

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

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.

In accordance with the Texas property code, Chapter 59, Advantage Storage at 3471 Broadway Blvd, Garland/Texas/75043, will conduct a public auction to satisfy a landlord's lien. Units will be sold to the highest bidder for cash. Seller reserves the right to withdraw any unit or not accept any bid at time of sale. Sale will be held ONLINE at www.storage-treasures.com on Friday, 05/08/2026 at 11:30AM. A deposit may be required for removal and cleanup. Names of tenants and general

description: Pricila Hinojos-Misc totes bags

Tenants may redeem their goods for full payment in cash only up to time of auction. Call Advantage Storage at 972-840-0141.

Auctioneer: ONLINE 04/23/2026 & 04/30/2026

4/23,4/30

Public Auction Compass Self Storage 1150 S. US Highway 67 Cedar Hill, Tx 75104 972-293-5880

- #15 Moesha Browning
#26 Jaylen Thomas
#112 Kristopher Brown
#389 Theodore Kirk
#390 Kauanna Robinson

The goods in this auction are being sold, pursuant to the TX Self Storage Property Code. The goods are generally described as household goods/business related items, unless otherwise noted. Compass Self Storage reserves the right to accept or reject any and all bids. The payment terms, are CASH ONLY. Complete terms of the Auction will be posted, the day of the sale, at the Auction Site. See and bid on all units @ www.storage-treasures.com , May 8th 2026 ending at 10:00 AM

4/23,4/30

NOTICE OF PUBLIC SALE: Self-storage Cube contents of the following customers containing household and other goods will be sold for cash by Cube Smart Management, LLC located at 2711 Cedar Springs Rd. Dallas TX 75201 to satisfy a lien on May 14, 2026 at approx. 12:00 PM at www.storage-treasures.com: Ashley Ungerleider, Brandon Gholston, Duane Thomas, Diontae Phifer, Shoncy Raspberry, Odis Garrett, Erica Oneal.

4/23,4/30

NOTICE OF PUBLIC SALE: Pursuant to Chapter 59 of the Texas Property Code, Self-storage contents of the following customers containing household and other goods will be sold for cash by CornerStor Self Storage as Agent for Owner 200 Overlook Dr, Suite 1010, Red Oak, TX 75154 to satisfy a landlord's lien beginning on 4/16/2026 at

10:00 AM and ending 5/7/2026 at approx. 10:00 AM at www.storageauctions.com.

Linda and James Willis-Boxes, Electronics, Chairs; Willie Hill- Couches, Mattresses, Furniture; Ronda Smalley- Furniture, Chairs, Boxes; Jacob Romanos-Furniture, Electronics, Tools; Jeffrey Young- Electronics, Boxes, Furniture; Keilan Williams- Mattresses, Chair, Mirrors; James Bert Gardner- Boxes, Electronics, Furniture; James Bert Gardner- Boxes, Shelving, Table.

4/23,4/30

NOTICE OF PUBLIC SALE 780 S. MACARTHUR BLVD #110 COPPELL, TX 75019

All EQUIPMENT, GOODS, ACCESSORIES, FURNITURE AND THE LIKE FOR FORMER FSH AQUA LOCATED AT 780 S. MACARTHUR BLVD #110 COPPELL, TX 75019 WILL BE SOLD FOR THE HIGHEST CASH PRICE AT 1 PM ON MAY 5, 2026. FOR FURTHER INFORMATION, PLEASE CONTACT ANGEL SOMKHAM AT P.O. BOX 833009, RICHARDSON, TEXAS 75083-3009.

4/27,4/28,4/29,4/30,5/1

Public Auction Compass Self Storage 4330 South State Highway 360 Grand Prairie, TX 75052 214-235-0623

Dear Michael Frost - Unit 6010 Kiaura McDougal - Unit 5523

The goods in this auction are being sold, pursuant to the TX Self Storage Property Code. The goods are generally described as household goods/business related items, unless otherwise noted. Compass Self Storage reserves the right to accept or reject any and all bids. The payment terms, are CASH ONLY. Complete terms of the Auction will be posted, the day of the sale, at the Auction Site. See and bid on all units @ www.selfstorageauction.com, 5/15/2026, ending at 10:00 am.

4/30,5/7

Pursuant to Chapter 59, Texas Property Code, Advantage Storage, which is located at 7301 Lakeview

Pkwy, Rowlett TX 75088 will hold a public auction of property being sold to satisfy a landlord's lien online at www.StorageTreasures.com. The auction will end on or around 11:00 am on (05/15/2026). Property will be sold to the highest bidder. Cash deposit for removal and cleanup is required. Seller reserves the right to withdraw property from sale. Property being sold includes Andrea Ramos and Brandi Smith: Household and Personal Items. Contact Advantage Storage @ 469-814-0975.

4/30,5/7

Public Auction at Devon Self Storage, 1606 Plantation Rd, Dallas, Tx 75235

Tenant Name: Nadezhda Corson, Furniture, boxes, Walter Henderson, Wooden Crates, Miscellaneous items, Abdul Al Qershi, Boxes, Bags, Household Items, Otto Schmidt, Household Goods, Appliances, Outdoor Equipment,

Eboni Gowans, Furniture, Electronics, Boxes, Hill Tengemana, Furniture, Office Equipment, Document/Files, Boxes, Kimberly Brinkley, Household Goods, Furniture, Boxes, J Alfonso Cabanas Jr., Furniture, Appliances, Motor Vehicle Parts,

Adrian L Harris, Furniture, Outdoor equipment, Motor Vehicle Parts,

Javier Angel Martinez, Household Goods, Outdoor Equipment, Boxes/Bags, Josiah Phillips, Furniture, Clothing/Shoes, Outdoor Equipment, Boxes/Bags, Frank Johnson, Household goods, Furniture, Clothing/Shoes, Tools, Boxes. Demetrius Blakely; Boxes and Totes, Books, Clothing, Outdoor Lighting, Electronics,

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 05/06/2026 at 10:00AM and will continue until 05/20/2026 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.storage-

treasures.com for all other terms and conditions governing the bidding and auction process.

4/30,5/7

In accordance with the Texas property code, Chapter 59, Gibson Storage at 150 Seagoville Road, Seagoville , will conduct a public auction to satisfy a landlord's lien. Units will be sold to the highest bidder for cash. Seller reserves the right to withdraw any unit or not accept any bid at time of sale. Sale will be held at 150 Seagoville Road, Seagoville on 4/27/2026, 5/20/2026 at 10:30AM.

A deposit may be required for removal and cleanup.

Names of tenants and general description: Kristy Thornhill, Misc. Household items

Tenants may redeem their goods for full payment in cash only up to time of auction. Call Gibson Storage at 9726075935 .

Auctioneer: StorageAuctions.com 4/30/2026 & 5/1/2026

4/30,5/1

In accordance with the Texas property code, Chapter 59, CTR INCIDENT MANAGEMENT SPECIALIST at 5420 forney rd, DALLAS TX 75227 , will conduct a public auction to satisfy a landlord's lien. Units will be sold to the highest bidder for cash. Seller reserves the right to withdraw any unit or not accept any bid at time of sale. Sale will be held at 5420 forney rd, DALLAS TX 75227 on WEDNESDAY, 7/1/2026 at 12:00PM.

A deposit may be required for removal and cleanup.

Names of tenants and general description: ZXJF17FA006167 partial vin burned vehicle no plate

Tenants may redeem their goods for full payment in cash only up to time of auction. Call CTR INCIDENT MANAGEMENT SPECIALIST at 9727775050 .

Auctioneer: RENEBATES 4/30/2026 & 05/11/2026

4/30,5/11



LEGAL NOTICES
CONTINUED

**BID
NOTICES**

**CITY OF
DESOTO**

REQUEST FOR
QUALIFICATIONS (RFQ)
SOLICITATION NUMBER:
RFQ-2026-019
DUE DATE: May 14, 2026 at
4:00 PM

**BID TITLE: SCULPTURAL
ARTWORK FOR GRIMES
PARK**

The City of DeSoto, Texas
is accepting sealed qualifi-
cations for Sculptural Art-
work for Grimes Park

Sealed qualifications will be
received and time stamped at
the Action Center located at
211 E. Pleasant Run Road,
DeSoto, TX 75115 until 4:00
P.M. on May 14, 2026. Any
qualifications received after
4:00 P.M. on May 14, 2026,
regardless of the mode of
delivery, shall be returned
unopened.

Solicitation and other qualifi-
cation documents can be
downloaded from www.planet-
bids.com or requested from
the Purchasing Division via
email CMitchell@desoto-
texas.gov. The City is not re-
sponsible for any vendor's
cost associated with the
preparation of qualification
documents.

The City of DeSoto reserves
the right to reject any or all
qualifications, in whole or part,
to waive any informality in any
qualification or accept qualifi-
cations which, in its discretion,
is in the best interest of the
City of DeSoto.

4/23,4/30

**CITY OF
MESQUITE**

ADVERTISEMENT FOR
BIDS
City of Mesquite Contract
No. 2026-072

Sealed competitive bids or
proposals as set forth and re-
quired in the plans and speci-
fications (either of which shall
hereinafter be referred to as
the "Bid") addressed to the
Mayor and City Council of the
City of Mesquite, Texas will be
received at the office of Ryan
Williams, Manager of Pur-
chasing at City Hall, Purchasing
Division, 2nd Floor, 757
North Galloway Avenue,
Mesquite, Texas 75149 until
2:00 p.m. on Wednesday,

May 20, 2026, for the follow-
ing: **Paving Improvements
for 2026 Alley Reconstruc-
tion – City Contract # 2026-
072.**

As set forth in the plans and
specifications, this project is to
complete approximately 6000
SY of concrete pavement re-
pairs and 4000 SY of asphalt
pavement replacements
across 14 alleys.

A pre-bid conference will
be held at 2:00 p.m. on Tues-
day, May 12, 2026, at the City
of Mesquite Art Center located
at 1527 N. Galloway Avenue,
Mesquite, Texas 75149 in the
Upstairs Library.

Instruction to Bidders, propos-
al forms, plans and speci-
fications (the "Bid
Documents") may be obtained
from the Purchasing Depart-
ment Website and from **Bid-
Net Direct.**

The Bid shall be submitted on
the form provided in the Bid
Documents. Vendors should
check the Mesquite Purchasing
Department website,
<http://www.cityofmesquite.com/674/Bid-Openings-Specifications-Conferences>, and **Bid-
Net Direct**,
[www.bidnetdirect.com/city-
ofmesquite](http://www.bidnetdirect.com/city-ofmesquite), to view docu-
ments relating to this Bid.
Questions shall be submitted
through **BidNet Direct**, and
response will be posted
through **BidNet Direct.**

Bidder must submit, with their
Bid, a Cashier's check, Certi-
fied check or a Bid Bond from
an approved surety company,
in the amount of five percent
(5%) of their Bid as a guaran-
tee that the Bidder will enter
into a contract and guarantee
forms, if required, within 10
days after notice of award of
contract.

The successful bidder must
furnish both a Performance
Bond and a Payment Bond,
each in the amount of one
hundred percent (100%) of the
contract price, from an ap-
proved Surety company hold-
ing a permit from the State of
Texas to act as surety, and ac-
ceptable according to the lat-
est list of companies holding
Certificates of Authority from
the Secretary of the Treasury
of the United States, or an-
other Surety acceptable to the
City.

Further information concern-
ing the procurement may be
obtained **by email only** from
the City of Mesquite Engineer-
ing Division – Dylan Grinovich,
Graduate Engineer, dgrinovich@cityofmesquite.com,
assigned City Project Man-
ager.

The right is reserved by the
City of Mesquite to reject any
and all bids.
CITY OF MESQUITE, TEXAS

Sonja Land
City Secretary

4/30,5/7



IFB 2026-029-7114
Mobile Roadside
Tire Repairs and
Services

**BID / PROPOSAL
NOTICE** Dallas
County Purchasing
Agent Michael
Frosch 214-653-
6500 will receive
sealed bids/propos-
als electronically:
[https://www.bidnet-
direct.com/texas/dal-
las-county](https://www.bidnet-direct.com/texas/dallas-county) until 2:00
p.m. on THURS-
DAYS. All bids will
be publicly read at
2:30 P.M. on THURS-
DAYS. Bid openings
can be viewed at:
Join live event +1
469-208-1731 United
States, Dallas (Toll)
Conference ID: 787
695 011# on June 11,
2026, at 2:30 PM
(CST). Solicitation
packets may be ob-
tained from Dallas
County Purchasing
Department by ap-
pointment only.
Hard copy submittals
will be received
at Dallas County
Purchasing Depart-
ment at 500 Elm
Street, Suite 5500,
Dallas, TX 75202 on
or prior to the due
date and time.

4/30,5/7



IFB 2026-031-7116
Public Health Vending
Machines

**BID / PROPOSAL
NOTICE** Dallas
County Purchasing
Agent Michael
Frosch 214-653-
6500 will receive
sealed bids/propos-
als electronically:
[https://www.bidnet-
direct.com/texas/dal-
las-county](https://www.bidnet-direct.com/texas/dallas-county) until 2:00
p.m. on THURS-
DAYS. All bids will
be publicly read at
2:30 P.M. on THURS-
DAYS. Bid openings
can be viewed at:
Join live event +1
469-208-1731 United
States, Dallas (Toll)
Conference ID: 787
695 011# on June 11,
2026, at 2:30 PM
(CST). Solicitation
packets may be ob-
tained from Dallas
County Purchasing
Department by ap-
pointment only.
Hard copy submittals
will be received
at Dallas County
Purchasing Depart-
ment at 500 Elm
Street, Suite 5500,

Dallas, TX 75202 on
or prior to the due
date and time.

4/30,5/7



RFP-2026-028-7113
Vended Meals Food
Services for the Ju-
venile Department
Nutrition
Program

**BID / PROPOSAL
NOTICE** Dallas
County Purchasing
Agent Michael
Frosch 214-653-
6500 will receive
sealed bids/propos-
als electronically:
[https://www.bidnet-
direct.com/texas/dal-
las-county](https://www.bidnet-direct.com/texas/dallas-county) until 2:00
p.m. on THURS-
DAYS. All bids will
be publicly read at
2:30 P.M. on THURS-
DAYS. Bid openings
can be viewed at:
Join live event +1
469-208-1731 United
States, Dallas (Toll)
Conference ID: 563
124 481# on June 4,
2026, at 2:30 PM
(CST). Solicitation
packets may be ob-
tained from Dallas
County Purchasing
Department by ap-
pointment only.
Hard copy submittals
will be received
at Dallas County
Purchasing Depart-
ment at 500 Elm
Street, Suite 5500,
Dallas, TX 75202 on
or prior to the due
date and time.

4/30,5/7

**PUBLIC
NOTICES**

**CITY OF
MESQUITE**

NOTICE OF PUBLIC
HEARING

The Mesquite City Council
will hold public hearings on the
following items at 7:00 p.m.,
Monday, May 18, 2026, in the
City Council Chambers of City
Hall located at 757 North Gal-
loway Avenue, to determine
whether the zoning classifica-
tion shall be changed on the
following properties:

1. ZONING APPLICATION
NO. Z0226-0441.
Conduct a public hearing and
consider an ordinance for
Zoning Application No. Z0226-
0441 submitted by WRA Archi-
tects on behalf of Mesquite
ISD for a zoning change from
Single Family Residential R-3
to Single Family Residential

R-3 with a Conditional Use
Permit to allow an elementary
school located at 3719 and
4000 Moon Drive.

2. ZONING APPLICATION
NO. Z0126-0439.

Conduct a public hearing and
consider an ordinance for
Zoning Application No. Z0126-
0439 submitted by Dynamic
Engineering on behalf of
Johnson Development Associ-
ates for a zoning change to
amend Planned Development
– Light Commercial Ordinance
No. 5129 to allow miniware-
housing, self-storage as a per-
mitted use with modified
development standards lo-
cated on the southern 5-acre
portion of 5201 Northwest
Drive.

4/30

**CITY OF
UNIVERSITY PARK**

NOTICE OF PUBLIC
HEARING
SNIDER PLAZA PUBLIC IM-
PROVEMENT DISTRICT
UNIVERSITY PARK, TEXAS
May 19, 2026

Pursuant to Texas Local Gov-
ernment Code Chapter 372,
notice is hereby given that the
University Park City Council
will hold a public hearing to
consider the establishment of
the Snider Plaza Public Im-
provement District (the "PID").

The public hearing will be
held at 5:00 p.m. on Tuesday,
May 19, 2026, in the Council
Chamber of City Hall, 3800
University Blvd, University
Park, Texas.

1. **General Nature of the
Proposed Services and Im-
provements.** The assess-
ments to be levied in the
District and provided to Snider
Plaza Public Improvement
District shall be used to pro-
vide additional options for
Snider Plaza parking and
parking regulation and control.
A portion of the assessments
may be used for the adminis-
tration of the District, including
costs related to city staff time,
liability insurance, and finan-
cial audit related costs as au-
thorized by the Public
Improvement District Assess-
ment Act in Chapter 372 of the
Texas Local Government
Code.

2. **Estimated Cost of the
Services and Improve-
ments; No Bonded Indebt-
edness.** During the ten (10)
year term of the District, the
annual cost of services and
improvements to be provided
by Snider Plaza Public Im-
provement District is esti-

LEGAL NOTICES
CONTINUED

mated to range from \$200,000 to \$250,000 annually. The total cost for the entire ten (10) year term is not anticipated to exceed \$2.3 M.

3. District Boundaries. The District is located within the City of University Park, Texas, a Texas home rule municipality. The proposed PID boundaries include properties located within Snider Plaza, generally south of Rankin Street, plus the City-owned property located at 3420 Rankin and the Southern Methodist University-owned property located at 3330 Daniel.

4. Proposed Method of Assessment The PID Petition requests that City Council apportion the costs of the services and improvements each year among the properties in the District for the special benefits accruing to such property. The costs shall be assessed according to the value of the real property and real property improvements as determined by the Dallas Central Appraisal District. Based on current City policy, the total assessment each year shall not exceed \$0.15 per \$100.00 of appraised value as determined by the Dallas Central Appraisal District. The real property of jurisdictions and entities that have obtained an exemption from City of University Park real property taxes pursuant to Tax Code (except under the provisions of Sections 11.24 and 11.28 of the Tax Code) will not be subject to an assessment on that portion of the assessed value of the property exempt from City real property taxes. Payment of assessments by other exempt jurisdictions and entities must be established by contract.

5. Apportionment of Cost between the District and the City. The City is not responsible for payment of assessments against City-owned property in the District. The City shall not bear any portion of the costs of the operations of the District, construction of the improvements, or management of the District, except as provided herein. However, as outlined in the Service Plan, the City intends to contribute a total of \$75,000 during the initial years of operation to support the formation of the PID.

At the public hearing, all interested persons may appear and be heard regarding the establishment of the PID, the proposed improvements and services, the boundaries of the

district, and the method of assessment.

A copy of the proposed service and assessment plan is available for public inspection at City Hall.

For additional information, please contact Amanda Hartwick, Special Projects Coordinator for the City of University Park at 214-987-5303.

Issued by the City of University Park, Texas, this the 30th day of April, 2026.

4/30

**TOWN OF
HIGHLAND PARK**

**TOWN OF HIGHLAND
PARK
LEGAL NOTICE
BOARD OF ADJUSTMENT
PUBLIC HEARING**

The Board of Adjustment will conduct a public hearing and consider three (3) variance requests; (1) from Section 12-101(3) to allow the reduction of the rear setback from an accessory building that includes a rear facing garage door from 10 feet to 3 feet, (2) from Section 8-601(7) to allow a gable facing and less than 20 feet from a side property line, and (3) from Section 8-601 (7) to reduce the setback for dormers behind the top plate from 30 inches to zero inches at 4666 Fairfax Avenue. The public hearing will be held at 8:30 a.m. on Wednesday, May 13, 2026, in the Town Council Chambers located at 4700 Drexel Dr.

For additional information regarding this application, contact Jeff Armstrong (214)559-9408 or jarmstrong@hptx.org. All interested parties are invited to attend the public hearing.

4/30

**TOWN OF
HIGHLAND PARK**

**TOWN OF HIGHLAND
PARK
LEGAL NOTICE
BOARD OF ADJUSTMENT
PUBLIC HEARING**

The Board of Adjustment will conduct a public hearing and consider a variance request from Section 12-101(3) to allow the reduction of the rear yard setback from 10 feet to 3 feet for a portion of a detached garage structure with a rear facing garage door at 3309 Cornell Avenue. The public hearing will be held at 8:30 a.m. on Wednesday, May 13, 2026, in the Town Council Chambers located at 4700 Drexel Dr.

For additional information regarding this application, contact Jeff Armstrong (214)559-9408 or jarmstrong@hptx.org. All interested parties are invited to attend the public hearing.

4/30

**TOWN OF
HIGHLAND PARK**

**TOWN OF HIGHLAND
PARK
LEGAL NOTICE
BOARD OF ADJUSTMENT
PUBLIC HEARING**

The Board of Adjustment will conduct a public hearing and consider four (4) variance requests; (1) from Section 8-601(1) to allow an additional 8' height above the 12.5' maximum top plate height requirement, (2) from Section 8-501 to allow a reduction of the 13-foot south side yard setback to 7 feet, (3) from Section 8-501 to allow a reduction of the 13-foot north side setback to 1 foot, and (4) from Section 8-601(1) to allow a reduction of the rear yard setback from 10 feet to 1 foot at 4215 Lakeside Drive. The public hearing will be held at 8:30 a.m. on Wednesday, May 13, 2026, in the Town Council Chambers located at 4700 Drexel Dr.

For additional information regarding this application, contact Jeff Armstrong (214)559-9408 or jarmstrong@hptx.org. All interested parties are invited to attend the public hearing.

4/30

**TEXAS ALCOHOL
& BEVERAGE
COMMISSION

LICENSES &
RENEWALS**

Application has been made with the Texas Alcoholic Beverage Commission for a BQ Wine and Malt Beverage Retailer's Off-Premise Permit by ORCHID OIL INC d/b/a TIGER MART 43, to be located at: 809 S. INTERESTATE 35 E, DESOTO, DALLAS COUNTY, TX 75115. Officer of said corporation is YOUSSEF

MERCHED, PRESIDENT/SECRETARY.

4/29,4/30

Application is being made with the Texas Alcoholic Beverage Commission for Wine and Malt Beverage Retail Dealer's On-Premise Permit with a Food and Beverage Certificate by LL High Performance Sports Food and Beverage Services, LLC d/b/a Indoor Soccer Arena located at 1000 W Crosby Rd Ste 114-120, Carrollton, Dallas County, Texas 75006. Managers of said company are Daniel Mijares and Patricio Castro.

4/30,5/1

Application has been made with the Texas Alcoholic Beverage Commission for a Wine and Malt Beverage Retail Dealer's On-Premise Permit by Vintage Wine Bar, LLC d.b.a. Vintage Wine Bar to be located at 5832 Live Oak St Dallas, Dallas County, Texas. Manager of said Corporation is: Paige Pasta Managing Mbr

4/30,5/1

Application has been made with the Texas Alcoholic Beverage Commission for a Brewer's License (BW) for HERITAGE BEVERAGES LLC dba HERITAGE BEVERAGES LLC at 4900 CALVERT ST S209, Dallas, Dallas County, Texas, 75204.

JOEL CELESTIN MINTEU FANKEM CARTER (MEMBER AND MANAGER) AND LETITIA MAPTUE

FOTSO (MEMBER AND MANAGER).

4/30,5/1

Application has been made with the Texas Alcoholic Beverage Commission for a Wine and Malt Beverage Retailer's Off-Premise Permit (BQ) for BJ Kunwar LLC dba Deez smoke 4 less at 2915 Esters Road, Irving, Dallas County, Texas, 75062. Gautam Kunwar - Owner (manager)

4/30,5/1

**NOTICE TO
CREDITORS**

**Notice to Creditors For
THE ESTATE OF William
Frank Wolfenbarger,
Deceased**

Notice is hereby given that Letters Testamentary upon the Estate of William Frank Wolfenbarger, Deceased were granted to the undersigned on the 23rd of March, 2026 by Probate Court No. 1 of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to Carol Blanchard within the time prescribed by law.

My address is c/o Law Office of Paul F. Tagg 16300 Addison Road, Suite 100 Addison, TX 75001
Executor of the Estate of William Frank Wolfenbarger Deceased.
CAUSE NO. PR-22-01663-1

4/30

**Notice to Creditors For
THE ESTATE OF RICHARD
ROWLAND LUDWIG,
Deceased**

Notice is hereby given that Letters Testamentary upon the Estate of RICHARD ROWLAND LUDWIG, Deceased were granted to the undersigned on the 28TH of APRIL, 2026 by Probate Court No. 3 of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to DONNA LEE LUDWIG within

LEGAL NOTICES
CONTINUED

the time prescribed by law. My address is 8750 Westminister Terrace, #5115, Dallas, TX 75243
Independent Executor of the Estate of RICHARD ROWLAND LUDWIG Deceased.
CAUSE NO. PR-26-00562-3

4/30

Notice to Creditors For THE ESTATE OF EDNA MAE PATTERSON, Deceased

Notice is hereby given that Letters Testamentary upon the Estate of EDNA MAE PATTERSON, Deceased were granted to the undersigned on the 20th of April, 2026 by Probate Court No. 1 of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to DANIEL LUTHER PATTERSON within the time prescribed by law. My address is Daniel Luther Patterson, c/o Karen M. Meaders, The Law Office of Karen M. Meaders, PLLC, P.O. Box 864078, Plano, Texas 75086-4078
Independent Executor of the Estate of EDNA MAE PATTERSON Deceased.
CAUSE NO. PR-26-00486-1

4/30

Notice to Creditors For THE ESTATE OF SIEGLINDE RADTKE, Deceased

Notice is hereby given that Letters Testamentary upon the Estate of SIEGLINDE RADTKE, Deceased were granted to the undersigned on the 19th of March, 2026 by Probate Court No. 3 of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to Ellen R. Griffin within the time prescribed by law. My address is Ellen R. Griffin c/o McFadyen Law Firm 7817 La Sobrina Dallas, TX 75248
Independent Executor of the Estate of SIEGLINDE RADTKE Deceased.
CAUSE NO. PR-25-03998-3

4/30

Notice to Creditors For THE ESTATE OF John Espinosa, Deceased

Notice is hereby given that Letters Testamentary upon the Estate of John Espinosa, Deceased were granted to the undersigned on the 16th of February, 2026 by Probate Court No. 1 of Dallas County,

Texas. All persons having claims against said estate are hereby required to present the same to Juan Espinosa within the time prescribed by law. My address is 4763 Barwick Drive Ste 100 Fort Worth, Texas 76132
Administrator of the Estate of John Espinosa Deceased.
CAUSE NO. PR-25-03876-1

4/30

Notice to Creditors For THE ESTATE OF BILLIE ROY KORNEGAY, Deceased

Notice is hereby given that Letters Testamentary upon the Estate of BILLIE ROY KORNEGAY, Deceased were granted to the undersigned on the 9TH of MARCH, 2026 by Probate Court No. 1 of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to BRENTON KORNEGAY within the time prescribed by law. My address is 8619 Sikorski Lane, Dallas, Texas 75228
Administrator of the Estate of BILLIE ROY KORNEGAY Deceased.
CAUSE NO. PR-25-01863-3

4/30

Notice to Creditors For THE ESTATE OF W. GARNER McNETT, JR., Deceased

Notice is hereby given that Letters Testamentary upon the Estate of W. GARNER McNETT, JR., Deceased were granted to the undersigned on the 16th of April, 2026 by Probate Court No. 3 of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to Louise Moser McNett within the time prescribed by law. My address is c/o Christina Ladd, HALES & SELLERS, PLLC, 12720 Hillcrest Road, Suite 830, Dallas, TX 75230
Independent Executor of the Estate of W. GARNER McNETT, JR. Deceased.
CAUSE NO. PR-26-00506-3

4/30

Notice to Creditors For THE ESTATE OF Artie Lee Bradford, Deceased

Notice is hereby given that Letters of Administration with Bond upon the Estate of Artie Lee Bradford, Deceased were granted to the undersigned on the 20th of April, 2026 by Probate Court No. 1 of Dallas County, Texas. All persons having claims against said estate are hereby required to

present the same to Janice Charlene Bradford c/o Fidel Saenz within the time prescribed by law. My address is 335 T C Jester Blvd., Houston, Texas 77007
Dependent Administrator of the Estate of Artie Lee Bradford, Deceased.
CAUSE NO. PR-24-01942-1

4/30

Notice to Creditors For THE ESTATE OF Clarence Hudell Oliver, Deceased

Notice is hereby given that Letters Testamentary upon the Estate of Clarence Hudell Oliver, Deceased were granted to the undersigned on the 16 of March, 2026 by Probate Court No. 3 of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to Shirley Green Oliver within the time prescribed by law. My address is 1030 Cedar Run Drive, Duncanville, Texas 75137
Administrator of the Estate of Clarence Hudell Oliver Deceased.
CAUSE NO. PR-25-01412-3

4/30

Notice to Creditors For THE ESTATE OF Norma Jean Beck, Deceased

Notice is hereby given that Letters of Administration upon the Estate of Norma Jean Beck, Deceased were granted to the undersigned on the 20 of April, 2026 by Probate Court No. 2 of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to Ronald E Wood within the time prescribed by law. My address is C/o 100 N. Central Expy. #1200 Richardson, TX 75080
Administrator of the Estate of Norma Jean Beck Deceased.
CAUSE NO. PR-25-02552-2

4/30

PROBATE CITATIONS

CITATION BY PUBLICATION THE STATE OF TEXAS CAUSE NO. PR-26-01275-1

By publication of this Citation in some newspaper published in the County of Dallas, for one issue, prior to the return day hereof **DERIK CADE, WHOSE WHEREABOUTS**

ARE UNKNOWN AND CANNOT BE REASONABLY ASCERTAINED, ALL UNKNOWN HEIRS and ALL PERSONS INTERESTED IN THE ESTATE OF Charles Cade Jr., Deceased, are cited to be and appear before the Probate Court of Dallas County, Texas at George Allen Courts Building, in the City of Dallas, on the first Monday after service hereof is perfected, to wit: **Monday, May 11, 2026, to answer the Application For Determination Of Heirship, For Independent Administration, And Issuance Of Letters Of Independent Administration Pursuant To Section 401.003 Of The Texas Estates Code (After 4 Years) filed by Terrence D. Cade, on the April 20, 2026,** in the matter of the **Estate of: Charles Cade, Jr., Deceased, No. PR-26-01275-1,** and alleging in substance as follows:

Applicant alleges that the decedent died on July 25, 2021 in Dallas County, Texas, and prays that the Court hear evidence sufficient to determine who are the heirs of **Charles Cade, Jr., Deceased.**

You are hereby notified that the testator's property may pass to the testator's heirs if the will is not admitted to probate. You are further notified that the person offering the testator's will for probate may not be in default for failing to present the will for probate during the four-year period immediately following the testator's death.

Given under my hand and seal of said Court, in the City of Dallas, April 22, 2026
JOHN F. WARREN, County Clerk
Dallas County, Texas
By: Kristian Macon, Deputy

4/30

CITATION BY PUBLICATION THE STATE OF TEXAS CAUSE NO. PR-26-01020-1

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 Eddie Kevin Coleman, Sr. a/k/a Eddie K. Coleman, Sr, Deceased,** are cited to be and appear before the Probate Court of Dallas County, Texas at George Allen Courts Building, in the City of Dallas, on the first Monday after service hereof is perfected, to wit: **Monday, May 11, 2026, to answer the Ap-**

plication To Determine Heirship And For Letters Of Independent Administration- Intestate filed by Edwina Coleman, on the March 30, 2026, in the matter of the **Estate of: Eddie Kevin Coleman, Sr. a/k/a Eddie K. Coleman, SR, Deceased, No. PR-26-01020-1,** and alleging in substance as follows:

Applicant alleges that the decedent died on December 06, 2025 in Dallas, Dallas County, Texas, and prays that the Court hear evidence sufficient to determine who are the heirs of **Eddie Kevin Coleman, Sr. a/k/a Eddie K. Coleman, Sr, Deceased.**

Given under my hand and seal of said Court, in the City of Dallas, April 22, 2026
JOHN F. WARREN, County Clerk
Dallas County, Texas
By: Kristian Macon, Deputy

4/30

CITATION BY PUBLICATION THE STATE OF TEXAS CAUSE NO. PR-24-01682-1

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 Phillip Albert Brewster, Deceased,** are cited to be and appear before the Probate Court of Dallas County, Texas at George Allen Courts Building, in the City of Dallas, on the first Monday after service hereof is perfected, to wit: **Monday, May 11, 2026, to answer the Second Amended Application To Determine Heirship And For Letters Of Administration - Intestate filed by Isabel Nico Allen, on the April 17, 2026,** in the matter of the **Estate of: Phillip Albert Brewster, Deceased, No. PR-24-01682-1,** and alleging in substance as follows:

Applicant alleges that the decedent died on November 22, 2023, in Mesquite, Dallas County, Texas, and prays that the Court hear evidence sufficient to determine who are the heirs of **Phillip Albert Brewster, Deceased.**

Given under my hand and seal of said Court, in the City of Dallas, April 22, 2026
JOHN F. WARREN, County Clerk
Dallas County, Texas
By: Alante Williams, Deputy

4/30

LEGAL NOTICES
CONTINUED ON NEXT PAGE



LEGAL NOTICES
CONTINUED

CITATION
BY PUBLICATION
THE STATE OF TEXAS
CAUSE NO. PR-26-01272-2

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 Lloyd James Timmons, II, Deceased**, are cited to be and appear before the Probate Court No. 2 of Dallas County, Texas at George Allen Courts Building, in the City of Dallas, on the first Monday after service hereof is perfected, to wit: **Monday, May 11, 2026, to answer the Application for Probate of Will and Issuance of Letters Testamentary filed by Ashley Raquel Patterson, on the April 14, 2026, in the matter of the Estate of: Lloyd James Timmons, II, Deceased, No. PR-26-01272-1**, and alleging in substance as follows:

Applicant alleges that the decedent died on June 30, 2025, in Dallas, Dallas County, Texas, and prays that the Court hear evidence sufficient to determine who are the heirs of **Lloyd James Timmons, II, Deceased**.

Given under my hand and seal of said Court, in the City of Dallas, April 22, 2026
JOHN F. WARREN, County Clerk
Dallas County, Texas
By: Alante Williams, Deputy

4/30

CITATION
BY PUBLICATION
THE STATE OF TEXAS
CAUSE NO. PR-26-01269-3

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 Janie L. Poole a/k/a Janie Lynette Poole, Deceased**, are cited to be and appear before the Probate Court No. 3 of Dallas County, Texas at George Allen Courts Building, in the City of Dallas, on the first Monday after service hereof is perfected, to wit: **Monday, May 11, 2026, to answer the Application for Probate of Will as Muniment of Title filed by Justin Drew Burk, on the April 17, 2026, in the matter of the Estate of: Janie L. Poole a/k/a Janie Lynette Poole, Deceased, No. PR-26-01269-3**, and alleging in substance as follows:

Applicant alleges that the decedent died on February 09, 2026, in Irving, Dallas County, Texas, and prays that the Court hear evidence sufficient to determine who are the heirs of **Janie L. Poole a/k/a Janie Lynette Poole, Deceased**.

Given under my hand and seal of said Court, in the City of Dallas, April 22, 2026
JOHN F. WARREN, County Clerk
Dallas County, Texas
By: Alante Williams, Deputy

4/30

CITATION
BY PUBLICATION
THE STATE OF TEXAS
CAUSE NO. PR-25-01358-1

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 Dwayne Boyle, Deceased**, are cited to be and appear before the Probate Court of Dallas County, Texas at George Allen Courts Building, in the City of Dallas, on the first Monday after service hereof is perfected, to wit: **Monday, May 11, 2026, to answer the Amended Application to Determine Heirship and for Letters of Independent Administration Pursuant to Texas Estates Code Section 401.003 filed by Rebecca Yorde, on the April 20, 2026, in the matter of the Estate of: Dwayne Boyle, Deceased, No. PR-25-01358-1**, and alleging in substance as follows:

Applicant alleges that the decedent died on January 06, 2023 in Mesquite, Dallas County, Texas, and prays that the Court hear evidence sufficient to determine who are the heirs of **Dwayne Boyle, Deceased**.

Given under my hand and seal of said Court, in the City of Dallas, April 23, 2026
JOHN F. WARREN, County Clerk
Dallas County, Texas
By: Alexis Cabrales, Deputy

4/30

CITATION
BY PUBLICATION
THE STATE OF TEXAS
CAUSE NO. PR-26-01060-1

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 Earnest Ray Williford, Jr., Deceased**, are cited

to be and appear before the Probate Court of Dallas County, Texas at George Allen Courts Building, in the City of Dallas, on the first Monday after service hereof is perfected, to wit: **Monday, May 11, 2026, to answer the Application For Judgment Declaring Heirship And For Independent Administration And Letters Of Administration Pursuant To Section 401.003 Of The Texas Estates Code filed by Judith Ann Williford, on the April 01, 2026, in the matter of the Estate of: Ernest Ray Williford, Jr., Deceased, No. PR-26-01060-1**, and alleging in substance as follows:

Applicant alleges that the decedent died on November 11, 2025 in Dallas, Dallas County, Texas, and prays that the Court hear evidence sufficient to determine who are the heirs of **Ernest Ray Williford, Jr., Deceased**.

Given under my hand and seal of said Court, in the City of Dallas, April 23, 2026
JOHN F. WARREN, County Clerk
Dallas County, Texas
By: Kristian Macon, Deputy

4/30

CITATION
BY PUBLICATION
THE STATE OF TEXAS
CAUSE NO. PR-26-01059-1

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 Susan Kay Williford, Deceased**, are cited to be and appear before the Probate Court of Dallas County, Texas at George Allen Courts Building, in the City of Dallas, on the first Monday after service hereof is perfected, to wit: **Monday, May 11, 2026, to answer the Application For Judgment Declaring Heirship And For Independent Administration And Letters Of Administration Pursuant To Section 401.003 Of The Texas Estates Code filed by Judith Ann Williford, on the April 01, 2026, in the matter of the Estate of: Susan Kay Williford, Deceased, No. PR-26-01059-1**, and alleging in substance as follows:

Applicant alleges that the decedent died on March 03, 2025 in Richardson, Collin County, Texas, and prays that the Court hear evidence sufficient to determine who are the heirs of **Susan Kay Williford, Deceased**.

Given under my hand and seal of said Court, in the City

of Dallas, April 23, 2026
JOHN F. WARREN, County Clerk
Dallas County, Texas
By: Kristian Macon, Deputy

4/30

CITATION
BY PUBLICATION
THE STATE OF TEXAS
CAUSE NO. PR-26-01320-1

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 Regina La'Shall Metcalf-Phillips, Deceased**, are cited to be and appear before the Probate Court of Dallas County, Texas at George Allen Courts Building, in the City of Dallas, on the first Monday after service hereof is perfected, to wit: **Monday, May 11, 2026, to answer the Application to Determine Heirship and for Letters of Administration by Agreement filed by Jessica Phillips a/k/a Jessica L. Phillips, on the April 20, 2026, in the matter of the Estate of: Regina La'Shall Metcalf-Phillips, Deceased, No. PR-26-01320-1**, and alleging in substance as follows:

Applicant alleges that the decedent died on May 06, 2024 in Dallas, Dallas County, Texas, and prays that the Court hear evidence sufficient to determine who are the heirs of **Regina La'Shall Metcalf-Phillips, Deceased**.

Given under my hand and seal of said Court, in the City of Dallas, April 24, 2026
JOHN F. WARREN, County Clerk
Dallas County, Texas
By: Alexis Cabrales, Deputy

4/30

CITATION
BY PUBLICATION
THE STATE OF TEXAS
CAUSE NO. PR-26-01184-1

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 Lorie Bomar, Deceased**, are cited to be and appear before the Probate Court of Dallas County, Texas at George Allen Courts Building, in the City of Dallas, on the first Monday after service hereof is perfected, to wit: **Monday, May 04, 2026, to answer the Application for the Appointment of Independent Administrator without Will and Determination**

of Heirship filed by Trent Bomar, on the April 13, 2026, in the matter of the Estate of: Lorie Bomar, Deceased, No. PR-26-01184-1, and alleging in substance as follows:

Applicant alleges that the decedent died on March 3, 2025, in Dallas, Dallas County, Texas, and prays that the Court hear evidence sufficient to determine who are the heirs of **Lorie Bomar, Deceased**.

Given under my hand and seal of said Court, in the City of Dallas, April 20, 2026
JOHN F. WARREN, County Clerk
Dallas County, Texas
By: Alante Williams, Deputy

4/30

CITATIONS BY
PUBLICATION

CITATION
BY PUBLICATION
THE STATE OF TEXAS
THE UNKNOWN HEIRS OR DEVISEES OF WILLIAM F. GILBERT 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 **MAY 25, 2026**, at or before ten o'clock A.M. before the Honorable **134TH 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 14TH DAY OF JANUARY, 2026, in this cause, numbered **DC-26-00651** on the docket of said Court, and styled: **PENNYMAC LOAN SERVICES, LLC, Petitioner vs. PATRICIA G. GILBERT, ROBERT GILBERT, TIMOTHY GILBERT, AND THE UNKNOWN HEIRS OR DEVISEES OF WILLIAM F. GILBERT, DECEASED** Re-

**LEGAL NOTICES
CONTINUED**

spondent. A brief statement of the nature of this suit is as follows:

THIS IS AN IN REM ACTION RELATING TO A SECURED INTEREST ENCUMBERING REAL PROPERTY COMMONLY KNOWN AS 1905 SPICEBERRY LN, MESQUITE, TX 75149 AND WITH THE LEGAL DESCRIPTION OF LOT 16, BLOCK 3, SKYLINE ADDITION NO. 1, AN ADDITION TO THE CITY OF MESQUITE DALLAS COUNTY, TEXAS, ACCORDING TO THE MAP THEREOF RECORDED IN VOLUME 47, PAGE 165, MAP RECORDS, DALLAS COUNTY, TEXAS. THE PETITION ALLEGES THAT THE RECORD OWNER OF THE PROPERTY WILLIAM F. GILBERT IS DECEASED AND THAT SOME OF HIS HEIRS, ASSIGNS AND DE- VISEES ARE UNKNOWN.

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 2ND DAY OF APRIL, 2026**

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

4/9,4/16,4/23,4/30

**CITATION
BY PUBLICATION
THE STATE OF TEXAS
RUTH GARCIA BLANCO
AND WILFREDO CRUZ
MORALES 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 **25TH DAY OF MAY, 2026**, at or before ten o'clock A.M. before the Honorable **193RD 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 Texas-LawHelp.org.

Said Petitioner's Petition was filed in said court, ON THIS THE 4TH DAY OF DECEMBER, 2025, in this cause, numbered **DC-25-22376** on the docket of said Court, and styled: **ELIZABETH PEREZ** Petitioner vs. **RUTH GARCIA BLANCO AND WILFREDO CRUZ MORALES** Respondent. A brief statement of the nature of this suit is as follows: **PERSONAL INJURY CASE ARISING FROM AN AUTO ACCIDENT ON SEPTEMBER 11, 2025, IN DALLAS COUNTY, INVOLVING DEFENDANT BLANCO, WHO WAS DRIVING A 2013 TOYOTA 4RUNNER, AND PLAINTIFF. PLAINTIFF IS SEEKING ECONOMIC DAMAGES FOR PAST/FUTURE MEDICAL EXPENSES, PAST/FUTURE PAIN/SUFFERING/IMPAIRMENT, LOST WAGES, AND PRE/POST JUDGMENT AS WELL AS COURT COSTS**

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 8TH DAY OF APRIL, 2026**

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

4/16,4/23,4/30,5/7

**CITATION
BY PUBLICATION
THE STATE OF TEXAS
THE UNKNOWN HEIRS AT
LAW OF J.B. SHEFFIELD,
DECEASED 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 **25TH DAY OF MAY, 2026**, at or before ten o'clock A.M. before the Honorable **116TH 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 Texas-LawHelp.org.

Said Petitioner's Petition was filed in said court, ON THIS THE 17TH DAY OF OCTOBER, 2025, in this cause, numbered **DC-25-19786** on the docket of said Court, and styled: **WELLS FARGO BANK, N.A.**, Petitioner vs. **CAROLYN SHEFFIELD** Respondent. A brief statement of the nature of this suit is as follows:

ALL THAT CERTAIN LOT, TRACT OR PARCEL OF LAND LYING AND BEING SITUATED IN DALLAS COUNTY, TEXAS, AND BEING LOT 29, BLOCK 7 IN THE REVISED PLAT OF THE OAKS ADDITION, AN ADDITION TO THE CITY OF BALCH SPRINGS, DALLAS COUNTY, TEXAS, ACCORDING TO THE MAP THEREOF, RECORDED IN VOLUME 70060, PAGE 0063, MAP RECORDS, DALLAS COUNTY; TEXAS

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 10TH DAY OF APRIL, 2026**

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

4/16,4/23,4/30,5/7

**CITATION
BY PUBLICATION
THE STATE OF TEXAS
THE UNKNOWN HEIRS OF
MARY D. GONZALES ;THE
UNKNOWN HEIRS OS NA-**

**TIVIDAD GONZALES HER-
NANDEZ, THE UNKNOWN
HEIRS OF ARESCLIO GON-
ZALES AKA AURELIO D.
GONZALES; THE UN-
KNOWN HEIRS OF FELIPE
D. GONZALES: THE UN-
KNOWN HEIRS OF JESUSA
GONZALES** Defendant.....in the hereinafter styled and numbered cause: **CC-25-08631-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, 8th day of June, 2026**, a Judgment may be taken against you.

Said Plaintiff's Original Petition was filed on in cause number **CC-25-08631-E**, Styled **ANDREANA J. LOPEZ; JUSTIN ASHBY**, Plaintiff (s) vs **THE UNKNOWN HEIRS OF MARY D. GONZALES; THE UNKNOWN HEIRS OS NATIVIDAD GONZALES HERNANDEZ; TIE UNKNOWN HEIRS OF ARESCLIO GONZALES AKA AURELIO D. GONZALES; THE UNKNOW HEIRS OF FELIPE D. GONZALES; THE UNKNOW HEIRS OF JESUSA GONZALES**, Defendant (s). The nature of plaintiff's demand being as follows: **DAMAGES (NON COLLISION) (PERSONAL) (ACCOUNT). STATEMENT**

Andreana Lopez & Justin Ashby filed a Petition in Suit to Quiet Title on Real Property on October 30, 2025, in Dallas County Court at Law No. 5, under cause number CC-25-08631-E. The Defendants are the unknown heirs of Mary D. Gonzales, the unknown heirs of Natividad Gonzales Hernandez, the unknown heirs of Aresclio Gonzales a/k/a Aurelio D. Gonzales, the unknown heirs of Felipe D. Gonzales, the unknown heirs of Jesusa Gonzales. The property is commonly known as 332 Guam Street, Dallas, Texas 75212. Andreana Lopez & Justin Ashby acquired exclusive possession of the property on September 30, 2019, when the property was deed to them from Arthur Alcalá, son of Jesusa Gonzales. Andreana Lopez & Justin Ashby have occupied and held the property in open, adverse, and continuous possession at all times since September 30, 2019.

Andreana Lopez & Justin Ashby have paid all taxes, insurance, maintenance and utilities on the property since obtaining exclusive possession on September 30, 2019, Andreana Lopez & Justin Ashby filed this suit requesting the court make a judicial determination that she is the sole and rightful owner of the property.

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. Plaintiff's attorney **CHRISSEY R TEFERA THE TEFERA LAW FIRM PLLC 1205 HALL JOINSON RD COLLEYVILLE TX 76034**

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 **22nd day of April, 2026 A.D.**

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

4/30,5/7,5/14,5/21

**CITATION
BY PUBLICATION
THE STATE OF TEXAS
TO: MANUEL DE JESUS
CASTRUITA ADAME RE-
SPONDENT:**

You have been sued. You may employ an attorney. If you or your attorney do not file a written answer with the clerk who issued this citation by 10:00 A.M. on the Monday next following the expiration of twenty days after you were served this citation and petition, 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 Texas-LawHelp.org. The PETITION TO MODIFY THE PARENT-CHILD RELATIONSHIP of **ARELI RAMIREZ**, Petitioner, was filed in the **256TH DISTRICT COURT** of Dallas County, Texas, at the George Allen Courthouse, 600 Com-

LEGAL NOTICES
CONTINUED

merce Street, Dallas, Texas 75202, **ON THIS THE 16TH DAY OF OCTOBER, 2025**, against **MANUEL DE JESUS CASTRUITA ADAME** Respondent, numbered **DF-18-19392** and entitled "In the Interest of **J.G.C.R.** a child (or children)". The date and place of birth of the child (children) who is (are) the subject of the suit: **J.G.C.R. DOB:12-13-14 POB: NOT STATED.**

"The Court has authority in this suit to enter any judgment or decree in the child's (children's) interest which will be binding on you, including the termination of the parent-child relationship, the determination of paternity and the appointment of a conservator with authority to consent to the child's (children's) adoption."

HEREIN FAIL NOT, but of this writ make due return showing how you have executed the same.

WITNESS: FELICIA PITRE, Clerk of the District Courts, Dallas County, Texas.

Issued and given under my hand seal of said Court, at Dallas, Texas, **ON THIS THE 13 APRIL, 2026.**

ATTEST: FELICIA PITRE
Clerk of the District Courts
Dallas County, Texas
By: **SHELIA BRADLEY**,
Deputy

4/30

CITATION
BY PUBLICATION
THE STATE OF TEXAS

To: RICARDO PATINO, and to all whom it may concern, **Respondent(s)** GREETINGS:

You have been sued. You may employ an attorney. If you or your attorney do not file a written answer with the clerk who issued this citation by 10:00 A.M. on the Monday next following the expiration of twenty days, same being Monday, 27th day of April, 2026 after you were served this citation and petition, a default judgment may be taken against you. Your answer should be addressed to the clerk of the 304th District Court at the Juvenile Justice Center, 2600 Lone Star Drive, Dallas, Texas. 75212-6307. The Petition of ANGELICA HERNANDEZ Petitioner, was filed in the 304th District Court of Dallas County, Texas on this the 18th day of MARCH, 2026, against RICARDO PATINO and to all whom it may concern, Respondent(s), and the

said suit being numbered JC-26-00321 on the docket of said Court, and entitled IN THE INTEREST OF **ISMAEL PATINO & ARLENE PATINO**, the nature of which suit is a request to PETITION TO CHANGING NAMES OF MULTIPLE CHILDREN. Said child **ISMAEL PATINO & ARLENE PATINO**, was born the on this the 19th day of May, 2008 & 30th day of September, 2010, MALE (**ISMAEL**) & FEMALE (**ARLENE**), DALLAS, TX.

The Court has authority in this suit to enter any judgment or decree in the child's interest, which will be binding upon you including the termination of the parent-child relationship, the determining of paternity, and the appointment of a conservator with authority to consent to the child's adoption.

HEREIN FAIL NOT, but of this writ make due return showing how you have executed the same.

WITNESS: FELICIA PITRE, Clerk of the District Courts, Dallas County, Texas.

GIVEN UNDER MY HAND AND SEAL OF SAID COURT, at the office in the City of Dallas, on this the 18 day of March, 2026

ATTEST: FELICIA PITRE
Clerk of the District Courts
Dallas County, Texas
By: **ANTOINETTE CUNNING**,
Deputy Clerk

4/30



CITATION
BY PUBLICATION
THE STATE OF TEXAS

TO: **PETER KEERON TURNER, VICTOR MCCOY, AND TO ALL WHOM IT MAY CONCERN:**

You have been sued. You may employ an attorney. If you or your attorney do not file a written answer with the clerk who issued this citation by 10:00 A.M. on the Monday next following the expiration of twenty (20) days after you were served this citation and petition, a default judgment may be taken against you. The Petition of the Texas Department of Family and Protective Services, Petitioner, was filed in the 254th District Court of Dallas County, Texas, at the George Allen

4/30

Courts Building, 600 Commerce Street, Dallas, Texas 75202, On the 12th of August 2025, against, **LATOSHIA EVETTE JONES, PETER KEERON TURNER AKA PETER LEE-TON BRAUNS TURNER AKA PETER KEETON BRAUNSHAY TURNER, AND VICTOR MCCOY**, Respondents, in Cause Number **DF-25-10916-R** entitled "**ORIGINAL PETITION FOR PROTECTION OF A CHILD, FOR CONSERVATORSHIP, AND FOR TERMINATION IN SUIT AFFECTING THE PARENT-CHILD RELATIONSHIP**", and Styled In the Interest of **VICTOR RAHEEM MCCOY**. The petition is a request to terminate the parent-child relationship and appoint the Director of the Dallas County Child Protective Services Unit of the Texas Department of Family and Protective Services as manage conservator. The date of birth of the child(ren) who is/are the subject of the suit is/are: **VICTOR RAHEEM MCCOY** born on May 6, 2009.

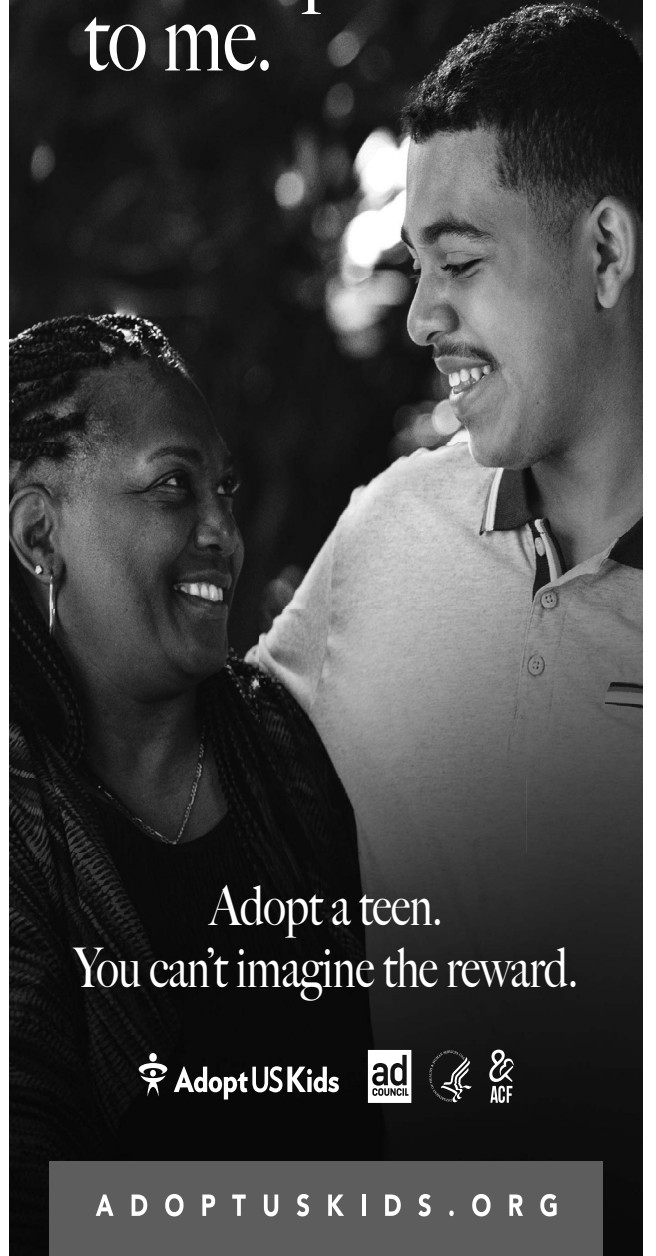
The Court has authority in this suit to enter return showing how you have executed the same.

WITNESS: FELICIA PITRE, Clerk of the District Courts, Dallas County, Texas.

Issued and given under my hand and seal of said Court, at Dallas, Texas, this the 22nd day of April, 2026.

ATTEST: FELICIA PITRE
Clerk of the District Courts
Dallas County, Texas
By: **Daniel Macias**,
Deputy

He's 6'1",
but he still
looks up
to me.



Adopt a teen.
You can't imagine the reward.



ADOPTUSKIDS.ORG

