULTAS ADICIONALES O CONSULTAR CON UN ABOGADO PRIVADO."

GIVEN UNDER MY HAND this 3rd day of September, 2024. **MARIAN BROWN** Sheriff Dallas County, Texas
By: Billy House #517 & Larry Tapp #411
Phone: (214) 653-3506 or (214) 653-3505

10/11,10/18,10/25



NOTICE OF SHERIFF'S SALE (REAL ESTATE) 110524-45

BY VIRTUE OF AN Order of Sale issued out of the Honorable 68th Judicial District Court on the 20th day of September, 2024, in the case of plaintiff DALLAS COUNTY, ET AL, Plaintiff, vs. RALPH W. RITTER, ET AL, Defendant(s), Cause No. TX-19-01637, JUDGMENT NUNC PRO TUNC IS JUNE 2, 2021. To me, as sheriff, directed and delivered, I have levied upon this 23rd day of September, 2024, and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in November, 2024 it being the 5th day of said month, pursuant to Texas Tax Code 34.01(a-1) and 34.05(d), and as further provided in the Order To Allow Online Auctions For Tax Foreclosure Sales and Tax Resales adopted by vote of Commissioners Court of Dallas County, Texas, on December 12, 2020, and recorded as instrument number 202000365988 in the Official Public Records of Dallas County, Texas. The sale shall be conducted as an ONLINE AUCTION at the following URL: <https://dallas.texas.sheriffsauctions.com/>, between the hours of 9 o'clock a.m. and 4 o'clock p.m. on said day, beginning at 9:00 AM, proceed to sell for cash to the highest bidder all the right, title, and interest which the aforementioned defendant had on the 2nd day of June, 2021, A.D. or at any time thereafter, of, in and to the following described property, to-wit: PROPERTY ADDRESS: 1207 OMAR STREET, NO TOWN, DALLAS COUNTY, TEXAS. ACCT. NO. 60213500040090000 ; LOT 9, BLOCK D OF OF UHL GARDENS NO. 2, AN ADDITION IN DALLAS COUNTY, TEXAS, AS SHOWN BY THE WARRANTY DEED W/VENDOR'S LIEN

SHERIFF'S SALES
CONTINUED

RECORDED IN VOLUME 4947 PAGE 63 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE COMMONLY ADDRESSED AS 1207 OMAR STREET, DALLAS COUNTY, TEXAS 75232-5817. DALLAS COUNTY: 2 0 1 1 - 2020=\$2,085.97, PHD: 2011-2020=\$2,375.93, DCCCD: 2011-2020=\$1,032.72, DCSEF: 2011-2020=\$85.21, DALLAS ISD: 2 0 1 1 - 2020=\$11,147.60, CREDITS FROM DATE OF JUDGMENT: \$140.00 FOR TAX YEARS 2011 AND 2020.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$16,588.61 and 12% interest thereon from 06/02/2021 in favor of DALLAS COUNTY, ET AL, and all cost of court amounting to \$2,444.82 and further costs of executing this writ. This property may have other liens, taxes due or encumbrances, which may become responsibility of the successful bidder.

"THE PROPERTY IS SOLD AS IS, WHERE IS, AND WITHOUT ANY WARRANTY, EITHER EXPRESS OR IMPLIED. NEITHER THE SELLER DALLAS COUNTY NOR THE SHERIFF'S DEPARTMENT WARRANTS OR MAKES ANY REPRESENTATIONS ABOUT THE PROPERTY'S TITLE, CONDITION, HABITABILITY, MERCHANTABILITY, OR FITNESS FOR A PARTICULAR PURPOSE. BUYERS ASSUME ALL RISKS. BIDDERS WILL BID ON THE RIGHTS, TITLE, AND INTERESTS, IF ANY, IN THE REAL PROPERTY OFFERED."

"IN SOME SITUATIONS, A LOT OF FIVE ACRES OR LESS IS PRESUMED TO BE INTENDED FOR RESIDENTIAL USE. HOWEVER, IF

THE PROPERTY LACKS WATER OR WASTE WATER SERVICE, THE PROPERTY MAY NOT QUALIFY FOR RESIDENTIAL USE. A POTENTIAL BUYER WHO WOULD LIKE MORE INFORMATION SHOULD MAKE ADDITIONAL INQUIRIES OR CONSULT WITH PRIVATE COUNSEL."

"LA PROPIEDAD SE VENDE COMO ESTA, DONDE ESTA Y SIN NINGUNA GARANTIA, YA SEA EXPRESA O IMPLICITA. NI EL VENDEDOR CON-DADO DE DALLAS NI EL DEPARTAMENTO DEL SHERIFF GARANTIZAN NI HACEN DECLARACIONES SOBRE EL TITULO, CONDICION, HABITABILIDAD, COMERCIABILIDAD O IDONEIDAD DE LA PROPIEDAD PARA UN PROPOSITO PARTICULAR. LOS COMPRADORES ASUMEN TODOS LOS RIESGOS. LOS OFERTANTES OFERTARAN POR LOS DERECHOS, TITULOS Y INTERESES, SI LOS HAY, EN LA PROPIEDAD INMOBILIARIA OFRECIDA."

"EN ALGUNAS SITUACIONES, SE PRESUME QUE UN LOTE DE CINCO ACRES O MENOS ESTA DESTINADO A USO RESIDENCIAL. SIN EMBARGO, SI LA PROPIEDAD CARECE DE SERVICIO DE AGUA O AGUAS RESIDUALES, ES POSIBLE QUE LA PROPIEDAD NO CALIFIQUE PARA USO RESIDENCIAL. UN COMPRADOR POTENCIAL QUE DESEA OBTENER MAS INFORMACION DEBE REALIZAR CONSULTAS ADICIONALES O CONSULTAR CON UN ABOGADO PRIVADO."

GIVEN UNDER MY HAND this 23rd day of September, 2024.
MARIAN BROWN
Sheriff Dallas County, Texas
By: Billy House #517 & Larry Tapp #411
Phone: (214) 653-3506 or (214) 653-3505

10/11,10/18,10/25



NOTICE OF SHERIFF'S SALE (REAL ESTATE)

110524-46
BY VIRTUE OF AN Order of Sale issued out of the Honorable 95th Judicial District Court on the 20th day of September, 2024, in the case of plaintiff DALLAS COUNTY, ET AL, Plaintiff, vs. KNIGHT'S & ASSOCIATES A/K/A KNIGHT & ASSOCIATES, ET AL, Defendant(s), Cause No. TX-22-01650. To me, as sheriff, directed and delivered, I have levied upon this 23rd day of September, 2024, and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in November, 2024 it being the 20th day of September, 2024 pursuant to Texas Tax Code 34.01(a-1) and 34.05(d), and as further provided in the Order To Allow Online Auctions For Tax Foreclosure Sales and Tax Resales adopted by vote of Commissioners Court of Dallas County, Texas, on December 12, 2020, and recorded as instrument number 202000365988 in the Official Public Records of Dallas County, Texas. The sale shall be conducted as an ONLINE AUCTION at the following URL: <https://dallas.texas.sheriffssaleauctions.com/>, between the hours of 9 o'clock a.m. and 4 o'clock p.m. on said day, beginning at 9:00 AM, proceed to sell for cash to the highest bidder all the right, title, and interest which the aforementioned defendant had on the 22nd day of May, 2024, A.D. or at any time thereafter, of, in and to the following described property, to-wit: PROPERTY ADDRESS: 1401 HUTCHINS AVENUE, DALLAS, DALLAS COUNTY, TEXAS. ACCT. NO. 00000762013000000; BEING PART OF LOTS 29 & 30, BLOCK 2/7675 OF THE DEWBERRY ADDITION, AN ADDITION IN THE CITY OF DALLAS, DALLAS COUNTY, TEXAS, AS SHOWN BY THE QUIT CLAIM DEED RECORDED

IN VOLUME 91156 PAGE 4448 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE COMMONLY ADDRESSED AS 1401 HUTCHINS AVENUE, THE CITY OF DALLAS, DALLAS COUNTY, TEXAS. DALLAS COUNTY: 2 0 0 2 - 2023=\$1,113.56, PHD: 2002-2023=\$1,252.57, DALLAS COLLEGE: 2002-2023=\$523.25, DCSEF: 2002-2022=\$35.44, DALLAS ISD: 2 0 0 2 - 2023=\$6,182.21, CITY OF DALLAS: 2 0 0 2 - 2023=\$3,701.82, CITY OF DALLAS WEED LIENS W1000084298/L B R W - 23579=\$603.76, W1000224630=\$147.54, W1000084444/L B R W - 970065046=\$581.05, W1000084474/L B R W - 970064802=\$479.75, W1000172147=\$298.09, W1000174461=\$339.31, W1000182608=\$307.97, W1000187544=\$306.28, W1000191427=\$297.95, W1000200377=\$308.61, W1000084328/L B R W - 13966=\$592.25, W1000084386/L B R W - 970020220=\$555.20, W1000084357/L B R W - 970021023=\$553.83, W1000205528=\$348.54, W1000211341=\$151.54, W1000214049=\$160.80, W1000216952=\$382.85, W1000219212=\$414.36, W1000084415/L B R W - 970074600=\$532.06.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$19,980.98 and 12% interest thereon from 05/22/2024 in favor of DALLAS COUNTY, ET AL, and all cost of court amounting to \$1,640.61 and further costs of executing this writ. This property may have other liens, taxes due or encumbrances, which may become responsibility of the successful bidder.

"THE PROPERTY IS SOLD AS IS,

WHERE IS, AND WITHOUT ANY WARRANTY, EITHER EXPRESS OR IMPLIED. NEITHER THE SELLER DALLAS COUNTY NOR THE SHERIFF'S DEPARTMENT WARRANTS OR MAKES ANY REPRESENTATIONS ABOUT THE PROPERTY'S TITLE, CONDITION, HABITABILITY, MERCHANTABILITY, OR FITNESS FOR A PARTICULAR PURPOSE. BUYERS ASSUME ALL RISKS. BIDDERS WILL BID ON THE RIGHTS, TITLE, AND INTERESTS, IF ANY, IN THE REAL PROPERTY OFFERED."

"IN SOME SITUATIONS, A LOT OF FIVE ACRES OR LESS IS PRESUMED TO BE INTENDED FOR RESIDENTIAL USE. HOWEVER, IF THE PROPERTY LACKS WATER OR WASTE WATER SERVICE, THE PROPERTY MAY NOT QUALIFY FOR RESIDENTIAL USE. A POTENTIAL BUYER WHO WOULD LIKE MORE INFORMATION SHOULD MAKE ADDITIONAL INQUIRIES OR CONSULT WITH PRIVATE COUNSEL."

"LA PROPIEDAD SE VENDE COMO ESTA, DONDE ESTA Y SIN NINGUNA GARANTIA, YA SEA EXPRESA O IMPLICITA. NI EL VENDEDOR CON-DADO DE DALLAS NI EL DEPARTAMENTO DEL SHERIFF GARANTIZAN NI HACEN DECLARACIONES SOBRE EL TITULO, CONDICION, HABITABILIDAD, COMERCIABILIDAD O IDONEIDAD DE LA PROPIEDAD PARA UN PROPOSITO PARTICULAR. LOS COMPRADORES ASUMEN TODOS LOS RIESGOS. LOS OFERTANTES OFERTARAN POR LOS DERECHOS, TITULOS Y INTERESES, SI LOS HAY, EN LA PROPIEDAD INMOBILIARIA OFRECIDA."

"EN ALGUNAS SITUACIONES, SE PRESUME QUE UN LOTE DE CINCO

SHERIFF'S SALES CONTINUED

ACRES O MENOS ESTA DESTINADO A USO RESIDENCIAL. SIN EMBARGO, SI LA PROPIEDAD CARECE DE SERVICIO DE AGUA O AGUAS RESIDUALES, ES POSIBLE QUE LA PROPIEDAD NO CALIFIQUE PARA USO RESIDENCIAL. UN COMPRADOR POTENCIAL QUE DESEA OBTENER MAS INFORMACION DEBE REALIZAR CONSULTAS ADICIONALES O CONSULTAR CON UN ABOGADO PRIVADO."

GIVEN UNDER MY HAND this 23rd day of September, 2024. MARIAN BROWN Sheriff Dallas County, Texas By: Billy House #517 & Larry Tapp #411 Phone: (214) 653-3506 or (214) 653-3505

10/11,10/18,10/25



NOTICE OF SHERIFF'S SALE (REAL ESTATE) 110524-47

BY VIRTUE OF AN Order of Sale issued out of the Honorable 191st Judicial District Court on the 20th day of September, 2024, in the case of plaintiff DALLAS COUNTY, ET AL, Plaintiff, vs. FATEMAH FARAZIAN, ET AL, Defendant(s), Cause No. TX-23-00443. To me, as sheriff, directed and delivered, I have levied upon this 23rd day of September, 2024, and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in November, 2024 it being the 5th day of said month, pursuant to Texas Tax Code 34.01(a-1) and 34.05(d), and as further provided in the Order To Allow Online Auctions For Tax Foreclosure Sales and Tax Resales adopted by vote of Commissioners Court of Dallas County, Texas, on December 12, 2020, and recorded as instrument number 202000365988 in the Official Public Records of Dallas County, Texas. The sale shall be conducted as an ON-LINE AUCTION at the following URL:

https://dallas.texas.sheriffsaleauctions.com/, between the hours of 9 o'clock a.m. and 4 o'clock p.m. on said day, beginning at 9:00 AM, proceed to sell for cash to the highest bidder all the right, title, and interest which the aforementioned defendant had on the 26th day of July, 2024, A.D. or at any time thereafter, of, in and to the following described property, to-wit:

PROPERTY ADDRESS: 1210 CASA VALE DRIVE, DALLAS, DALLAS COUNTY, TEXAS. ACCT. NO. 00000378232000000 ; LOT 2, BLOCK 4/5361, OF CASA VALE ADDITION IN THE CITY OF DALLAS, DALLAS COUNTY, TEXAS, AS SHOWN BY THE WARRANTY DEED RECORDED AS INSTRUMENT NUMBER 201700155993 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE COMMONLY ADDRESSED AS 1210 CASA VALE DRIVE, THE CITY OF DALLAS, DALLAS COUNTY, TEXAS. DALLAS COUNTY: 2 0 0 3 - 2023=\$3,087.57, PHD: 2003-2023=\$3,519.45, DALLAS COLLEGE: 2 0 0 3 - 2023=\$1,432.44, DCSEF: 2003-2022=\$105.65, DALLAS ISD: 2 0 0 3 - 2023=\$17,685.58, CITY OF DALLAS: 2 0 0 3 - 2023=\$10,221.04.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$36,051.73 and 12% interest thereon from 07/26/2024 in favor of DALLAS COUNTY, ET AL, and all cost of court amounting to \$1,063.00 and further costs of executing this writ. This property may have other liens, taxes due or encumbrances, which may become responsibility of the successful bidder.

"THE PROPERTY IS SOLD AS IS, WHERE IS, AND WITHOUT ANY WARRANTY, EITHER EXPRESS OR IMPLIED. NEITHER THE SELLER DALLAS COUNTY NOR THE SHERIFF'S DEPARTMENT WAR-

RANTS OR MAKES ANY REPRESENTATIONS ABOUT THE PROPERTY'S TITLE, CONDITION, HABITABILITY, MERCHANTABILITY, OR FITNESS FOR A PARTICULAR PURPOSE. BUYERS ASSUME ALL RISKS. BIDDERS WILL BID ON THE RIGHTS, TITLE, AND INTERESTS, IF ANY, IN THE REAL PROPERTY OFFERED."

"IN SOME SITUATIONS, A LOT OF FIVE ACRES OR LESS IS PRESUMED TO BE INTENDED FOR RESIDENTIAL USE. HOWEVER, IF THE PROPERTY LACKS WATER OR WASTE WATER SERVICE, THE PROPERTY MAY NOT QUALIFY FOR RESIDENTIAL USE. A POTENTIAL BUYER WHO WOULD LIKE MORE INFORMATION SHOULD MAKE ADDITIONAL INQUIRIES OR CONSULT WITH PRIVATE COUNSEL."

"LA PROPIEDAD SE VENDE COMO ESTA, DONDE ESTA Y SIN NINGUNA GARANTIA, YA SEA EXPRESA O IMPLICITA. NI EL VENDEDOR CONDADO DE DALLAS NI EL DEPARTAMENTO DEL SHERIFF GARANTIZAN NI HACEN DECLARACIONES SOBRE EL TITULO, CONDICION, HABITABILIDAD, COMERCIALIZACION O IDONEIDAD DE LA PROPIEDAD PARA UN PROPOSITO PARTICULAR. LOS COMPRADORES ASUMEN TODOS LOS RIESGOS. LOS OFERTANTES OFERTARAN POR LOS DERECHOS, TITULOS Y INTERESES, SI LOS HAY, EN LA PROPIEDAD INMOBILIARIA OFRECIDA."

"EN ALGUNAS SITUACIONES, SE PRESUME QUE UN LOTE DE CINCO ACRES O MENOS ESTA DESTINADO A USO RESIDENCIAL. SIN EMBARGO, SI LA PROPIEDAD CARECE DE SERVICIO DE AGUA O AGUAS RESIDUALES, ES POSIBLE QUE LA PROPIEDAD NO CALIFIQUE PARA USO RESIDENCIAL.

UN COMPRADOR POTENCIAL QUE DESEA OBTENER MAS INFORMACION DEBE REALIZAR CONSULTAS ADICIONALES O CONSULTAR CON UN ABOGADO PRIVADO."

GIVEN UNDER MY HAND this 23rd day of September, 2024. MARIAN BROWN Sheriff Dallas County, Texas By: Billy House #517 & Larry Tapp #411 Phone: (214) 653-3506 or (214) 653-3505

10/11,10/18,10/25



NOTICE OF SHERIFF'S SALE (REAL ESTATE) 110524-48

BY VIRTUE OF AN Order of Sale issued out of the Honorable 298th Judicial District Court on the 20th day of September, 2024, in the case of plaintiff DALLAS COUNTY, ET AL, Plaintiff, vs. SHELLY WELLS, INDIVIDUALLY AND D/B/A WELLS SERVICE STATION & GROCERY, ET AL, Defendant(s), Cause No. TX-22-01107. To me, as sheriff, directed and delivered, I have levied upon this 23rd day of September, 2024, and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in November, 2024 it being the 5th day of said month, pursuant to Texas Tax Code 34.01(a-1) and 34.05(d), and as further provided in the Order To Allow Online Auctions For Tax Foreclosure Sales and Tax Resales adopted by vote of Commissioners Court of Dallas County, Texas, on December 12, 2020, and recorded as instrument number 202000365988 in the Official Public Records of Dallas County, Texas. The sale shall be conducted as an ON-LINE AUCTION at the following URL: https://dallas.texas.sheriffsaleauctions.com/, between the hours of 9 o'clock a.m. and 4 o'clock p.m. on said day, beginning at 9:00 AM, proceed to sell for cash to the highest bidder all the right, title, and interest which the

aforementioned defendant had on the 30th day of July, 2024, A.D. or at any time thereafter, of, in and to the following described property, to-wit:

PROPERTY ADDRESS: 3125 NORTH WEST-MORELAND ROAD, DALLAS, DALLAS COUNTY, TEXAS. ACCT. NO. 00000682708000000 ; LOT 1, BLOCK 4/7144 OF WEST-MORELAND PARK ADDITION, AN ADDITION IN THE CITY OF DALLAS, DALLAS COUNTY, TEXAS, AS SHOWN BY THE WARRANTY DEED RECORDED IN VOLUME 75056 PAGE 1396 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE COMMONLY ADDRESSED AS 3125 NORTH WEST-MORELAND ROAD, THE CITY OF DALLAS, DALLAS COUNTY, TEXAS. DALLAS COUNTY: 2 0 0 2 - 2023=\$3,377.38, PHD: 2002-2023=\$3,794.21, DALLAS COLLEGE: 2 0 0 2 - 2023=\$1,625.22, DCSEF: 2002-2023=\$112.10, DALLAS ISD: 2 0 0 2 - 2023=\$18,882.94, CITY OF DALLAS: 2 0 0 2 - 2023=\$11,288.46, CITY OF DALLAS LIENS: DEMOLITION LIEN D700002559/ LBRD-3815=\$24,565.36, SECURE CLOSURE LIEN S900007829/ LBRS-1111=\$754.03, WEED LIENS W 1 0 0 0 5 5 8 7 5 / L B R W - 970015307=\$391.04, W 1 0 0 0 5 5 6 5 6 / L B R W - 970026393=\$450.11, W 1 0 0 0 5 6 0 2 0 / L B R W - 970045577=\$1,787.29, W1000056055/ L B R W - 970045781=\$5,422.03, W1000056091/ L B R W - 970047941=\$605.45, W 1 0 0 0 5 5 9 8 4 / L B R W - 970050747=\$642.00, W 1 0 0 0 5 5 9 4 7 / L B R W - 970052019=\$663.14, W 1 0 0 0 5 5 9 1 1 / L B R W - 970055914=\$581.27, W 1 0 0 0 5 5 7 2 9 / L B R W - 970065271=\$478.31, W 1 0 0 0 5 5 6 9 2 / L B R W - 970070091=\$480.84, W 1 0 0 0 1 0 9 4 8 6 = \$ 4 0 9 . 8 4 ,

SHERIFF'S SALES
CONTINUED

W1000111008=\$405.69,
W1000114639=\$414.32,
W1000126204=\$539.46,
W1000129596=\$458.31,
W1000133642=\$447.70,
W1000141386=\$703.61,
W1000144776=\$358.76,
W1000149306=\$417.44,
W1000152163=\$407.84,
W1000153501=\$474.43,
W1000158520=\$419.08,
W1000181213=\$316.71,
W1000180853=\$297.28,
W1000228972=\$163.50,
W1000194132=\$293.90,
W1000197222=\$291.53,
W1000208631=\$424.56,
W1000055767/L B R W - 37721=\$952.40,
W1000055804/L B R W - 30853=\$564.54,
W1000192314=\$319.21,
W1000240984=\$311.41,
W1000238186=\$220.81,
W1000234568=\$146.27,
W1000221771=\$227.27,
W1000055839/L B R W - 20404=\$601.51,
HEAVY CLEAN L I E N S
HC1001098704=\$312.62,
HC1000222936=\$462.67,
HC1000213624=\$597.55,
HC1000226435=\$170.69,
HC1000225618=\$454.13,
HC1000219219=\$173.36,
HC1000219393=\$258.24,
HC1000227790=\$256.00,
HC1000239638=\$194.95,
HC1000237037=\$268.05,
HC1000239265=\$208.51,
HC1000238462=\$270.86,
HC1000240705=\$368.90,
HC1000238834=\$234.88,
HC1000238660=\$304.00,
HC1000220735=\$207.62,
LITTER LIEN L1000230972=\$439.69,
L1000236506=\$330.37,
L1000227552=\$430.55.

Said property being levied on as

the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$92,432.20 and 12% interest thereon from 07/30/2024 in favor of DALLAS COUNTY, ET AL, and all cost of court amounting to \$2,582.00 and further costs of executing this writ. This property may have other liens, taxes due or encumbrances, which may become responsibility of the successful bidder.

"THE PROPERTY IS SOLD AS IS, WHERE IS, AND WITHOUT ANY WARRANTY, EITHER EXPRESS OR IMPLIED. NEITHER THE SELLER DALLAS COUNTY NOR THE SHERIFF'S DEPARTMENT WARRANTS OR MAKES ANY REPRESENTATIONS ABOUT THE PROPERTY'S TITLE, CONDITION, HABITABILITY, MERCHANTABILITY, OR FITNESS FOR A PARTICULAR PURPOSE. BUYERS ASSUME ALL RISKS. BIDDERS WILL BID ON THE RIGHTS, TITLE, AND INTERESTS, IF ANY, IN THE REAL PROPERTY OFFERED."

"IN SOME SITUATIONS, A LOT OF FIVE ACRES OR LESS IS PRESUMED TO BE INTENDED FOR RESIDENTIAL USE. HOWEVER, IF THE PROPERTY LACKS WATER OR WASTE WATER SERVICE, THE PROPERTY MAY NOT QUALIFY FOR RESIDENTIAL USE. A POTENTIAL BUYER WHO WOULD LIKE MORE INFORMATION SHOULD MAKE ADDITIONAL INQUIRIES OR CONSULT WITH PRIVATE COUNSEL."

"LA PROPIEDAD SE VENDE COMO ESTA, DONDE ESTA Y SIN NINGUNA GARANTIA, YA SEA EXPRESA O IMPLICITA. NI EL VENDEDOR CONDAO DE DALLAS NI EL DEPARTAMENTO DEL SHERIFF GARANTIZAN NI HACEN DECLARACIONES SOBRE EL TITULO, CONDICION, HABITABILIDAD, COMER-

CIABILIDAD O IDONEIDAD DE LA PROPIEDAD PARA UN PROPOSITO PARTICULAR. LOS COMPRADORES ASUMEN TODOS LOS RIESGOS. LOS OFERTANTES OFERTARAN POR LOS DERECHOS, TITULOS Y INTERESES, SI LOS HAY, EN LA PROPIEDAD INMOBILIARIA OFRECIDA."

"EN ALGUNAS SITUACIONES, SE PRESUME QUE UN LOTE DE CINCO ACRES O MENOS ESTA DESTINADO A USO RESIDENCIAL. SIN EMBARGO, SI LA PROPIEDAD CARECE DE SERVICIO DE AGUA O AGUAS RESIDUALES, ES POSIBLE QUE LA PROPIEDAD NO CALIFIQUE PARA USO RESIDENCIAL. UN COMPRADOR POTENCIAL QUE DESEA OBTENER MAS INFORMACION DEBE REALIZAR CONSULTAS ADICIONALES O CONSULTAR CON UN ABOGADO PRIVADO."

GIVEN UNDER MY HAND this 23rd day of September, 2024,
MARIAN BROWN
Sheriff Dallas County, Texas
By: Billy House #517 & Larry Tapp #411
Phone: (214) 653-3506 or (214) 653-3505

10/11,10/18,10/25



NOTICE OF SHERIFF'S SALE (REAL ESTATE)
110524-49

BY VIRTUE OF AN Order of Sale issued out of the Honorable 95th Judicial District Court on the 20th day of September, 2024, in the case of plaintiff DALLAS COUNTY, ET AL, Plaintiff, vs. AAMES CAPITAL CORPORATION, Defendant(s), Cause No. TX-22-00157 TRACT 1, COMBINED W/TX-12-31410, JUDGMENT DATE IS JUNE 27, 2013. To me, as sheriff, directed and delivered, I have levied upon this 23rd day of September, 2024, and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in November, 2024 it being the 5th day of said month, pursuant to Texas Tax Code 34.01(a-1) and

34.05(d), and as further provided in the Order To Allow Online Auctions For Tax Foreclosure Sales and Tax Resales adopted by vote of Commissioners Court of Dallas County, Texas, on December 12, 2020, and recorded as instrument number 202000365988 in the Official Public Records of Dallas County, Texas. The sale shall be conducted as an ONLINE AUCTION at the following URL: <https://dallas.texas.sheriffssaleauctions.com/>, between the hours of 9 o'clock a.m. and 4 o'clock p.m. on said day, beginning at 9:00 AM, proceed to sell for cash to the highest bidder all the right, title, and interest which the aforementioned defendant had on the 27th day of June, 2013, A.D. or at any time thereafter, of, in and to the following described property, to-wit:

PROPERTY ADDRESS: 3020 COLUMBINE AVENUE, DALLAS, DALLAS COUNTY, TEXAS. ACCT. NO. 00000757378000000 ; LOT 4, BLOCK 36/7618 OF A SUB-DIVISION OF BLOCK 36 IN CLOVER BLOSSOM FARMS, AN ADDITION IN THE CITY OF DALLAS, DALLAS COUNTY, TEXAS, AS SHOWN BY THE TRUSTEE'S DEED RECORDED IN VOLUME 200027 PAGE 7037 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE FULLY DESCRIBED IN THE DEED AND MORE COMMONLY ADDRESSED AS 3020 COLUMBINE AVENUE, THE CITY OF DALLAS, DALLAS COUNTY, TEXAS. TX-22-00157 TRACT 1: DALLAS COUNTY: 2013-2023=\$814.42, PHD: 2013-2023=\$899.04, DALLAS COLLEGE: 2013-2023=\$422.73, DCSEF: 2013-2022=\$27.82, DALLAS ISD: 2013-2023=\$4,288.03, CITY OF DALLAS: 2013-2023=\$2,704.04, CITY OF DALLAS WEED LIEN W1000221693=\$384.07, TX-12-31410 TRACT 3: DALLAS COUNTY: 1998-2012=\$360.03, CITY OF DALLAS: 1997, 1999-2012=\$1,214.87, DALLAS ISD: 2006-

2012=\$968.39, DCSEF: 1998-2012=\$10.51, DCCCD: 1998-2012=\$129.45, WILME R-HUTCHINS ISD: 1997-2005=\$1,610.65, PHD: 1998-2012=\$416.78.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$14,250.83 and 12% interest thereon from 06/27/2013 in favor of DALLAS COUNTY, ET AL, and all cost of court amounting to \$16,325.14 and further costs of executing this writ. This property may have other liens, taxes due or encumbrances, which may become responsibility of the successful bidder.

"THE PROPERTY IS SOLD AS IS, WHERE IS, AND WITHOUT ANY WARRANTY, EITHER EXPRESS OR IMPLIED. NEITHER THE SELLER DALLAS COUNTY NOR THE SHERIFF'S DEPARTMENT WARRANTS OR MAKES ANY REPRESENTATIONS ABOUT THE PROPERTY'S TITLE, CONDITION, HABITABILITY, MERCHANTABILITY, OR FITNESS FOR A PARTICULAR PURPOSE. BUYERS ASSUME ALL RISKS. BIDDERS WILL BID ON THE RIGHTS, TITLE, AND INTERESTS, IF ANY, IN THE REAL PROPERTY OFFERED."

"IN SOME SITUATIONS, A LOT OF FIVE ACRES OR LESS IS PRESUMED TO BE INTENDED FOR RESIDENTIAL USE. HOWEVER, IF THE PROPERTY LACKS WATER OR WASTE WATER SERVICE, THE PROPERTY MAY NOT QUALIFY FOR RESIDENTIAL USE. A POTENTIAL BUYER WHO WOULD LIKE MORE INFORMATION SHOULD MAKE ADDITIONAL INQUIRIES OR CONSULT WITH PRIVATE COUNSEL."

"LA PROPIEDAD

SHERIFF'S SALES
CONTINUED

SE VENDE COMO ESTA, DONDE ESTA Y SIN NINGUNA GARANTIA, YA SEA EXPRESA O IMPLICITA. NI EL VENDEDOR CON- DADO DE DALLAS NI EL DEPARTA- MENTO DEL SHER- IFF GARANTIZAN NI HACEN DECLARA- CIONES SOBRE EL TITULO, CONDICION, HABIT- ABILIDAD, COMER- CIABILIDAD O IDONEIDAD DE LA PROPIEDAD PARA UN PROPOSITO PARTICULAR. LOS COMPRADORES ASUMEN TODOS LOS RIESGOS. LOS OFERTANTES OFERTARAN POR LOS DERECHOS, TITULOS Y INTERE- SES, SI LOS HAY, EN LA PROPIEDAD INMOBILIARIA OFRECIDA."

"EN ALGUNAS SITUACIONES, SE PRESUME QUE UN LOTE DE CINCO ACRES O MENOS ESTA DESTINADO A USO RESIDENCIAL. SIN EMBARGO, SI LA PROPIEDAD CARECE DE SERVI- CIO DE AGUA O AGUAS RESID- UALES, ES POSI- BLE QUE LA PROPIEDAD NO CALIFIQUE PARA USO RESIDENCIAL. UN COMPRADOR POTENCIAL QUE DESEA OBTENER MAS INFORMACION DEBE REALIZAR CONSULTAS ADI- CIONALES O CON- SULTAR CON UN ABOGADO PRI- VADO."

GIVEN UNDER MY HAND this 23rd day of September, 2024. **MARIAN BROWN** Sheriff Dallas County, Texas By: Billy House #517 & Larry Tapp #411 Phone: (214) 653-3506 or (214) 653-3505

10/11,10/18,10/25



NOTICE OF SHER- IFF'S SALE (REAL ESTATE) 110524-50

BY VIRTUE OF AN Order of Sale issued out of the Honorable 95th Judicial District Court on the 20th day of September, 2024, in the case of plaintiff DALLAS COUNTY, ET AL, Plaintiff, vs. AAMES CAPITAL CORPORATION, Defendant(s), Cause No.

TX-22-00157 TRACT 2, COMBINED W/TX-12-31410, JUDG- MENT DATE IS JUNE 27, 2013. To me, as sheriff, di- rected and deliv- ered, I have levied upon this 23rd day of September, 2024, and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in Novem- ber, 2024 it being the 5th day of said month, pursuant to Texas Tax Code 34.01(a-1) and 34.05(d), and as fur- ther provided in the Order To Allow On- line Auctions For Tax Foreclosure Sales and Tax Re- sales adopted by vote of Commis- sioners Court of Dal- las County, Texas, on December 12, 2020, and recorded as instrument num- ber 202000365988 in the Official Public Records of Dallas County, Texas. The sale shall be con- ducted as an ON- LINE AUCTION at the following URL: <https://dallas.texas.sheriffssaleau- ctions.com/>, between the hours of 9 o'clock a.m. and 4 o'clock p.m. on said day, beginning at 9:00 AM, proceed to sell for cash to the highest bidder all the right, title, and interest which the aforementioned de- fendant had on the 27th day of June, 2013, A.D. or at any time thereafter, of, in and to the following described property, to-wit:

PROPERTY AD- DRESS: 3028 COLUMBINE AV- ENUE, DALLAS, DALLAS COUNTY, TEXAS. ACCT. NO. 00000757381000000 ; LOT 5, BLOCK 36/7618 OF A SUB- DIVISION OF BLOCK 36 IN CLOVER BLOSSOM FARMS ADDITION, AN ADDITION IN THE CITY OF DAL- LAS, DALLAS COUNTY, TEXAS, AS SHOWN BY THE TRUSTEE'S DEED RECORDED IN VOL- UME 200027 PAGE 7037 OF THE DEED RECORDS OF DAL- LAS COUNTY, TEXAS AND MORE FULLY DESCRIBED IN THE DEED AND MORE COMMONLY ADDRESSED AS 3028 COLUMBINE AVENUE, THE CITY OF DALLAS, DAL- LAS COUNTY, TEXAS. TX-22-00157 TRACT 2: DALLAS COUNTY: 2013-2023=\$814.74, PHD: 2013-2023=\$899.39,

DALLAS COLLEGE: 2013-2023=\$422.89, DCSEF: 2013-2022=\$27.82, DAL- LAS ISD: 2013-2023=\$4,289.71, CITY OF DALLAS: 2013-2023=\$2,705.14, TX-12-31410 TRACT 2: DALLAS COUNTY: 2004-2012=\$218.28, CITY OF DALLAS: 2003-2012=\$802.81, DALLAS ISD: 2006-2012=\$968.39, DCSEF: 2003-2012=\$7.04, DCCCD: 2003-2012=\$96.60, PHD: 2003-2012=\$278.81, WILMER-HUTCHINS ISD: 2003-2005=\$439.07.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$11,970.69 and 12% interest thereon from 06/27/2013 in favor of DALLAS COUNTY, ET AL, and all cost of court amounting to \$16,333.14 and fur- ther costs of execut- ing this writ. This property may have other liens, taxes due or encum- brances, which may become responsibil- ity of the successful bidder.

"THE PROPERTY IS SOLD AS IS, WHERE IS, AND WITHOUT ANY WARRANTY, EI- THER EXPRESS OR IMPLIED. NEITHER THE SELLER DAL- LAS COUNTY NOR THE SHERIFF'S DE- PARTMENT WAR- RANTS OR MAKES ANY REPRESENTA- TIONS ABOUT THE PROPERTY'S TITLE, CONDITION, HABIT- ABILITY, MER- CHANT ABILITY, OR FITNESS FOR A PARTICULAR PUR- POSE. BUYERS AS- SUME ALL RISKS. BIDDERS WILL BID ON THE RIGHTS, TITLE, AND INTER- ESTS, IF ANY, IN THE REAL PROP- ERTY OFFERED." THIS SALE IS BEING CONDUCTED PUR- SUANT TO STATU- TORY OR INTERESTS, IF ANY, IN THE REAL PROP- ERTY OFFERED."

"IN SOME SITUA- TIONS, A LOT OF FIVE ACRES OR LESS IS PRESUMED TO BE INTENDED FOR RESIDENTIAL USE. HOWEVER, IF THE PROPERTY LACKS WATER OR WASTE WATER SERVICE, THE PROPERTY MAY NOT QUALIFY FOR RESIDENTIAL USE.

A POTENTIAL BUYER WHO WOULD LIKE MORE INFORMATION SHOULD MAKE AD- DITIONAL IN- QUIRIES OR CONSULT WITH PRIVATE COUN- SEL."

"LA PROPIEDAD SE VENDE COMO ESTA, DONDE ESTA Y SIN NINGUNA GARANTIA, YA SEA EXPRESA O IMPLICITA. NI EL VENDEDOR CON- DADO DE DALLAS NI EL DEPARTA- MENTO DEL SHER- IFF GARANTIZAN NI HACEN DECLARA- CIONES SOBRE EL TITULO, CONDICION, HABIT- ABILIDAD, COMER- CIABILIDAD O IDONEIDAD DE LA PROPIEDAD PARA UN PROPOSITO PARTICULAR. LOS COMPRADORES ASUMEN TODOS LOS RIESGOS. LOS OFERTANTES OFERTARAN POR LOS DERECHOS, TITULOS Y INTERE- SES, SI LOS HAY, EN LA PROPIEDAD INMOBILIARIA OFRECIDA."

"EN ALGUNAS SITUACIONES, SE PRESUME QUE UN LOTE DE CINCO ACRES O MENOS ESTA DESTINADO A USO RESIDENCIAL. SIN EMBARGO, SI LA PROPIEDAD CARECE DE SERVI- CIO DE AGUA O AGUAS RESID- UALES, ES POSI- BLE QUE LA PROPIEDAD NO CALIFIQUE PARA USO RESIDENCIAL. UN COMPRADOR POTENCIAL QUE DESEA OBTENER MAS INFORMACION DEBE REALIZAR CONSULTAS ADI- CIONALES O CON- SULTAR CON UN ABOGADO PRI- VADO."

GIVEN UNDER MY HAND this 23rd day of September, 2024. **MARIAN BROWN** Sheriff Dallas County, Texas By: Billy House #517 & Larry Tapp #411 Phone: (214) 653-3506 or (214) 653-3505

10/11,10/18,10/25



NOTICE OF SHER- IFF'S SALE (REAL ESTATE) 110524-51

BY VIRTUE OF AN Order of Sale issued out of the Honorable 95th Judicial District Court on the 20th

day of September, 2024, in the case of plaintiff DALLAS COUNTY, ET AL, Plaintiff, vs. AAMES CAPITAL CORPO- RATION, Defen- dant(s), Cause No. TX-22-00157 TRACT 3, COMBINED W/TX-12-31410, JUDG- MENT DATE IS JUNE 27, 2013. To me, as sheriff, di- rected and deliv- ered, I have levied upon this 23rd day of September, 2024, and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in Novem- ber, 2024 it being the 5th day of said month, pursuant to Texas Tax Code 34.01(a-1) and 34.05(d), and as fur- ther provided in the Order To Allow On- line Auctions For Tax Foreclosure Sales and Tax Re- sales adopted by vote of Commis- sioners Court of Dal- las County, Texas, on December 12, 2020, and recorded as instrument num- ber 202000365988 in the Official Public Records of Dallas County, Texas. The sale shall be con- ducted as an ON- LINE AUCTION at the following URL: <https://dallas.texas.sheriffssaleau- ctions.com/>, between the hours of 9 o'clock a.m. and 4 o'clock p.m. on said day, beginning at 9:00 AM, proceed to sell for cash to the highest bidder all the right, title, and interest which the aforementioned de- fendant had on the 27th day of June, 2013, A.D. or at any time thereafter, of, in and to the following described property, to-wit:

PROPERTY AD- DRESS: 3034 COLUMBINE AV- ENUE, DALLAS, DALLAS COUNTY, TEXAS. ACCT. NO. 00000757384000000 ; LOT 6, BLOCK 36/7618 OF A SUB- DIVISION OF BLOCK 36 IN CLOVER BLOSSOM FARMS ADDITION, AN ADDITION IN THE CITY OF DAL- LAS, DALLAS COUNTY, TEXAS, AS SHOWN BY THE TRUSTEE'S DEED RECORDED IN VOL- UME 2000027 PAGE 7037 OF THE DEED RECORDS OF DAL- LAS COUNTY, TEXAS AND MORE

SHERIFF'S SALES
CONTINUED

FULLY DESCRIBED IN THE DEED AND MORE COMMONLY ADDRESSED AS 3034 COLUMBINE AVENUE, THE CITY OF DALLAS, DALLAS COUNTY, TEXAS. TX-22-00157 TRACT 3: DALLAS COUNTY: 2 0 1 3 - 2023=\$807.38, PHD: 2013-2023=\$891.20, DALLAS COLLEGE: 2013-2023=\$418.99, DCSEF: 2013-2022=\$27.50, DALLAS ISD: 2 0 1 3 - 2023=\$4,250.27, CITY OF DALLAS: 2 0 1 3 - 2023=\$2,680.25, TX-12-31410 TRACT 1: DALLAS COUNTY: 1998-2012=\$358.83, CITY OF DALLAS: 1997, 1999-2012=\$1,210.96, DALLAS ISD: 2006-2012=\$962.140, DCSEF: 1998-2012=\$10.47, DCCCD: 1998-2012=\$128.97, W I L M E R - HUTCHINS ISD: 1 9 9 7 - 2005=\$1,610.65, PHD: 1998-2012=\$415.44.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$13,773.01 and 12% interest thereon from 06/27/2013 in favor of DALLAS COUNTY, ET AL, and all cost of court amounting to \$16,341.14 and further costs of executing this writ. This property may have other liens, taxes due or encumbrances, which may become responsibility of the successful bidder.

"THE PROPERTY IS SOLD AS IS, WHERE IS, AND WITHOUT ANY WARRANTY, EITHER EXPRESS OR IMPLIED. NEITHER THE SELLER DALLAS COUNTY NOR THE SHERIFF'S DEPARTMENT WARRANTS OR MAKES ANY REPRESENTATIONS ABOUT THE PROPERTY'S TITLE, CONDITION, HABITABILITY, MERCHANTABILITY, OR FITNESS FOR A PARTICULAR PURPOSE. BUY-

ERS ASSUME ALL RISKS. BIDDERS WILL BID ON THE RIGHTS, TITLE, AND INTERESTS, IF ANY, IN THE REAL PROPERTY OFFERED." THIS SALE IS BEING CONDUCTED PURSUANT TO STATUTORY OR INTERESTS, IF ANY, IN THE REAL PROPERTY OFFERED."

"IN SOME SITUATIONS, A LOT OF FIVE ACRES OR LESS IS PRESUMED TO BE INTENDED FOR RESIDENTIAL USE. HOWEVER, IF THE PROPERTY LACKS WATER OR WASTE WATER SERVICE, THE PROPERTY MAY NOT QUALIFY FOR RESIDENTIAL USE. A POTENTIAL BUYER WHO WOULD LIKE MORE INFORMATION SHOULD MAKE ADDITIONAL INQUIRIES OR CONSULT WITH PRIVATE COUNSEL."

"LA PROPIEDAD SE VENDE COMO ESTA, DONDE ESTA Y SIN NINGUNA GARANTIA, YA SEA EXPRESA O IMPLICITA. NI EL VENDEDOR CONDADO DE DALLAS NI EL DEPARTAMENTO DEL SHERIFF GARANTIZAN NI HACEN DECLARACIONES SOBRE EL TITULO, CONDICION, HABITABILIDAD, COMERCIALIZACION O IDONEIDAD DE LA PROPIEDAD PARA UN PROPOSITO PARTICULAR. LOS COMPRADORES ASUMEN TODOS LOS RIESGOS. LOS OFERTANTES OFERTARAN POR LOS DERECHOS, TITULOS Y INTERESES, SI LOS HAY, EN LA PROPIEDAD INMOBILIARIA OFRECI-DA."

"EN ALGUNAS SITUACIONES, SE PRESUME QUE UN LOTE DE CINCO ACRES O MENOS ESTA DESTINADO A USO RESIDENCIAL. SIN EMBARGO, SI LA PROPIEDAD CARECE DE SERVICIO DE AGUA O AGUAS RESIDUALES, ES POSIBLE QUE LA PROPIEDAD NO CALIFIQUE PARA USO RESIDENCIAL. UN COMPRADOR POTENCIAL QUE DESEA OBTENER

M A S INFORMACION DEBE REALIZAR CONSULTAS ADICIONALES O CONSULTAR CON UN ABOGADO PRIVADO."
GIVEN UNDER MY HAND this 23rd day of September, 2024.
MARIAN BROWN
Sheriff Dallas County, Texas
By: Billy House #517 & Larry Tapp #411
Phone: (214) 653-3506 or (214) 653-3505

10/11,10/18,10/25



NOTICE OF SHERIFF'S SALE (REAL ESTATE)

110524-52
BY VIRTUE OF AN Order of Sale issued out of the Honorable 95th Judicial District Court on the 20th day of September, 2024, in the case of plaintiff DALLAS COUNTY, ET AL, Plaintiff, vs. AAMES CAPITAL CORPORATION, Defendant(s), Cause No. TX-22-00157 TRACT 4, COMBINED W/TX-12-31410, JUDGMENT DATE IS JUNE 27, 2013. To me, as sheriff, directed and delivered, I have levied upon this 23rd day of September, 2024, and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in November, 2024 it being the 5th day of said month, pursuant to Texas Tax Code 34.01(a-1) and 34.05(d), and as further provided in the Order To Allow Online Auctions For Tax Foreclosure Sales and Tax Resales adopted by vote of Commissioners Court of Dallas County, Texas, on December 12, 2020, and recorded as instrument number 202000365988 in the Official Public Records of Dallas County, Texas. The sale shall be conducted as an ONLINE AUCTION at the following URL: <https://dallas.texas.sheriffssaleauctions.com/>, between the hours of 9 o'clock a.m. and 4 o'clock p.m. on said day, beginning at 9:00 AM,

proceed to sell for cash to the highest bidder all the right, title, and interest which the aforementioned defendant had on the 27th day of June, 2013, A.D. or at any time thereafter, of, in and to the following described property, to-wit:

PROPERTY ADDRESS: 3040 COLUMBINE AVENUE, DALLAS, DALLAS COUNTY, TEXAS. ACCT. NO. 0000075738700000; LOT 7, BLOCK 36/7618, OF A SUBDIVISION OF BLOCK 36 IN CLOVER BLOSSOM FARMS ADDITION, AN ADDITION IN THE CITY OF DALLAS, DALLAS COUNTY, TEXAS, AS SHOWN BY THE TRUSTEE'S DEED RECORDED IN VOLUME 200027 PAGE 7037 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE FULLY DESCRIBED IN THE DEED AND MORE COMMONLY ADDRESSED AS 3040 COLUMBINE AVENUE, THE CITY OF DALLAS, DALLAS COUNTY, TEXAS. TX-22-00157 TRACT 4: DALLAS COUNTY: 2 0 1 3 - 2023=\$807.86, PHD: 2013-2023=\$891.74, DALLAS COLLEGE: 2013-2023=\$419.26, DCSEF: 2013-2022=\$27.50, DALLAS ISD: 2 0 1 3 - 2023=\$4,252.88, CITY OF DALLAS: 2 0 1 3 - 2023=\$2,681.96, TX-12-31410 TRACT 4: DALLAS COUNTY: 1998-2012=\$358.83, CITY OF DALLAS: 1997, 1999-2012=\$1,210.96, DALLAS ISD: 2006-2012=\$962.10, DCSEF: 1998-2012=\$10.47, DCCCD: 1998-2012=\$128.97, W I L M E R - HUTCHINS ISD: 1 9 9 7 - 2005=\$1,610.65, PHD: 1998-2012=\$415.44.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$13,778.62 and 12% interest thereon from 06/27/2013 in favor of DALLAS COUNTY, ET AL, and all cost of

court amounting to \$16,349.14 and further costs of executing this writ. This property may have other liens, taxes due or encumbrances, which may become responsibility of the successful bidder.

"THE PROPERTY IS SOLD AS IS, WHERE IS, AND WITHOUT ANY WARRANTY, EITHER EXPRESS OR IMPLIED. NEITHER THE SELLER DALLAS COUNTY NOR THE SHERIFF'S DEPARTMENT WARRANTS OR MAKES ANY REPRESENTATIONS ABOUT THE PROPERTY'S TITLE, CONDITION, HABITABILITY, MERCHANTABILITY, OR FITNESS FOR A PARTICULAR PURPOSE. BUYERS ASSUME ALL RISKS. BIDDERS WILL BID ON THE RIGHTS, TITLE, AND MORE FULLY DESCRIBED IN THE DEED AND MORE COMMONLY ADDRESSED AS 3040 COLUMBINE AVENUE, THE CITY OF DALLAS, DALLAS COUNTY, TEXAS, AS SHOWN BY THE TRUSTEE'S DEED RECORDED IN VOLUME 200027 PAGE 7037 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE FULLY DESCRIBED IN THE DEED AND MORE COMMONLY ADDRESSED AS 3040 COLUMBINE AVENUE, THE CITY OF DALLAS, DALLAS COUNTY, TEXAS. TX-22-00157 TRACT 4: DALLAS COUNTY: 2 0 1 3 - 2023=\$807.86, PHD: 2013-2023=\$891.74, DALLAS COLLEGE: 2013-2023=\$419.26, DCSEF: 2013-2022=\$27.50, DALLAS ISD: 2 0 1 3 - 2023=\$4,252.88, CITY OF DALLAS: 2 0 1 3 - 2023=\$2,681.96, TX-12-31410 TRACT 4: DALLAS COUNTY: 1998-2012=\$358.83, CITY OF DALLAS: 1997, 1999-2012=\$1,210.96, DALLAS ISD: 2006-2012=\$962.10, DCSEF: 1998-2012=\$10.47, DCCCD: 1998-2012=\$128.97, W I L M E R - HUTCHINS ISD: 1 9 9 7 - 2005=\$1,610.65, PHD: 1998-2012=\$415.44.

"IN SOME SITUATIONS, A LOT OF FIVE ACRES OR LESS IS PRESUMED TO BE INTENDED FOR RESIDENTIAL USE. HOWEVER, IF THE PROPERTY LACKS WATER OR WASTE WATER SERVICE, THE PROPERTY MAY NOT QUALIFY FOR RESIDENTIAL USE. A POTENTIAL BUYER WHO WOULD LIKE MORE INFORMATION SHOULD MAKE ADDITIONAL INQUIRIES OR CONSULT WITH PRIVATE COUNSEL."

"LA PROPIEDAD SE VENDE COMO ESTA, DONDE ESTA Y SIN NINGUNA GARANTIA, YA SEA EXPRESA O IMPLICITA. NI EL VENDEDOR CONDADO DE DALLAS NI EL DEPARTAMENTO DEL SHERIFF GARANTIZAN NI HACEN DECLARACIONES SOBRE EL TITULO, CONDICION, HABITABILIDAD, COM-

SHERIFF'S SALES
CONTINUED

ERCIABILIDAD O IDONEIDAD DE LA PROPIEDAD PARA UN PROPOSITO PARTICULAR. LOS COMPRADORES ASUMEN TODOS LOS RIESGOS. LOS OFERTANTES OFERTARAN POR LOS DERECHOS, TITULOS Y INTERESES, SI LOS HAY, EN LA PROPIEDAD INMOBILIARIA OFRECIDIA."

"EN ALGUNAS SITUACIONES, SE PRESUME QUE UN LOTE DE CINCO ACRES O MENOS ESTA DESTINADO A USO RESIDENCIAL. SIN EMBARGO, SI LA PROPIEDAD CARECE DE SERVICIO DE AGUA O AGUAS RESIDUALES, ES POSIBLE QUE LA PROPIEDAD NO CALIFIQUE PARA USO RESIDENCIAL. UN COMPRADOR POTENCIAL QUE DESEA OBTENER MAS INFORMACION DEBE REALIZAR CONSULTAS ADICIONALES O CONSULTAR CON UN ABOGADO PRIVADO."

GIVEN UNDER MY HAND this 23rd day of September, 2024.

MARIAN BROWN
Sheriff Dallas County, Texas
By: Billy House #517 & Larry Tapp #411
Phone: (214) 653-3506 or (214) 653-3505

10/11,10/18,10/25



NOTICE OF SHERIFF'S SALE (REAL ESTATE)

110524-53
BY VIRTUE OF AN Order of Sale issued out of the Honorable 95th Judicial District Court on the 20th day of September, 2024, in the case of plaintiff DALLAS COUNTY, ET AL, Plaintiff, vs. AAMES CAPITAL CORPORATION, Defendant(s), Cause No. TX-22-00157 TRACT 5, COMBINED W/TX-12-31410, JUDGMENT DATE IS JUNE 27, 2013. To me, as sheriff, directed and delivered, I have levied

upon this 23rd day of September, 2024, and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in November, 2024 it being the 5th day of said month, pursuant to Texas Tax Code 34.01(a-1) and 34.05(d), and as further provided in the Order To Allow Online Auctions For Tax Foreclosure Sales and Tax Resales adopted by vote of Commissioners Court of Dallas County, Texas, on December 12, 2020, and recorded as instrument number 202000365988 in the Official Public Records of Dallas County, Texas. The sale shall be conducted as an ONLINE AUCTION at the following URL: <https://dallas.texas.sheriffsaleauctions.com/>, between the hours of 9 o'clock a.m. and 4 o'clock p.m. on said day, beginning at 9:00 AM, proceed to sell for cash to the highest bidder all the right, title, and interest which the aforementioned defendant had on the 27th day of June, 2013, A.D. or at any time thereafter, of, in and to the following described property, to-wit:

PROPERTY ADDRESS: 3048 COLUMBINE AVENUE, DALLAS, DALLAS COUNTY, TEXAS. ACCT. NO. 0000075739000000; LOT 8, BLOCK 36/7618, OF A SUBDIVISION OF BLOCK 36 IN CLOVER BLOSSOM FARMS ADDITION, AN ADDITION IN THE CITY OF DALLAS, DALLAS COUNTY, TEXAS, AS SHOWN BY THE TRUSTEE'S DEED RECORDED IN VOLUME 200027 PAGE 7037 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE FULLY DESCRIBED IN THE DEED AND MORE COMMONLY ADDRESSED AS 3048 COLUMBINE AVENUE, THE CITY OF DALLAS, DALLAS COUNTY, TEXAS. TX-22-00157 TRACT 5: DALLAS COUNTY: 2 0 1 3 - 2023=\$929.30, PHD: 2013-2023=\$1,025.68, DALLAS COL-

LEGE: 2013-2023=\$482.26, DCSEF: 2013-2022=\$31.70, DALLAS ISD: 2 0 1 3 - 2023=\$4,891.97, CITY OF DALLAS: 2 0 1 3 - 2023=\$3,084.91, TX-12-31410 TRACT 5: DALLAS COUNTY: 1998-2012=\$379.43, CITY OF DALLAS: 1997, 1999-2012=\$1,278.47, DALLAS ISD: 2006-2012=\$1,071.09, DCSEF: 1998-2012=\$11.18, DCCCD: 1998-2012=\$137.58 WILMER-HUTCHINS ISD: 1 9 9 7 - 2012=\$1,610.65, PHD: 1998-2012=\$438.72.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$15,372.94 and 12% interest thereon from 06/27/2013 in favor of DALLAS COUNTY, ET AL, and all cost of court amounting to \$16,357.14 and further costs of executing this writ. This property may have other liens, taxes due or encumbrances, which may become responsibility of the successful bidder.

"THE PROPERTY IS SOLD AS IS, WHERE IS, AND WITHOUT ANY WARRANTY, EITHER EXPRESS OR IMPLIED. NEITHER THE SELLER DALLAS COUNTY NOR THE SHERIFF'S DEPARTMENT WARRANTS OR MAKES ANY REPRESENTATIONS ABOUT THE PROPERTY'S TITLE, CONDITION, HABITABILITY, MERCHANTABILITY, OR FITNESS FOR A PARTICULAR PURPOSE. BUYERS ASSUME ALL RISKS. BIDDERS WILL BID ON THE RIGHTS, TITLE, AND INTERESTS, IF ANY, IN THE REAL PROPERTY OFFERED." THIS SALE IS BEING CONDUCTED PURSUANT TO STATUTORY OR INTERESTS, IF ANY, IN THE REAL PROPERTY OFFERED."

"IN SOME SITUATIONS, A LOT OF FIVE ACRES OR LESS IS PRE-SUMED TO BE INTENDED FOR

RESIDENTIAL USE. HOWEVER, IF THE PROPERTY LACKS WATER OR WASTE WATER SERVICE, THE PROPERTY MAY NOT QUALIFY FOR RESIDENTIAL USE. A POTENTIAL BUYER WHO WOULD LIKE MORE INFORMATION SHOULD MAKE ADDITIONAL INQUIRIES OR CONSULT WITH PRIVATE COUNSEL."

"LA PROPIEDAD SE VENDE COMO ESTA, DONDE ESTA Y SIN NINGUNA GARANTIA, YA SEA EXPRESA O IMPLICITA. NI EL VENDEDOR CONDADO DE DALLAS NI EL DEPARTAMENTO DEL SHERIFF GARANTIZAN NI HACEN DECLARACIONES SOBRE EL TITULO, CONDICION, HABITABILIDAD, COMERCIABILIDAD O IDONEIDAD DE LA PROPIEDAD PARA UN PROPOSITO PARTICULAR. LOS COMPRADORES ASUMEN TODOS LOS RIESGOS. LOS OFERTANTES OFERTARAN POR LOS DERECHOS, TITULOS Y INTERESES, SI LOS HAY, EN LA PROPIEDAD INMOBILIARIA OFRECIDIA."

"EN ALGUNAS SITUACIONES, SE PRESUME QUE UN LOTE DE CINCO ACRES O MENOS ESTA DESTINADO A USO RESIDENCIAL. SIN EMBARGO, SI LA PROPIEDAD CARECE DE SERVICIO DE AGUA O AGUAS RESIDUALES, ES POSIBLE QUE LA PROPIEDAD NO CALIFIQUE PARA USO RESIDENCIAL. UN COMPRADOR POTENCIAL QUE DESEA OBTENER MAS INFORMACION DEBE REALIZAR CONSULTAS ADICIONALES O CONSULTAR CON UN ABOGADO PRIVADO."

GIVEN UNDER MY HAND this 23rd day of September, 2024.
MARIAN BROWN
Sheriff Dallas County, Texas
By: Billy House #517 & Larry Tapp #411
Phone: (214) 653-3506 or (214) 653-3505

10/11,10/18,10/25

PUBLIC SALES

Sec. 59.042.
PROCEDURE FOR SEIZURE AND SALE

(a) A lessor who wishes to enforce a contractual landlord's lien by seizing and selling or otherwise disposing of the property to which it is attached must deliver written notice of the claim to the tenant.

(b) If the tenant fails to satisfy the claim before the 15th day after the day that the notice is delivered, the lessor must publish or post notices advertising the sale as provided by this subchapter.

(c) If notice is by publication, the lessor may not sell the property until the 15th day after the day that the first notice is published. If notice is by posting, the lessor may sell the property after the 10th day after the day that the notices are posted.

SEC. 59.044.
NOTICE OF SALE.

(a) The notice advertising the sale must contain:

- (1) a general description of the property;
- (2) a statement that the property is being sold to satisfy a landlord's lien;
- (3) the tenant's name;
- (4) the address of the self-service storage facility; and
- (5) the time, place, and terms of the sale.

The lessor must publish the notice once in each of two consecutive weeks in a newspaper of general circulation in the county in which the self-service storage facility is located.

Public Auction at Devon Self Storage, 5250 Grisham Dr, Rowlett, TX 75088

Tenant Name: Elizabeth Toro: Mattress, Toy, Clothes
Property contained in the units will be sold to satisfy the Landlord's lien for rent and other charges in accordance with Chapter 59 of the Texas Property Code. Property contained in the units will be sold to the highest bidder via an online auction at www.storage-treasures.com. Online bidding will begin on 11/4/2024 at 10:00AM and

LEGAL NOTICES
CONTINUED

will continue until 11/18/2024 at 10:00AM at which time a high bidder will be determined. Devon Self Storage reserves the right to set minimum bids and to refuse bids. Please refer to www.storagetreasures.com for all other terms and conditions governing the bidding and auction process.

10/18,10/25

Public Auction at Devon Self Storage, 1606 Plantation Rd Dallas, TX 75235
Tenant Name: **Brittanie Dunlap:** Suitcases, tables, totes **Kassandra Dunlap:** Boxes, mattress, totes **Jose Medina:** Refrigerator, totes, boxes **Yanice Brown:** Clothes, basket, bags

Property contained in the units will be sold to satisfy the Landlord's lien for rent and other charges in accordance with Chapter 59 of the Texas Property Code. Property contained in the units will be sold to the highest bidder via an online auction at www.storagetreasures.com. Online bidding will begin on 11/4/2024 at 10:00AM and continue until 11/18/2024 at 10:00AM, when a high bidder will be determined. Devon Self Storage reserves the right to set minimum bids and to refuse bids. Please refer to www.storagetreasures.com for all other terms and conditions governing the bidding and auction process.

10/18,10/25

Akmt Sarwar – dry wall, boxes, chairs
Joshua Edge – washer & dryer, studio speakers, tv
Jennifer Fielder – washer & dryer, home décor, couch
Travoniti Osbey – tv, couch, home decor
Jordan Nix – cat tower, bed frame, dining table set
Valentin Diaz – tools, paint, truck tool box
Martha Ramirez – power tools, ice box
Joshua Edge – guitars, deep freezer, pc tower
Thomas Weildesil – tires, rims, soda machine
Johanna Zelaya Guerrero – fish tank, cleaning supplies, clothes
Jamar Smith – shelf, wall décor, nightstand

Public Auction at Devon Self Storage, 140 Centennial Blvd. Richardson Tx 75081

Property contained in the units will be sold to satisfy the Landlord's lien for rent and other charges in accordance with Chapter 59 of the Texas

Property Code. Property contained in the units will be sold to the highest bidder via an online auction at www.storagetreasures.com. Online bidding will begin on 11/04/2024 at 10:00AM and will continue until 11/18/2024 at 10:00AM at which time a high bidder will be determined. Devon Self Storage reserves the right to set minimum bids and to refuse bids. Please refer to www.storagetreasures.com for all other terms and conditions governing the bidding and auction process.

10/18,10/25

ABANDONED VEHICLES

CITY VEHICLE STORAGE, INC.
3203 PLUTO ST DALLAS, TX 75212
OFFICE: 214-637-9010
STORAGE FACILITY LICENSE NUMBER
#0613104VSF

TEXAS DEPARTMENT OF LICENSING AND REGULATION www.tdlr.texas.gov

Failure of the owner or lienholder to pay all towing, preservation, notification, storage fees and reclaim their vehicle listed below is a waiver by that party of all right(s), title(s), and interest in the vehicle and constitutes a consent to the sale of the vehicle at public auction.

VEHICLES CAN BE RECLAIMED 24/7

1st Notice: ABANDON VEHICLES TO BE SOLD IN 45 DAYS FROM THE DATE OF THIS NOTICE AT: 8825 S CENTRAL EXPRWY DALLAS, TX 75241. TOW FEE, NOTIFICATION FEE, IMPOUNDMENT FEE, A DAILY STORAGE CHARGE A DAY, PLUS SALES TAX.

CAR #, MAKE, MODEL, YEAR, VIN, TOTAL CHARGES, DATE TOWED.
96816, Toyota, Sienna, 2007, 5TDBK23C87S003143, \$404.05, 10/14/24
96819, Ford, Edge, 2018, 2FMPK3G91JBB93172, \$404.05, 10/15/24
96822, Ford, Taurus, 2017, 1FAHP2D86HG137463, \$404.05, 10/15/24

10/25

ABANDONED VEHICLES

In compliance with the Transportation Code 683.031; if you have legal ownership on the following vehicles please contact MESQUITE AUTO IMPOUND VSF#0655233VSF at 972.288.1475 located at 2443

Franklin Dr. Mesquite, TX 75150, to reclaim the vehicle by paying all accrued charges. Total charges cannot be calculated until the vehicle is claimed. Failure to reclaim the vehicle is a waiver of all rights, title, and interest in the vehicle and personal property and a consent to sell the vehicle at public sale and right to dispose of the vehicle. (<https://www.tdlr.texas.gov>)
YR MAKE MODEL VIN (State)
2015 Audi A3
WAUE8GFF9G1026634 (CA)
2008 Honda Civic
2HGFG12878H5H3340 (TX)
2022 Load Trailer
4ZEGC4038N1258061 (TX)
2015 Nissan Juke
JN8AF5MV0FT555743 (PA)
2014 DODGE JOURNEY
L I M I T E D
3C4PDCDG1ET255844 (CO)
2003 Ford Escape
1FMYU3154KA98038 (CO)
2008 Ford Focus
1FAHP35N78W127363 (MO)
1986 CHEVROLET P - Series
IFDKE30G7CH848608 (TX)

10/25,11/11

BID NOTICES

RICHARDSON INDEPENDENT SCHOOL DISTRICT will receive **RFSP # 24-309 for Concessionaire Services until 4:00 PM CT, Nov 7, 2024.**

Each proposal may be submitted using the electronic bid system found at <https://risd.bonfirehub.com/portal/?tab=openOpportunities>

Proposal documents may be obtained through the RISD website at <https://web.risd.org/purchasing/advertised-bids/>.

10/18,10/25

CITY OF GARLAND

The City of Garland is accepting bids for **Bid 0113-25 GP&L Term Contract for Streetlight Maintenance.** Bid documents are available at garlandtx.ionwave.net or by calling 972-205-2415. Public bid opening: 11/12/24 3:00 pm CST at 200 North Fifth St. Garland, TX 75040.

10/25,11/1



Parkland

Friday October 25, 2024
PURCHASING DEPARTMENT

NOTICE TO VENDORS

Sealed responses to Request for Proposals (RFP) for the following items will be received by the Dallas County Hospital District Purchasing Department, 8435 N. Stemmons Freeway, Suite 900, Dallas, Texas 75247 until 12:00 p.m. CT on the date listed below. Specifications and solicitation/bidding documents may be secured online through <https://supplierportal.phhs.org>. Vendors must be registered in order to submit questions and bids/proposals.

The District reserves the right to reject any or all bids/proposals received after the closing date and time.

CONTACT AGENT: Andrea Henley

Title of RFP: RFP 1432548
On-line Content for Nursing Staff Continuing Education (CE) Event #597

Bid Due Date: **Friday, November 15, 2024, 5:00PM CDT**

Technical Questions: Please submit all questions to: <https://supplierportal.phhs.org> until \Friday November 1, 2024, at 3:00pm CT. Questions will be answered and posted directly on the supplier portal.

10/25,11/1

PUBLIC NOTICES

CITY OF GARLAND

ORDINANCE NO. 7554
AN ORDINANCE AMENDING THE GARLAND DEVELOPMENT CODE OF THE CITY OF GARLAND, TEXAS, BY APPROVING A CHANGE IN ZONING FROM INDUSTRIAL (IN) DISTRICT TO COMMUNITY RETAIL (CR) DISTRICT ON A 1.766-ACRE TRACT OF LAND LOCATED AT 1010 NORTH SHILOH ROAD; PROVIDING FOR CONDITIONS, RESTRICTIONS, AND REGULATIONS; PROVIDING A

PENALTY UNDER THE PROVISIONS OF SEC. 10.05 OF THE CODE OF ORDINANCES OF THE CITY OF GARLAND, TEXAS; PROVIDING A NOTICE OF CONDITIONS OF COMPLIANCE CLAUSE; PROVIDING A SAVINGS CLAUSE AND A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

/s/ Scott LeMay, Mayor
/s/ Jennifer Stubbs, City Secretary

10/23,10/25

CITY OF GARLAND

ORDINANCE NO. 7555
AN ORDINANCE AMENDING THE GARLAND DEVELOPMENT CODE OF THE CITY OF GARLAND, TEXAS, BY APPROVING (1) AN AMENDMENT TO TABLE 5-1 (SCHEDULE OF USES) OF PLANNED DEVELOPMENT (PD) DISTRICT 23-46 FOR MIXED USES AND (2) A DETAIL PLAN FOR A GROUND WATER STORAGE TANK USE ON A 16.335-ACRE TRACT OF LAND LOCATED AT 2301 LOOKOUT DRIVE PROVIDING FOR CONDITIONS, RESTRICTIONS, AND REGULATIONS; PROVIDING A PENALTY UNDER THE PROVISIONS OF SEC. 10.05 OF THE CODE OF ORDINANCES OF THE CITY OF GARLAND, TEXAS; PROVIDING A NOTICE OF CONDITIONS OF COMPLIANCE CLAUSE; PROVIDING A SAVINGS CLAUSE AND A SEVERABILITY CLAUSE; AND PROVIDING AN EFFECTIVE DATE.

/s/ Scott LeMay, Mayor
/s/ Jennifer Stubbs, City Secretary

10/23,10/25

CITY OF GARLAND

ORDINANCE NO. 7556
AN ORDINANCE OF THE CITY OF GARLAND, TEXAS, ESTABLISHING CIVIL SERVICE CLASSIFICATIONS WITHIN THE POLICE AND FIRE DEPARTMENTS; PRESCRIBING THE NUMBER OF POSITIONS IN EACH CLASSIFICATION; PRESCRIBING THE BASE SALARY AND TYPES OF PAY FOR THOSE CLASSIFICATIONS; AND PROVIDING AN EFFECTIVE DATE.

/s/ Scott LeMay, Mayor

**SHERIFF'S SALES
CONTINUED**

/s/ Jennifer Stubbs, City Secretary

10/23,10/25

**CITY OF
GARLAND**

ORDINANCE NO. 7557
AN ORDINANCE AMENDING SECTION 21.26, "EMERGENCY SERVICE PROVIDED BY FIRE DEPARTMENT," OF ARTICLE II, "EMERGENCY AMBULANCE SERVICE," OF CHAPTER 21, "FIRE PREVENTION AND PROTECTION," OF THE CODE OF ORDINANCES OF THE CITY OF GARLAND, TEXAS; PROVIDING A SAVINGS CLAUSE; PROVIDING A SEVERABILITY CLAUSE; AND SETTING AN EFFECTIVE DATE.

/s/ Scott LeMay, Mayor
/s/ Jennifer Stubbs, City Secretary

10/23,10/25

**CITY OF
GARLAND**

ORDINANCE NO. 7558
AN ORDINANCE AMENDING THE MASTER FEE AND RATE SCHEDULE OF CHAPTER 10 OF THE CODE OF ORDINANCES OF THE CITY OF GARLAND, TEXAS; PROVIDING A SAVINGS CLAUSE; PROVIDING A SEVERABILITY CLAUSE; AND SETTING AN EFFECTIVE DATE.

/s/ Scott LeMay, Mayor
/s/ Jennifer Stubbs, City Secretary

10/23,10/25

**TEXAS ALCOHOL
& BEVERAGE
COMMISSION
LICENSES &
RENEWALS**

Application has been made with the Texas Alcoholic Beverage Commission for a Food and Beverage Certificate (FB) and Mixed Beverage Permit (MB) for Goldsgate Enterprises, Inc. dba

Bruncheon at 5250 N O'Connor Blvd Ste 144, Irving, Dallas County, TX 7503.
LLC Manager: Mohamad Homayoun

10/24,10/25

Application has been made with the Texas Alcoholic Beverage Commission for a Mixed Beverage Permit by Hurtado Barbecue Dallas LLC d.b.a. Hurtado Barbecue to be located at 900 S Harwood St Dallas, Dallas County, Texas. Manager of said Corporation is:
Brandon Hurtado
Manager

10/24,10/25

Application has been made with the Texas Alcoholic Beverage Commission for a Food and Beverage Certificate (FB) and Late Hours Certificate (LH) and Mixed Beverage Permit (MB) for Pluckers-Mesquite, LLC dba Pluckers Wing Bar at 1340 North Peachtree Road Mesquite, Dallas County, Texas 75149.
Pluckers-Expansion 2, LLC - Member
Mark S Greenberg Jr. - Manager
David A Paul - Manager
Sean D Greenberg - Manager

10/24,10/25

Application has been made with the Texas Alcoholic Beverage Commission for a Mixed Beverage Permit and a Mixed Beverage Late Hours Permit by Batbox Addison, LLC dba Batbox located at 5100 Belt Line Road, Suite 612, Addison, Dallas County, Texas. Manager, Craig

Winning.

10/24,10/25

**NOTICE TO
CREDITORS**

**Notice to Creditors For
THE ESTATE OF THOMAS
AUSTIN JACO, Deceased**

Notice is hereby given that Original Letters Testamentary upon the Estate of THOMAS AUSTIN JACO, Deceased were granted to the undersigned on the 16th of October, 2024 by Probate Court No. 2 of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to SHERRY CARSON JACO within the time prescribed by law.

My address is c/o Sadie Randall Stacy, Attorney at Law, 8401 N. Central Expy., Ste. 210, Dallas, Texas 75225
Independent Executrix of the Estate of THOMAS AUSTIN JACO Deceased.
CAUSE NO. PR-24-02556-2

10/25

**Notice to Creditors For
THE ESTATE OF PAULINE
B. DENUR, Deceased**

Notice is hereby given that Letters Testamentary upon the Estate of PAULINE B. DENUR, Deceased were granted to the undersigned on the 17th of October, 2024 by The Probate Court of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to BARBARA FELDMAN KORNBLIT within the time prescribed by law.

My address is c/o Lawrence M. Wolfish
Wolfish & Associates, PC
16475 Dallas Pkwy Ste 395
Addison, Texas 75001
Independent Executor of the Estate of PAULINE B. DENUR Deceased.
CAUSE NO. PR-24-03012-1

10/25

**Notice to Creditors For
THE ESTATE OF Patricia
Jane Harshaw, Deceased**

Notice is hereby given that Letters Testamentary upon the Estate of Patricia Jane Harshaw, Deceased were granted to the undersigned on the 8th of October, 2024, by The Probate Court of Dallas County, Texas. All persons having claims against said estate are hereby required to present the

same to Robert Charles Harshaw within the time prescribed by law.

My address is 4661 College Park Drive
Dallas, Texas 75229
Independent Executor of the Estate of Patricia Jane Harshaw Deceased.
CAUSE NO. PR-24-02772-1

10/25

**Cause No. PR-24-01157-1
ESTATE OF KENNETH R.
GLASER DECEASED
IN PROBATE COURT
No.1 OF DALLAS
COUNTY,TEXAS
NOTICE TO CREDITORS**

Notice is hereby given that original Letters Testamentary for the Estate of Kenneth R. Glaser, Deceased, were issued on October 11, 2024 in Cause No. PR-24-01157-1, pending in Probate Court No. 1 of Dallas County, Texas, to: Garret William Glaser.
The residence of Garret William Glaser is Chicago, Cook County, Illinois. The post office address is:

Garret William Glaser
c/o Michael D. Peay
2021 McKinney A venue,
Suite 1600 Dallas, Texas
75201

All persons having claims against this Estate which are currently being administered are required to present them within the time and in the manner prescribed by law.

DATED the 23rd day of October, 2024

Garret William Glaser Independent Executor of the Estate of Kenneth R. Glaser, Deceased

FOLEY & LARDNER LLP
By: Michael D. Peay
Michael D. Peay
2021 McKinney Avenue, Suite 1600 Dallas, Texas 75201
(214) 999-4563 (telephone)
(214) 999-4667 (telecopy)
mpeay@foley.com (e-mail)
ATTORNEYS FOR THE INDEPENDENT EXECUTOR

10/25

**Notice to Creditors For
THE ESTATE OF Eli Ramos,
Deceased**

Notice is hereby given that Letters of Administration Without Bond upon the Estate of Eli Ramos, Deceased were granted to the undersigned on the 16th of September, 2024 by Probate Court No. 2 of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to Valerie Isamar Ramos within the time prescribed by law.

My address is 4403 Wescott Dr., Grand Prairie, Texas 75052, www.duranfirm.com

Independent Administrator of the Estate of Eli Ramos Deceased.

CAUSE NO. PR-23-04021-2

10/25

**Notice to Creditors For
THE ESTATE OF JAMES
HILL LARK, Deceased**

Notice is hereby given that Letters of Administration Without Bond upon the Estate of JAMES HILL LARK, Deceased were granted to the undersigned on the 17th of MAY, 2024 by Probate Court No. 2 of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to JAMES ALLEN THOMAS within the time prescribed by law.

My address is c/o G RED-WINE, PLLC
P. O. BOX 3202
CEDAR HILL, TEXAS 75106-3202

Independent Administrator of the Estate of JAMES HILL LARK Deceased.

CAUSE NO. PR-23-00141-2

10/25

**Notice to Creditors For
THE ESTATE OF JUNELL
DARLENE MARBURGER
ALLEN, Deceased**

Notice is hereby given that Letters Testamentary upon the Estate of JUNELL DARLENE MARBURGER ALLEN, Deceased were granted to the undersigned on the 18TH of OCTOBER, 2024 by Probate Court No. 2 of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to SUSAN MARIE ALLEN WOLVERTON, C/O STEPHEN CRANE within the time prescribed by law.

My address is 103 SOUTH FOURTH STREET MIDLOTHIAN, TEXAS 76065

Independent Executor of the Estate of JUNELL DARLENE MARBURGER ALLEN Deceased.

CAUSE NO. PR-24-02087-2

10/25

**Notice to Creditors For
THE ESTATE OF MARVIN
GERARD, Deceased**

Notice is hereby given that Letters Testamentary upon the Estate of MARVIN GERARD, Deceased were granted to the undersigned on the 7th of August, 2024 by Probate Court No. 2 of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same

LEGAL NOTICES
CONTINUED

to Quin Adair Gerard within the time prescribed by law. My address is 7557 Rambler Road #930 Dallas, Texas 75231 Independent Executor of the Estate of MARVIN GERARD Deceased. CAUSE NO. PR-24-01809-2

10/25

Notice to Creditors For THE ESTATE OF MARY F. PATTERSON, Deceased
Notice is hereby given that Letters Testamentary upon the Estate of MARY F. PATTERSON, Deceased were granted to the undersigned on the 21ST of OCTOBER, 2024 by Probate Court No. 3 of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to CAROL RUTH TORRENCE, C/O STEPHEN CRANE within the time prescribed by law. My address is 103 SOUTH FOURTH STREET MIDLOTHIAN, TEXAS 76065 Independent Executor of the Estate of MARY F. PATTERSON Deceased. CAUSE NO. PR-24-02388-3

10/25

Notice to Creditors For THE ESTATE OF Min Aung, Deceased
Notice is hereby given that Letters Testamentary upon the Estate of Min Aung, Deceased were granted to the undersigned on the 8th of October, 2024 by Probate Court No. 2 of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to Fleur M. Aung within the time prescribed by law. My address is C/O Lisa R. Newman 6029 Belt Line Road, Suite 240 Dallas, Texas 75254 Independent Executor of the Estate of Min Aung Deceased. CAUSE NO. PR-22-00253-2

10/25

Notice to Creditors For THE ESTATE OF PATRICIA ELLEN GEAR, Deceased
Notice is hereby given that Letters Testamentary upon the Estate of PATRICIA ELLEN GEAR, Deceased were granted to the undersigned on the 14TH of OCTOBER, 2024 by The Probate Court of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to LINDA LOU OWEN within the time prescribed by law.

My address is 920 MARLIN DRIVE MESQUITE, TEXAS 75149 Independent Executrix of the Estate of PATRICIA ELLEN GEAR Deceased. CAUSE NO. PR24-02956-1

10/25

CAUSE NO: PR-24-00395-1 IN THE ESTATE OF JOSE MORALES GARCIA, DECEASED IN THE PROBATE COURT NO. 1 DALLAS COUNTY, TEXAS NOTICE TO CREDITORS
Notice is hereby given that original Letters Testamentary for the Estate of JOSE MORALES GARCIA, Deceased, were issued on August 22, 2024, under Docket No. PR-24-00395-1, pending in the Probate Court of Dallas County, Texas, to JOSE ANGEL GARCIA. Claims may be presented as follows:
Representative, Estate of JOSE MORALES GARCIA, Deceased
c/o BOOK LAW FIRM
4425 Plano Pkwy, Unit 103 Carrollton, Texas 75010
All persons having claims against this estate, which is currently being administered, are required to present them within the time and in the manner prescribed by law. DATED October 23, 2024. Respectfully submitted,
BOOK LAW FIRM
By: /s/ Austin B. Butts
Austin B. Butts
Texas Bar: 24094573
4425 Plano Pkwy., Unit 103 Carrollton, Texas 75010
T: 214-305-6974
F: 214-975-2365
AButts@booklawfirm.com
ATTORNEYS FOR APPLICANT

10/25

NO. PR-24-02613-3 IN RE: ESTATE OF CLINT W. MURCHISON, III, DECEASED IN PROBATE COURT NO. 3 OF DALLAS COUNTY, TEXAS NOTICE TO ALL PERSONS HAVING CLAIMS AGAINST THE ESTATE OF CLINT W. MURCHISON, III
Notice is hereby given that on October 7, 2024, Letters Testamentary upon the Estate of Clint W. Murchison, III, Deceased, were issued to George Edward Murchison, as Independent Executor in proceedings in Probate Court No. 3, of Dallas County, Texas, in Cause No. PR-24-02613-3, and pending in said Court and that he now holds such Let-

ters.
All persons having claims against this Estate are hereby required to present the same to George Edward Murchison, as Independent Executor of said Estate, within the time and in the manner prescribed by law, addressed in care of the attorneys for the Estate as follows:
George Edward Murchison
Executrix of the Estate of Clint W. Murchison, III
c/o MEADOWS, COLLIER, REED, COUSINS, CROUCH & UNGERMAN, L.L.P.
901 Main Street, Suite 3700 Dallas, Texas 75202 3742
DATED the 23rd day of October, 2024.
MEADOWS, COLLIER, REED, COUSINS, CROUCH & UNGERMAN, L.L.P.
901 Main Street, Suite 3700 Dallas, Texas 75202 3742
(214) 744 3700
(214) 747-3732 fax
jsimons@meadowscollier.com
By Jana L. Simons, State Bar No. 24106436
Attorneys for George Edward Murchison, Independent Executor of the Estate of Clint W. Murchison, III, Deceased

10/25

Notice to Creditors For THE ESTATE OF Richard A. Harrington, Deceased
Notice is hereby given that Letters Testamentary upon the Estate of Richard A. Harrington, Deceased were granted to the undersigned on the 14th of October, 2024 by The Probate Court of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to Amy Miller, a/k/a Amy Ernest within the time prescribed by law.

10/25

My address is Spencer, Johnson, & Harvell, PLLC c/o Samuel B. Sheffer 500 N. Akard St., Suite 2150 Dallas, Texas 75201 Independent Executor of the Estate of Richard A. Harrington Deceased. CAUSE NO. PR-24-00471-1

10/25

PROBATE CITATIONS

CITATION BY PUBLICATION THE STATE OF TEXAS CAUSE NO. PR-24-03562-1
By publication of this Citation in some newspaper published in the County of Dallas, for

one issue, prior to the return day hereof **ALL UNKNOWN HEIRS and ALL PERSONS INTERESTED IN THE ESTATE OF David Harlan McClendon, Deceased**, are cited to be and appear before the Probate Court of Dallas County, Texas at the Renaissance Tower, in the City of Dallas, on the first Monday after service hereof is perfected, to wit: **Monday, November 04, 2024, to answer the Application For Independent Administration, Letters Of Administration And Determination Of Heirship filed by Steve McClendon, on the October 22, 2024**, in the matter of the **Estate of: David Harlan McClendon, Deceased, No. PR-24-03562-1**, and alleging in substance as follows:
Applicant alleges that the decedent died on August 22, 2023, in Dallas County, Texas, and prays that the Court hear evidence sufficient to determine who are the heirs of **David Harlan McClendon, Deceased**.

Given under my hand and seal of said Court, in the City of Dallas, October 22, 2024
JOHN F. WARREN, County Clerk
Dallas County, Texas
By: Alante Williams, Deputy

10/25

CITATION BY PUBLICATION THE STATE OF TEXAS CAUSE NO. PR-24-03557-1
By publication of this Citation in some newspaper published in the County of Dallas, for one issue, prior to the return day hereof **ALL UNKNOWN HEIRS and ALL PERSONS INTERESTED IN THE ESTATE OF Sabrina Lashea Woods, Deceased**, are cited to be and appear before the Probate Court of Dallas County, Texas at the Renaissance Tower, in the City of Dallas, on the first Monday after service hereof is perfected, to wit: **Monday, November 04, 2024, to answer the Application for Independent Administration and Letters of Administration pursuant to Section 401.003 of the Texas Estates Code and to Determine Heirship filed by Eboni Woods, on the October 21, 2024**, in the matter of the **Estate of: Sabrina Lashea Woods, Deceased, No. PR-24-03557-1**, and alleging in substance as follows:
Applicant alleges that the decedent died on March 19, 2024 in Tarrant County, Texas, and prays that the Court hear evidence sufficient

to determine who are the heirs of **Sabrina Lashea Woods, Deceased**.

Given under my hand and seal of said Court, in the City of Dallas, October 21, 2024
JOHN F. WARREN, County Clerk
Dallas County, Texas
By: Alexis Cabrales, Deputy

10/25

CITATION BY PUBLICATION THE STATE OF TEXAS CAUSE NO. PR-24-03548-1
By publication of this Citation in some newspaper published in the County of Dallas, for one issue, prior to the return day hereof **ALL UNKNOWN HEIRS and ALL PERSONS INTERESTED IN THE ESTATE OF Michelle Channing Massey Thompson, Deceased**, are cited to be and appear before the Probate Court of Dallas County, Texas at the Renaissance Tower, in the City of Dallas, on the first Monday after service hereof is perfected, to wit: **Monday, November 04, 2024, to answer the Application For Determination Of Heirship, For Court Created Dependent Administration And For Issuance Of Letters Of Administration filed by Rachel Sims, on the October 21, 2024**, in the matter of the **Estate of: Michelle Channing Massey Thompson, Deceased, No. PR-24-03548-1**, and alleging in substance as follows:
Applicant alleges that the decedent died on December 14, 2023, in Dallas, Dallas County, Texas, and prays that the Court hear evidence sufficient to determine who are the heirs of **Michelle Channing Massey Thompson, Deceased**.

Given under my hand and seal of said Court, in the City of Dallas, October 21, 2024
JOHN F. WARREN, County Clerk
Dallas County, Texas
By: Alante Williams, Deputy

10/25

CITATION BY PUBLICATION THE STATE OF TEXAS CAUSE NO. PR-24-03542-1
By publication of this Citation in some newspaper published in the County of Dallas, for one issue, prior to the return day hereof **ALL UNKNOWN HEIRS and ALL PERSONS INTERESTED IN THE ESTATE OF Sandra Ann Freeman, Deceased**, are cited to

LEGAL NOTICES
CONTINUED

be and appear before the Probate Court of Dallas County, Texas at the Renaissance Tower, in the City of Dallas, on the first Monday after service hereof is perfected, to wit: **Monday, November 04, 2024, to answer the Application to Determine Heirship and for Letters of Independent Administration pursuant to Texas Estates Code Section 401.003 filed by Raymond Freeman, Jr., on the October 21, 2024, in the matter of the Estate of: Sandra Ann Freeman, Deceased, No. PR-24-03542-1, and alleging in substance as follows:**

Applicant alleges that the decedent died on July 28, 2024 in Dallas, Dallas County, Texas, and prays that the Court hear evidence sufficient to determine who are the heirs of Sandra Ann Freeman, Deceased.

Given under my hand and seal of said Court, in the City of Dallas, October 21, 2024
JOHN F. WARREN, County Clerk
Dallas County, Texas
By: Alexis Cabrales, Deputy

10/25

CITATION
BY PUBLICATION
THE STATE OF TEXAS
CAUSE NO. PR-24-03520-1

By publication of this Citation in some newspaper published in the County of Dallas, for one issue, prior to the return day hereof **ALL UNKNOWN HEIRS and ALL PERSONS INTERESTED IN THE ESTATE OF George Cooper Morris, Deceased**, are cited to be and appear before the Probate Court of Dallas County, Texas at the Renaissance Tower, in the City of Dallas, on the first Monday after service hereof is perfected, to wit: **Monday, November 04, 2024, to answer the Amended Application for Independent Administration of Intestate Estate by Agreement and Letters of Independent Administration under Texas Estates Code, Section 401.003 filed by Melissa Morris Radoe, on the October 22, 2024, in the matter of the Estate of: George Cooper Morris, Deceased, No. PR-24-03520-1, and alleging in substance as follows:**

Applicant alleges that the decedent died on June 22, 2024 in Dallas, Dallas County, Texas, and prays that the Court hear evidence sufficient to determine who are the heirs of George Cooper Morris, Deceased.

Given under my hand and seal of said Court, in the City of Dallas, October 22, 2024
JOHN F. WARREN, County Clerk
Dallas County, Texas
By: Alexis Cabrales, Deputy

10/25

CITATION
BY PUBLICATION
THE STATE OF TEXAS
CAUSE NO. PR-24-03380-1

By publication of this Citation in some newspaper published in the County of Dallas, for one issue, prior to the return day hereof **ALL UNKNOWN HEIRS and ALL PERSONS INTERESTED IN THE ESTATE OF Janet Louise Johnson, Deceased**, are cited to be and appear before the Probate Court of Dallas County, Texas at the Renaissance Tower, in the City of Dallas, on the first Monday after service hereof is perfected, to wit: **Monday, November 04, 2024, to answer the Amended Application To Determine Heirship And For Letters Of Dependent Administration Intestate filed by Natalee L. Johnson, on the October 22, 2024, in the matter of the Estate of: Janet Louise Johnson, Deceased, No. PR-24-03380-1, and alleging in substance as follows:**

Applicant alleges that the decedent died on December 23, 2021 in Lancaster, Dallas County, Texas, and prays that the Court hear evidence sufficient to determine who are the heirs of Janet Louise Johnson, Deceased.

Given under my hand and seal of said Court, in the City of Dallas, October 22, 2024
JOHN F. WARREN, County Clerk
Dallas County, Texas
By: Krisitan Macon, Deputy

10/25

CITATION
BY PUBLICATION
THE STATE OF TEXAS
CAUSE NO. PR-24-02975-1

By publication of this Citation in some newspaper published in the County of Dallas, for one issue, prior to the return day hereof **ALL UNKNOWN HEIRS and ALL PERSONS INTERESTED IN THE ESTATE OF Santos Recinos, Deceased**, are cited to be and appear before the Probate Court of Dallas County, Texas at the Renaissance Tower, in the City of Dallas, on the first Monday after service hereof is perfected, to wit: **Monday, November 04, 2024, to answer the First Amended Application For Determination Of**

Heirship And For Letters Of Independent Administration Without Bond filed by Imelda Sanchez Recinos, on the October 21, 2024, in the matter of the Estate of: Santos Recinos, Deceased, No. PR-24-02975-1, and alleging in substance as follows:

Applicant alleges that the decedent died on January 12, 2022, in Cedar Hill, Dallas County, Texas, and prays that the Court hear evidence sufficient to determine who are the heirs of Santos Recinos, Deceased.

Given under my hand and seal of said Court, in the City of Dallas, October 21, 2024
JOHN F. WARREN, County Clerk
Dallas County, Texas
By: Alante Williams, Deputy

10/25

CITATION
BY PUBLICATION
THE STATE OF TEXAS
CAUSE NO. PR-16-00008-1

By publication of this Citation in some newspaper published in the County of Dallas, for one issue, prior to the return day hereof **VICKIE JEAN (HORTON) CURRY, WHOSE WHEREABOUTS ARE UNKNOWN AND CANNOT BE REASONABLY ASCERTAINED, ALL UNKNOWN HEIRS and ALL PERSONS INTERESTED IN THE ESTATE OF Lamar H. Ewing, Jr., Deceased**, are cited to be and appear before the Probate Court of Dallas County, Texas at the Renaissance Tower, in the City of Dallas, on the first Monday after service hereof is perfected, to wit: **Monday, November 04, 2024, to answer the Fourth Amended Application to Determine Heirship filed by George Miles Lipscomb, Jr., on the February 05, 2024, in the matter of the Estate of: Lamar H. Ewing, Jr., Deceased, No. PR-24-02975-1, and alleging in substance as follows:**

Applicant alleges that the decedent died on October 17, 2014 in Dallas, Dallas County, Texas, and prays that the Court hear evidence sufficient to determine who are the heirs of Lamar H. Ewing, Jr., Deceased.

Given under my hand and seal of said Court, in the City of Dallas, October 22, 2024
JOHN F. WARREN, County Clerk
Dallas County, Texas
By: Alexis Cabrales, Deputy

10/25



CITATIONS BY PUBLICATION

CITATION
BY PUBLICATION
THE STATE OF TEXAS

GIOVANNI GARCIA RAMIREZ, Defendant. in the hereinafter styled and numbered cause: **CC-23-08484-B**

YOU are hereby commanded to appear before the **County Court at Law No. 2**, of Dallas County, Texas and file a written answer at George Allen Courthouse, 600 Commerce Street, Dallas, Texas at or before 10:00 o'clock a.m. of the first Monday after the expiration of 42 days from the date of issuance hereof, being **Monday, 18th day of November, 2024**, a Default Judgment may be taken against you.

Said Plaintiffs Original Petition was filed on in cause number **CC-23-08484-B**, Styled **ULISES RIVERA-GONZALEZ, INDIVIDUALLY AND A/N/F OF A MINOR, Plaintiff(s) vs RUBEN MUNOZ ALVAREZ; JONATHAN GARCIA RAMIREZ; GIOVANNI GARCIA RAMIREZ; MIL TON RAMIREZ**, Defendant (s). The nature of plaintiffs demand being as follows: **DAMAGES (COLLISION) (ACCOUNT).**

STATEMENT

This is a suit for negligence arising out of a collision that occurred on or about April 10, 2022. Plaintiff's ULISES RIVERA-GONZALEZ Individually and A/N/F of U.R., a minor, were traveling southbound at 200 S. Buckner Blvd in the left lane, with Defendant GIOVANNI GARCIA RAMIREZ 's vehicle traveling closer behind Plaintiffs slowed to make a U-turn, but Defendant GIOVANNI GARCIA RAMIREZ 's vehicle failed to control its speed and rear-ended Plaintiffs. Plaintiffs pulled over into a nearly/parking lot when Defendant instead took off Plaintiff's then called the police and pursued Defendant, who was driving at a reduced speed due to the damage to their vehicle. Defendant, who did not realize they were being followed, pulled over into a ditch on a private road of the highway. When Plaintiffs pulled up behind them and asked for their insurance, the Defendant took off running. Plaintiff's stayed at a safe distance and took video footage, following the police

operator's advice to stay! at a distance. Plaintiff's then pulled over to a nearby gas station about half a mile away and waited for police to arrive. After about an hour of waiting, Plaintiffs returned to the scene to find Defendant GIOVANNI GARCIA RAMIREZ's vehicle moved and another vehicle parked next to it. While attempting to exchange insurance with Defendant, the altercation turned physical and fearing for both his son's, Plaintiffs retreated to his vehicle. When Plaintiff's did so, Defendant and the two individuals that brought the other vehicle in sped off without exchanging information. On information and belief, Defendant GIOVANNI GARCIA RAMIREZ was the owner of the vehicle at the time of the collision. Plaintiff's sustained serious injuries and property damages as a result of the collision directly caused by Defendant GIOVANNI GARCIA RAMIREZ 's negligence.

If this citation is not served within ninety days after the date of its issuance, it shall be returned unserved. The officer executing this process shall promptly execute the same according to law, and make due return as the law directs. Plaintiffs attorney RAMON EDUARDO GONZALEZ 1111 W MOCKINGBIRD LN SUITE 260 DALLAS TX 75247

HEREIN FAIL NOT, but of this writ make answer as the law requires.

WITNESS: JOHN F. WARREN, Clerk of the County Court of Dallas County Court at Law No. 2, George Allen Courthouse, 600 Commerce Street, Dallas, Texas 75202.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, at Dallas, Texas, this **7th day of October, 2024 A.D.**

JOHN F. WARREN, County Clerk Of the County Court of Dallas County
By: /s/ Guisla Hernandez, Deputy

10/11,10/18,10/25,11/1

CITATION
BY PUBLICATION
THE STATE OF TEXAS
RALPH ROMERO GREETINGS:

You have been sued. You may employ an attorney. If you or your attorney do not file a written answer with the Clerk on or before ten o'clock A.M., of the first Monday after the expiration of forty-two days from the date of issuance of

LEGAL NOTICES
CONTINUED

this citation, same being Monday the **25TH DAY OF NOVEMBER, 2024**, at or before ten o'clock A.M. before the Honorable **298TH DISTRICT COURT** of Dallas County, Texas, at the George Allen Courthouse, 600 Commerce Street, Dallas, Texas, 75202, a Default Judgment may be taken against you. In addition to filing a written answer with the clerk, you may be required to make initial disclosures to the other parties of this suit. These disclosures generally must be made no later than 30 days after you file your answer with the clerk. Find out more at TexasLawHelp.org.

Said **PLAINTIFFS' FIRST AMENDED PETITION** was filed in said court, ON THIS THE **23RD DAY OF JULY, 2024**, in this cause, numbered **DC-24-03434** on the docket of said Court, and styled: **AL-FREDO CASTILLEJA, INDIVIDUALLY AND AS NEXT FRIEND OF J.C.,** Petitioner vs. **LUKE'S SOLAR SQUAD, LLC, CT2 SOLAR, LLC DBA THE SOLAR COMPANY, RALPH ROMERO, AND AVVJO SERVICES LLC DBA A VVIO SOLAR** Respondent.

A brief statement of the nature of this suit is as follows: **ON OR ABOUT JULY 23, 2022, PLAINTIFFS WERE TRAVELING THROUGH A PARKING LOT. AT SAID TIME AND PLACE, DEFENDANT ROMERO WAS OPERATING A FORKLIFT IN THE PARKING LOT WHEN HE, SUDDENLY AND WITHOUT WARNING, STRUCK PLAINTIFFS' VEHICLE FROM THE REAR. THIS COLLISION CAUSED SEVERE INJURIES TO PLAINTIFFS.**

as is more fully shown by Petitioner's Petition on file in this suit.

If this citation is not served within ninety days after the date of its issuance, it shall be returned unserved.

The officer executing this process shall promptly execute the same according to law, and make due return as the law directs.

Issued and given under my hand and seal of said Court at Dallas, Texas **ON THIS THE 7TH DAY OF OCTOBER, 2024.**

FELICIA PITRE
Clerk of the District Court of Dallas County, Texas
George Allen Courts Building
600 Commerce Street Suite 103

Dallas, Texas, 75202
By: **SHELIA BRADLEY,**
Deputy

10/11,10/18,10/25,11/1

CITATION BY PUBLICATION
THE STATE OF TEXAS
GUILLERMO SANCHEZ
GREETINGS:

You have been sued. You may employ an attorney. If you or your attorney do not file a written answer with the Clerk on or before ten o'clock A.M., of the first Monday after the expiration of forty-two days from the date of issuance of this citation, same being Monday the **18TH DAY OF NOVEMBER, 2024**, at or before ten o'clock A.M. before the Honorable **192ND DISTRICT COURT** of Dallas County, Texas, at the George Allen Courthouse, 600 Commerce Street, Dallas, Texas, 75202, a Default Judgment may be taken against you. In addition to filing a written answer with the clerk, you may be required to make initial disclosures to the other parties of this suit. These disclosures generally must be made no later than 30 days after you file your answer with the clerk. Find out more at TexasLawHelp.org.

Said Petitioner's Petition was

filed in said court, ON THIS THE **5TH DAY OF JUNE, 2024**, in this cause, numbered **DC-24-08144** on the docket of said Court, and styled: **MARIO PENA,** Petitioner vs. **GUILLERMO SANCHEZ** Respondent. A brief statement of the nature of this suit is as follows:

ORIGINAL PETITION TO QUIET TITLE

as is more fully shown by Petitioner's Petition on file in this suit.

If this citation is not served within ninety days after the date of its issuance, it shall be returned unserved.

The officer executing this process shall promptly execute the same according to law, and make due return as the law directs.

Issued and given under my hand and seal of said Court at Dallas, Texas **ON THIS THE 4TH DAY OF OCTOBER, 2024.**

FELICIA PITRE
Clerk of the District Court of Dallas County, Texas
George Allen Courts Building
600 Commerce Street Suite 103
Dallas, Texas, 75202
By: **SHELIA BRADLEY,**
Deputy

10/11,10/18,10/25,11/1

IN THE JUVENILE COURT OF MEMPHIS AND SHELBY COUNTY, TENNESSEE
IN THE MATTER OF:

Laylonni Simone McGhee,
DOB: 11/03/2020 Docket
Number: FF6502

A child under eighteen (18) year of age

ORDER OF PUBLICATION

In this cause, it appears to the Court from the allegations of the dependency and neglect petition filed, and duly sworn to, that the residence of Leandre Veal is unknown and cannot be ascertained by diligent search and inquiry; and that the whereabouts of Leandre Veal cannot be found or the post office address of said Respondent cannot be ascertained; and therefore, the ordinary process of law cannot be served upon said Respondent; that a provisional hearing will be held on **September 16, 2024 at 9 a.m.** where all other parties have been served; and a provisional order will be entered against Respondent; and Respondent is hereby notified that the disposition of the order entered at the provisional hearing shall become final as to her if she fails to make an appearance in this matter at that hearing; and that a copy of this order be published for four consecutive weeks in the Daily Commer-

cial Record.
Janeen R. Gordon, Clerk of Court

10/11,10/18,10/25,11/1

CITATION BY PUBLICATION
THE STATE OF TEXAS
LUTHER ALEXANDER YOST,
Defendant. in the hereinafter styled and numbered cause: **CC-24-02935-E**

YOU are hereby commanded to appear before the **County Court at Law No. 5**, of Dallas County, Texas and file a written answer at George Allen Courthouse, 600 Commerce Street, Dallas, Texas at or before 10:00 o'clock a.m. of the first Monday after the expiration of 42 days from the date of issuance hereof, being **Monday, 2nd day of December, 2024**, a Default Judgment may be taken against you.

Said Plaintiffs Original Petition was filed on in cause number **CC-24-02935-E**, Styled **CITY OF DALLAS,** Plaintiff (s) vs **LUTHER ALEXANDER YOST; DALLAS COUNTY, IN ITS OWN BEHALF AND ON BEHALF OF DALLAS COUNTY COMMUNITY COLLEGE DISTRICT, PARKLAND,** Defendant (s). The nature of plaintiffs demand being as follows: **CONDEMNATION (AC-COUNT).**

STATEMENT TO: Luther Alexander Yost, whose residence is unknown, and if they be deceased, their respective heirs and legal representatives, whose names and residences are unknown. You are hereby notified that a hearing will be held at 10:00 a.m. on the first Monday after the expiration of forty-two days (42) days from the date of issuance hereof, that is to say **Monday, the 18th day of November 2024 at 10:00 a.m.,** the special commissioners will hear the parties to assess the damages of the owner of the property being condemned. The hearing shall be conducted via the Zoom platform or at any other time or place to which they may thereafter adjourn the hearing, for the purpose of assessing damages in accordance with the evidence presented at the hearing. Zoom instructions as follow: Zoom Meeting <https://us02web.zoom.us/j/85376819010?pwd=DSG2jECjjTf14f1Va6NeylrmIHuYd7.1> Meeting ID: 853 7681 9010 Passcode: 527259

The City of Dallas filed a

LEGAL NOTICES

CONTINUED ON NEXT PAGE

Vaping can cause irreversible lung damage.

TalkAboutVaping.org

Get the facts about youth vaping.

American Lung Association.

#DoTheVapeTalk

LEGAL NOTICES
CONTINUED

Statement in Condemnation on the 24th day of April 2024, Cause No. CC-24-02935- E styled City of Dallas v. Luther Alexander Yost, et al. This case is pending in the County Court at Law No. 5 of Dallas County, Texas.

The City of Dallas is the Plaintiff and The Defendants are Luther Alexander Yost, whose residence is unknown, and if they be deceased, their respective heirs and legal representatives, whose names and residences are unknown; City of Dallas, Texas; Dallas County in its own behalf and on behalf of Dallas County Community College District, Parkland Hospital District, Dallas Independent School District, and City of Dallas. The name and address of the attorney for Plaintiff is Christopher C. Gunter, Senior Assistant City Attorney, Dallas City Hall, 1500 Marilla Street, Room 7DN, Dallas, Texas 75201.

This suit is an eminent domain proceeding in which the City of Dallas seeks to condemn and acquire fee simple property for the installation, use and maintenance of a levee, swale, channel or other improvements as may be necessary, for the control of drainage and flooding and for any other municipal purpose located in Dallas County,

Texas, for the purpose of the Dallas Water Utilities 1501 Brookhaven Drainage Project in the City and County of Dallas, Texas. The property being condemned is an approximately a 1,654 square foot (0.038 acre) tract of land out of the John W. Wright Survey. Abstract No 1551 City of Dallas, Dallas County Texas lying in that tract labeled Yost Reserved to Centerline Creek Block D/3767, Luther A Yost Subdivision an addition to the City of Dallas, Dallas County Texas according to the plat recorded in Volume 15 Page 53 Map Records, Dallas County Texas (M R D C T) and also being out of a tract of land conveyed to Luther A Yost by warranty deed recorded in Volume 2335 Page 634 Deed Records, Dallas County Texas (D R D C T) and such property being fully described in Exhibit "A" of Plaintiffs' Statement in Condemnation filed under the above-referenced cause number.

The interests of these Defendants are that they either own or claim an interest in said property, subject to unpaid accrued taxes.

You are further notified that you may appear at the hearing before the Special Commissioners and present evidence you desire on the issue of damages to be assessed against the City. If you do not appear at the

hearing, the Special Commissioners may proceed to assess the damages of the owner of the property being condemned."

If this citation is not served within ninety days after the date of its issuance, it shall be returned unserved. The officer executing this process shall promptly execute the same according to law, and make due return as the law directs. Plaintiffs attorney CHRISTOPHER CHARLES GUNTER 7BN Dallas City Hall 1500 Marilla Street Dallas TX 75201 **HEREIN FAIL NOT**, but of this writ make answer as the law requires.

WITNESS: JOHN F. WARREN, Clerk of the County Court of Dallas County Court at Law No. 5, George Allen Courthouse, 600 Commerce Street, Dallas, Texas 75202.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, at Dallas, Texas, this **15th day of October, 2024** A.D.

JOHN F. WARREN, County Clerk Of the County Court of Dallas County
By: /s/ Guisla Hernandez, Deputy

10/18,10/25,11/1,11/8

**CITATION
BY PUBLICATION
The State of Texas**

Defendant. in the hereinafter styled and-numbered cause: **CC-24-065-1-2-E**

YOU are hereby commanded to appear before the **County**

Court at Law No. 5, of Dallas County, Texas and file a written answer at George Allen Courthouse, 600 Commerce Street, Dallas, Texas at or before 10:00 o'clock a.m. of the first Monday after the expiration of 42 days from the date of issuance hereof, being **Monday, 2nd day of December, 2024**, a Default Judgment may be taken against you.

Said Plaintiffs Original Petition was filed on in cause number **CC-24-06512-E**, Styled **RODNEY DAMON PRUITT; THOMAS ANTHONY FRANKLIN**, Plaintiff (s) vs **SARA MEGAN ALLEN**, Defendant (s). The nature of plaintiffs demand being as follows: **DAMAGES (COLLISION) (ACCOUNT)**.

STATEMENT

The Original Petition of Plaintiff was filed against Defendant Sara Megan Allen on September 9, 2024, in the 05th County Court of Dallas County, Texas, and is numbered CC-24- 06512-E, and entitled Thomas Anthony Franklin and Rodney Damon Pruitt V. Sara Megan Allen. This nature of this suit arises out of a motor vehicle accident. There were several diligent attempts to locate Defendant Sara Megan Allen. The Court signed an Order for Substituted Service by Publication on October 09, 2024, as evidenced in the attached Order. The Court has authority in this suit to enter any judgment in the Plaintiffs interest

which will be binding upon you.

If this citation is not served within ninety days after the date of its issuance, it shall be returned unserved. The officer executing this process shall promptly execute the same according to law, any make due return as the law directs. Plaintiff's attorney HAZIM MANDAVIA ALMASRI & MARZWANIAN LAW GROUP PLLC, 811 S. CENTRAL EXPWY, STE 600,-RICHARDSON,75080

HEREIN FAIL NOT, but of this writ make answer as the law requires.

WITNESS: JOHN F. WARREN, Clerk of the County Court of Dallas County Court at Law No. 5, George Allen Courthouse, 600 Commerce Street, Dallas, Texas 75202.

GIVEN UNDER MY HAND AND SEAL OF OFFICE, at Dallas, Texas, this **21st day of October, 2024** A.D.

JOHN F. WARREN, County Clerk Of the County Court of Dallas County
By: /s/ Momodou Bayo, Deputy

10/25,11,1,11/8,11/15

