

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, August 4, 2026

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. A. T. MANAHAN ENTERPRISES, LTD TRACT 1 080426-02	TX-23-01282	1400 OAK RIDGE DR	DUNCANVILLE	\$ 24,921.36	12%	\$ 965.81
DALLAS COUNTY VS. CARL BUTLER SR. - 080426-03	TX-19-00117	326 LAKEY RD	SEAGOVILLE	\$ 18,606.44	12%	\$ 9,423.46
SOMBRERO PROPERTY TAX FUND I LLC VS. MARCELLA BRAGGS - 080426-04	TX-25-01082	903 ARMSTRONG RD	SEAGOVILLE	\$ 57,351.32	17.75% & 12%	\$ 80.00
PANACEA FUND I, LLC VS. MICHAEL GONZALES TRACT 1 & 2 - 080426-05	TX-25-01035	505 DURHAM ST	SEAGOVILLE	\$ 150,945.19	17.75% & 12%	\$ 80.00
SOMBRERO PROPERTY TAX FUND I LLC VS. KATHEY R. TEAL - 080426-06	TX-25-00395	10304 CAROLINA OAKS DR.	DALLAS	\$ 37,727.69	17.75% & 12%	\$ 80.00
FNA VI, LLC VS. CYNTHIA Y. LUCAS AND CHRISTIE V. JACKSON - 080426-10	DC-25-08094	1222 KIRNWOOD DR.	DALLAS	\$ 82,010.69	17.989% & 12%	\$ 240.00
RICHARDSON ISD VS. CHIKAKO MACHIDA - 080426-11	TX-25-00908	9696 WALNUT ST, Bldg L, Unit L	DALLAS	\$ 11,894.62	12%	\$ 1,714.00
CITY OF DALLAS VS. LILLIE KATHRYN REDMON JENNINGS - 080426-12	TX-23-00568	5168 PATONIA AVE.	DALLAS	\$ 21,040.33	12%	\$ 2,485.00
DALLAS COUNTY VS. TRI-CITY HEALTH CENTRE, INC FKA METROPOLITAN HOSPITAL CORP FKA EAST TOWN OSTEOPATHIC HOSPITAL CORP - 080426-13	TX-23-00299	7339 SCYENE RD.	DALLAS	\$ 36,800.63	12%	\$ 2,032.50
DALLAS COUNTY VS. IDALIA GARCIA, V. AKA IDALIA ORTEGA - 080426-15	TX-23-02230	2915 E. OVERTON RD.	DALLAS	\$ 13,410.57	12%	\$ 126.00
RICHARDSON ISD VS. SANDRA NELL STIELER - 080426-16	TX-25-00799	208 WAKE DR	RICHARDSON	\$ 17,240.41	12%	\$ 2,280.00
DALLAS COUNTY VS. BERNICE LEFFELMAN - 080426-17	TX-24-00759	3221 PUGET ST.	DALLAS	\$ 77,745.98	12%	\$ 4,000.91

SHERIFF'S
SALES



NOTICE OF
SHERIFF'S SALE
(REAL ESTATE)
080426-02

BY VIRTUE OF AN Order of Sale issued out of the Honorable 95th Judicial District Court on the 22nd day of May, 2026 in the case of plaintiff DALLAS COUNTY, ET AL vs. A. T. MANAHAN ENTERPRISES, LTD., ET AL, Suit No. TX-23-01282 Tract 1. To me, as sheriff, directed and delivered, I have levied upon this June 26, 2026 and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in August, 2026 it being the 4th 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 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 1st day of April, 2024 A.D. or at any time thereafter, of, in and to the following described property, to-wit: PROPERTY ADDRESS: 1400 OAK RIDGE DRIVE, DUNCANVILLE, DALLAS COUNTY, TEXAS. ACCT. NO. 65146838510120300 ; BEING 1.5751 ACRES OUT OF A

5.8861 ACRE TRACT, ALSO KNOWN AS TRACT 12.3, SITUATED IN THE CRAWFORD TREES SURVEY, ABSTRACT NO. 1468 AND THE CATHERINE KIMMELL SURVEY, ABSTRACT NO. 724, IN THE CITY OF DUNCANVILLE, DALLAS COUNTY, TEXAS, AS SHOWN BY THE QUIT CLAIM DEED RECORDED AS INSTRUMENT NUMBER 201900208723 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE COMMONLY ADDRESSED AS 1400 OAK RIDGE DRIVE, THE CITY OF DUNCANVILLE, DALLAS COUNTY, TEXAS. DALLAS COUNTY: 2 0 1 7 - 2023=\$2,139.07, PHD: 2017-2023=\$2,388.54, DALLAS COLLEGE: 2 0 1 7 - 2023=\$1,105.37, DCSEF: 2017-2022=\$82.77, DUNCANVILLE ISD: 2 0 1 7 - 2023=\$12,641.05, CITY OF DUNCANVILLE: 2017-2023=\$5,918.87, CITY OF DUNCANVILLE LIENS: MOWING LIEN

201400273617=\$453.23, MAINTENANCE L I E N 201600161877=\$426.27.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$24,921.36 and 12% interest thereon from 04/01/2024 in favor of DALLAS COUNTY, ET AL, and all cost of court amounting to \$965.81 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, MERCHANT ABILITY, 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 ESTÁ, DONDE ESTÁ Y SIN NINGUNA

SHERIFF'S SALES
CONTINUED ON NEXT PAGE

SHERIFF'S SALES
CONTINUED

GARANTÍA, YA SEA EXPRESA O IMPLÍCITA. NI EL VENDEDOR CON-DADO DE DALLAS NI EL DEPARTAMENTO DEL SHERIFF GARANTIZAN NI HACEN DECLARACIONES SOBRE EL TÍTULO, CONDICIÓN, HABITABILIDAD, COMERCIABILIDAD O IDONEIDAD DE LA PROPIEDAD PARA UN PROPOSITO PARTICULAR. LOS COMPRADORES ASUMEN TODOS LOS RIESGOS. LOS OFERTANTES OFERTARÁN POR LOS DERECHOS, TÍTULOS Y INTERESES, SI LOS HAY, EN LA PROPIEDAD INMOBILIARIA OFRECIDA."

"EN ALGUNAS SITUACIONES, SE PRESUME QUE UN LOTE DE CINCO ACRES O MENOS ESTÁ 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 MÁS INFORMACIÓN DEBE REALIZAR CONSULTAS ADICIONALES O CONSULTAR CON UN ABOGADO PRIVADO."

GIVEN UNDER MY HAND this 26th day of June, 2026.
SHERIFF MARIAN BROWN
Dallas
County, Texas
By: Billy House #517
& Michael Books #647
Phone: (214) 653-3506 or (214) 653-3505

7/13,7/20,7/27



**NOTICE OF
SHERIFF'S SALE
(REAL ESTATE)**
080426-03

BY VIRTUE OF AN Order of Sale issued out of the Honorable 44th Judicial District Court on the 29th day of May, 2026 in the case of plaintiff DALLAS COUNTY, ET AL vs. CARL BUTLER SR., ET AL, Suit No. TX-19-00117 COMBINED W/TX-19-00251, JUDGMENT DATE IS

DECEMBER 5, 2019. To me, as sheriff, directed and delivered, I have levied upon this June 26, 2026 and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in August, 2026 it being the 4th 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 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 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 5th day of December, 2019 A.D. or at any time thereafter, of, in and to the following described property, to-wit:

PROPERTY ADDRESS: TX-19-00117 326 LAKEY RD. SEAGOVILLE, DALLAS COUNTY, TEXAS. ACCT. NO. 50015500000150100 ; WEST 1/2 OF LOT 15 OF DAN B. CROSS ADDITION. AN ADDITION IN THE CITY OF SEAGOVILLE, DALLAS COUNTY, TEXAS. AS SHOWN BY THE WARRANTY DEED RECORDED IN VOLUME 85016 PAGE 1046 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE COMMONLY ADDRESSED AS 326 LAKEY ROAD, THE CITY OF SEAGOVILLE, DALLAS COUNTY, TEXAS. TX-19-00251 00117 326 LAKEY RD. SEAGOVILLE, DALLAS COUNTY, TEXAS. ACCT. NO. 50015500000150200 EAST 25 FEET OF LOT 15 OF DAN B. CROSS ADDITION. AN ADDITION IN THE CITY OF SEAGOVILLE, DALLAS COUNTY, TEXAS. AS SHOWN BY THE WARRANTY

DEED RECORDED IN VOLUME 85016 PAGE 1046 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE COMMONLY ADDRESSED AS 326 LAKEY ROAD, THE CITY OF SEAGOVILLE, DALLAS COUNTY, TEXAS 75159. TX-19-00117 DALLAS COUNTY: 2002-2019=\$694.93. PHD: 2002-2019=\$813.77. DCCCD: 2002-2019=\$286.97. DCSEF: 2002-2019=\$20.83. DALLAS ISD: 2002-2019=\$4,293.96. CITY OF SEAGOVILLE: 2002-2019=\$2,053.77. CITY OF SEAGOVILLE DEMOLITION LIEN: INSTRUMENT #20070369021=\$5.34 9.08. TX-19-00251: DALLAS COUNTY: 1999-2018=\$438.46. PHD: 1999-2018=\$511.32. DCCCD: 1999-2018=\$182.95. DCSEF: 1999-2018=\$14.40. DALLAS ISD: 1999-2018=\$2,661.02. CITY OF SEAGOVILLE: 1999-2018=\$1,284.98.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$18,606.44 and 12% interest thereon from 12/25/2019 in favor of DALLAS COUNTY, ET AL, and all cost of court amounting to \$9,423.46 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."

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"LA PROPIEDAD SE VENDE COMO ESTÁ, DONDE ESTÁ Y SIN NINGUNA GARANTÍA, YA SEA EXPRESA O IMPLÍCITA. NI EL VENDEDOR CON-DADO DE DALLAS NI EL DEPARTAMENTO DEL SHERIFF GARANTIZAN NI HACEN DECLARACIONES SOBRE EL TÍTULO, CONDICIÓN, HABITABILIDAD, COMERCIABILIDAD O IDONEIDAD DE LA PROPIEDAD PARA UN PROPOSITO PARTICULAR. LOS COMPRADORES ASUMEN TODOS LOS RIESGOS. LOS OFERTANTES OFERTARÁN POR LOS DERECHOS, TÍTULOS Y INTERESES, SI LOS HAY, EN LA PROPIEDAD INMOBILIARIA OFRECIDA."

"EN ALGUNAS SITUACIONES, SE PRESUME QUE UN LOTE DE CINCO ACRES O MENOS ESTÁ 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 MÁS INFORMACIÓN DEBE REALIZAR CONSULTAS ADICIONALES O CONSULTAR CON UN ABOGADO PRIVADO."

GIVEN UNDER MY HAND this 26th day of June, 2026.
SHERIFF MARIAN BROWN
Dallas
County, Texas
By: Billy House #517

& Michael Books #647
Phone: (214) 653-3506 or (214) 653-3505

7/13,7/20,7/27

**NOTICE OF SHERIFF'S
SALE**

(REAL ESTATE) 080426-04

BY VIRTUE OF AN Order of Sale issued out of the Honorable 14th Judicial District Court on the 14th day of May, 2026 in the case of plaintiff SOMBRERO PROPERTY TAX FUND I LLC vs. MARCELLA BRAGGS, ET AL, with Cause No. TX-25-01082 said Order of Sale issued to me, as sheriff, directed and delivered, I have levied upon this June 24, 2026 and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in August, 2026 it being the 4th day of said month, pursuant to Texas Tax Code Secs. 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 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 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 20th day of February, 2026 A.D. or at any time thereafter, of, in and to the following described property, to-wit:

PROPERTY ADDRESS: 903 ARMSTRONG ROAD, SEAGOVILLE, DALLAS COUNTY, TEXAS. ACCT NO. 50032500020290000; BEING A PART OF A 32.17 ACRE TRACT OF LAND OUT OF THE JAMES DONALDSON SURVEY, ABSTRACT NO. 427, CONVEYED TO PHILIP PIROZZO BY DEED OF RECORD IN VOLUME 2728, PAGE 368 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS, AND BEING LOT 29 IN BLOCK "B" ACCORDING TO THE PLAT OF PHILIP PIROZZO'S SUBDIVISION, AND BEING MORE PARTICULARLY DESCRIBED BY METES AND BOUNDS IN EXHIBIT "A" ATTACHED TO CORRECTION

SHERIFF'S SALES
CONTINUED ON NEXT PAGE

**SHERIFF'S SALES
CONTINUED**

LOT 128 IN BLOCK A/6772 OF THE HILLSIDE OAKS PHASE 5, NO. 2, AN ADDITION TO THE CITY OF DALLAS, DALLAS COUNTY, TEXAS, ACCORDING TO THE MAP THEREOF RECORDED IN VOLUME 86135 PAGE 3519 OF THE MAP RECORDS OF DALLAS COUNTY, TEXAS.
SOMBRERO PROPERTY TAX FUND I, LLC: 2015-2017, 2019-2021, 2023=\$33,723.13 @ 17.75% INTEREST PER ANNUM, DALLAS COUNTY, DCCCD, PHD: 2024=\$1,237.25, DALLAS
ISD: 2024=\$1,131.82, CITY OF DALLAS: 2024=\$1,635.49.

Said property being levied on as the property of the defendants in said case, and will be sold to satisfy a judgment amounting to \$37,727.69 and 17.75% & 12% interest thereon from 12/01/25 in favor of SOMBRERO PROPERTY TAX FUND I LLC, Plaintiff, and Dallas County, Parkland Hospital District, Dallas Community College District, Dallas Independent School District, and City of Dallas and all cost of court amounting to \$80.00 and further costs of sale for 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 INFOR-

MATION SHOULD MAKE ADDITIONAL INQUIRIES OR CONSULT WITH PRIVATE COUNSEL."

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"EN ALGUNAS SITUACIONES, SE PRESUME QUE UN LOTE DE CINCO ACRES O MENOS ESTÁ 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 MÁS INFORMACIÓN DEBE REALIZAR CONSULTAS ADICIONALES O CONSULTAR CON UN ABOGADO PRIVADO."

GIVEN UNDER MY HAND this 24th day of June, 2026. SHERIFF MARIAN BROWN Sheriff Dallas County, Texas
 By: James Rodriguez #609 & Michael Books #647
 Phone: (214) 653-3506 or (214) 653-3505

7/13,7/20,7/27

**NOTICE OF SHERIFF'S
SALE****(REAL ESTATE) 080426-10**

BY VIRTUE OF AN Order of Sale issued out of the Honorable 134th Judicial District Court on the 20th day of May, 2026 in the case styled FNA VI, LLC vs. CYNTHIA Y. LUCAS AND CHRISTIE V. JACKSON, ET AL. with Cause No. DC-25-08094 said Order of Sale issued to me, as sheriff, directed and delivered, I have levied upon this June 24, 2026 and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in August, 2026 it being the 4th day of said month, pursuant to Texas Tax Code Secs. 34.01(a-1) and 34.05(d), and as further provided in the Order To Allow Online Auctions For Tax Fore-

closure 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 3rd day of November, 2025 A.D. or at any time thereafter, of, in and to the following described property, to-wit:

PROPERTY ADDRESS: 1222 KIRNWOOD DRIVE, DALLAS, DALLAS COUNTY, TEXAS 75232. ACCT NO. 00000750837630000: BEING LOT 3, BLOCK D/7567, OF GARY WOOD ADDITION, FIRST INSTALLMENT. AN ADDITION TO THE CITY OF DALLAS, DALLAS COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 69069 PAGE 1960, PLAT RECORDS OF DALLAS COUNTY, TEXAS.
FNA VI, LLC: 2018-2021=\$53,931.21 @ 17.989% INTEREST PER ANNUM, DALLAS COUNTY: 2022-2024=\$2,627.86, PHD: 2022-2024=\$2,727.11, DALLAS COLLEGE: 2022-2024=\$1,352.56, DALLAS SCHOOL EQUALIZATION FUND: 2022-2024=\$53.90, DALLAS ISD: 2022-2024=\$12,940.23, CITY OF DALLAS: 2022-2024=\$8,377.82.

Said property being levied on as the property of the defendants in said case, and will be sold to satisfy a judgment amounting to \$82,010.69 and 17.989% & 12% interest thereon from 11/03/25 in favor of FNA VI, LLC, City of Dallas, Dallas Independent School District, Dalls County, Dallas College and Parkland Hospital, and all cost of court amounting to \$240.00 and further costs of sale for 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 REPRESENTA-

TIONS 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."

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"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 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 24th day of June, 2026. SHERIFF MARIAN BROWN Sheriff Dallas County, Texas
 By: James Rodriguez #609 & Michael Books #647
 Phone: (214) 653-3506 or (214) 653-3505

7/13,7/20,7/27

**NOTICE OF SHERIFF'S
SALE****(REAL ESTATE) 080426-11**

BY VIRTUE OF AN Order of Sale issued out of the Honorable 134th Judicial District Court on the 5th day of June, 2026 in the case of plaintiff RICHARDSON ISD vs. CHIKAKO MACHIDA, with Cause No. TX-25-00908 said Order of Sale issued to me, as sheriff, directed and delivered, I have levied upon this June 24, 2026 and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in August, 2026 it being the 4th day of said month, pursuant to Texas Tax Code Secs. 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 16th day of February, 2026 A.D. or at any time thereafter, of, in and to the following described property, to-wit:

PROPERTY ADDRESS: 9696 WALNUT ST. BLDG L, UNIT 1208, DALLAS, DALLAS COUNTY, TEXAS. TRACT 1: GEO: 0021M670000L01208: BEING ALL THAT CERTAIN UNIT #1208 IN BUILDING L IN THE TRINITY MEADOWS CONDOMINIUMS, A CONDOMINIUM REGIME IN THE CITY OF DALLAS, DALLAS COUNTY, TEXAS, AND BEING MORE PARTICULARLY DESCRIBED IN THAT CERTAIN DEED OF RECORD IN DOCUMENT NO. 201800168212 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS.
RICHARDSON ISD: 2020-2025=\$10,643.79, DALLAS COUNTY: 2025=\$218.64, PHD: 2025=\$215.09, DALLAS COLLEGE: 2025=\$108.12, CITY OF DALLAS: 2025=\$708.98.
CREDITS FROM DATE OF JUDGMENT: DALLAS

*SHERIFF'S SALES
CONTINUED ON NEXT PAGE*

SHERIFF'S SALES CONTINUED

COUNTY ET AL: \$634.78.
CITY OF DALLAS: \$830.56.

Said property being levied on as the property of the defendants in said case, and will be sold to satisfy a judgment amounting to \$11,894.62 and 12% interest thereon from 02/16/26 in favor of RICHARDSON ISD and all cost of court amounting to \$1,714.00 and further costs of sale for 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, MERCHANT ABILITY, 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 ESTÁ, DONDE ESTÁ Y SIN NINGUNA GARANTÍA, YA SEA EXPRESA O IMPLÍCITA. NI EL VENDEDOR CONDADO DE DALLAS NI EL DEPARTAMENTO DEL SHERIFF GARANTIZAN NI HACEN DECLARACIONES SOBRE EL TÍTULO, CONDICIÓN, HABITABILIDAD, COMERCIALIZACIÓN O IDONEIDAD DE LA PROPIEDAD PARA UN PROPOSITO PARTICULAR. LOS COMPRADORES ASUMEN TODOS LOS RIESGOS. LOS OFERTANTES OFERTARÁN POR LOS DERECHOS, TÍTULOS Y IN-

TERESES, SI LOS HAY, EN LA PROPIEDAD INMOBILIARIA OFRECIDA."

"EN ALGUNAS SITUACIONES, SE PRESUME QUE UN LOTE DE CINCO ACRES O MENOS ESTÁ 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 MÁS INFORMACIÓN DEBE REALIZAR CONSULTAS ADICIONALES O CONSULTAR CON UN ABOGADO PRIVADO."

GIVEN UNDER MY HAND this 24th day of June, 2026. SHERIFF MARIAN BROWN Sheriff Dallas County, Texas By: James Rodriguez #609 & Michael Books #647 Phone: (214) 653-3506 or (214) 653-3505

7/13, 7/20, 7/27



NOTICE OF SHERIFF'S SALE (REAL ESTATE) 080426-12

BY VIRTUE OF AN Order of Sale issued out of the Honorable 68th Judicial District Court on the 11th day of June, 2026 in the case of plaintiff CITY OF DALLAS, ET AL vs. LILLIE KATHRYN REDMON JENNINGS, ET AL, Suit No. TX-23-00568, JUDGMENT DATE PRIOR TO JUDGMENT NUNC PRO TUNC IS JANUARY 14, 2026. To me, as sheriff, directed and delivered, I have levied upon this June 26, 2026 and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in August, 2026 it being the 4th 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 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.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 14th day of January, 2026 A.D. or at any time thereafter, of, in and to the following described property, to-wit:

PROPERTY ADDRESS: 5168 PATONIA AVENUE, DALLAS, DALLAS COUNTY, TEXAS. ACCT. NO. 00000319909000000

: BEING THE NORTH 50 FEET OF LOT 7 IN BLOCK U/4372 OF GLENDALE ACRES ADDITION IN THE CITY OF DALLAS, DALLAS COUNTY, TEXAS, AS SHOWN BY THE WARRANTY DEED RECORDED IN VOLUME 72050 PAGE 742 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE COMMONLY ADRESSED AS 5168 PATONIA AVENUE, THE CITY OF DALLAS, DALLAS COUNTY, TEXAS. CITY OF DALLAS: 2 0 0 2 -

2024=\$3,130.56. DALLAS COUNTY: 2002-2024=\$937.29. PHD: 2002-2024=\$1,015.19. DALLAS COLLEGE: 2002-2024=\$456.23. DCSEF: 2002-2022=\$22.48. DALLAS ISD: 2 0 0 2 - 2024=\$5,022.96. CITY OF DALLAS WEED LIENS:

W1000038609/L B R W - 970076478=\$561.37. W1000038678/L B R W - 970010585=\$618.75. W1000119033=\$419.78. W1000127621=\$422.30. W1000129068=\$492.93. W1000135309=\$482.58. W1000143869=\$525.14. W1000151527=\$379.61. W1000154959=\$490.41. W1000155750=\$346.19. W1000173448=\$328.46. W1000176206=\$302.55. W1000186488=\$345.40. W1000190051=\$346.80. W1000196431=\$284.27. W1000200663=

\$ 2 5 6 . 6 2 . W1000207536=\$213.36. W1000209318=\$240.98. W1000213216=\$242.87. W1000214773=\$295.30. W1000217451=\$399.55. W1000224680=\$292.75. W1000226406=\$171.57. W1000228576=\$272.09. W1000038574/L B R W - 970064880=\$509.79. W1000038643/L B R W - 970018092=\$442.07. W1000236939=\$136.44. W1000248771=\$194.91. W1000115198=\$440.80.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$21,040.35 and 12% interest thereon from 01/14/2026 in favor of CITY OF DALLAS, ET AL, and all cost of court amounting to \$2,485.00 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, MERCHANT ABILITY, 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 ESTÁ, DONDE ESTÁ Y SIN NINGUNA GARANTÍA, YA SEA EXPRESA O IMPLÍCITA. NI EL VENDEDOR CONDADO DE DALLAS NI EL DEPARTAMENTO DEL SHERIFF GARANTIZAN NI HACEN DECLARACIONES SOBRE EL TÍTULO, CONDICIÓN, HABITABILIDAD, COMERCIALIZACIÓN O IDONEIDAD DE LA PROPIEDAD PARA UN PROPOSITO PARTICULAR. LOS COMPRADORES ASUMEN TODOS LOS RIESGOS. LOS OFERTANTES OFERTARÁN POR LOS DERECHOS, TÍTULOS Y INTERESES, SI LOS HAY, EN LA PROPIEDAD INMOBILIARIA OFRECIDA."

"EN ALGUNAS SITUACIONES, SE PRESUME QUE UN LOTE DE CINCO ACRES O MENOS ESTÁ 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 MÁS INFORMACIÓN DEBE REALIZAR CONSULTAS ADICIONALES O CONSULTAR CON UN ABOGADO PRIVADO."

GIVEN UNDER MY HAND this 26th day of June, 2026. SHERIFF MARIAN BROWN Sheriff Dallas County, Texas By: Billy House #517 & Michael Books #647 Phone: (214) 653-3506 or (214) 653-3505

7/13, 7/20, 7/27



SHERIFF'S SALES
CONTINUED ON NEXT PAGE

SHERIFF'S SALES
CONTINUEDNOTICE OF
SHERIFF'S SALE
(REAL ESTATE)

080426-13
BY VIRTUE OF AN Order of Sale issued out of the Honorable 116th Judicial District Court on the 12th day of June, 2026 in the case of plaintiff DALLAS COUNTY, ET AL vs. TRI-CITY HEALTH CENTRE, INC. F/K/A METROPOLITAN HOSPITAL CORPORATION F/K/A EAST TOWN OSTEO-PATHIC HOSPITAL CORPORATION, ET AL, Suit No. TX-23-00299. To me, as sheriff, directed and delivered, I have levied upon this June 26, 2026 and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in August, 2026 it being the 4th 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.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 26th day of February, 2026 A.D. or at any time thereafter, of, in and to the following described property, to-wit:
PROPERTY ADDRESS: 7339 SCYENE ROAD, DALLAS, DALLAS COUNTY, TEXAS. ACCT. NO. 00000515083000000 : LOT TWO (2) BLOCK E/6126 OF GREENWOOD TERRACE ADDITION, AN ADDITION IN

THE CITY OF DALLAS, DALLAS COUNTY, TEXAS, AS SHOWN BY THE WARRANTY DEED RECORDED IN VOLUME 81170 PAGE 231 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE COMMONLY ADDRESSED AS 7339 SCYENE ROAD, THE CITY OF DALLAS, DALLAS COUNTY, TEXAS. DALLAS COUNTY: 2 0 0 3 - 2024=\$2,876.00, PHD: 2003- 2024=\$3,262.19, DALLAS COLLEGE: 2 0 0 3 - 2024=\$1,320.18, DCSEF: 2003- 2022=\$89.97, DALLAS ISD: 2 0 0 3 - 2024=\$16,580.54, CITY OF DALLAS: 2 0 0 3 - 2024=\$9,554.98, CITY OF DALLAS WEED LIENS: W1000056220/L B R W - 970063061=\$490.28, W1000137147=\$ 6 0 7 . 2 1 , W1000143844=\$ 5 6 3 . 9 3 , W1000182964=\$ 3 1 6 . 0 8 , W1000162252=\$ 3 4 9 . 9 7 , W1000167496=\$ 3 4 3 . 4 8 , W1000154866=\$445.82.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$36,800.63 and 12% interest thereon from 02/26/2026 in favor of DALLAS COUNTY, ET AL, and all cost of court amounting to \$2,032.50 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 INTER-

ESTS, 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 ESTÁ, DONDE ESTÁ Y SIN NINGUNA GARANTÍA, YA SEA EXPRESA O IMPLÍCITA. NI EL VENDEDOR CONDICIÓN, HABITABILIDAD, COMERCIABILIDAD O IDONEIDAD DE LA PROPIEDAD PARA UN PROPOSITO PARTICIPULAR. LOS COMPRADORES ASUMEN TODOS LOS RIESGOS. LOS OFERTANTES OFERTARÁN POR LOS DERECHOS, TÍTULOS Y INTERESES, SI LOS HAY, EN LA PROPIEDAD INMOBILIARIA OFRECIDA."

"EN ALGUNAS SITUACIONES, SE PRESUME QUE UN LOTE DE CINCO ACRES O MENOS ESTÁ 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 MÁS INFORMACIÓN DEBE REALIZAR CONSULTAS ADICIONALES O CONSULTAR CON UN ABOGADO PRIVADO."

GIVEN UNDER MY HAND THIS 26th day of June, 2026. SHERIFF MARIAN

BROWN Sheriff Dallas County, Texas
By: Billy House #517 & Michael Books #647
Phone: (214) 653-3506 or (214) 653-3505

7/13,7/20,7/27

NOTICE OF
SHERIFF'S SALE
(REAL ESTATE)

080426-15
BY VIRTUE OF AN Order of Sale issued out of the Honorable 191st Judicial District Court on the 16th day of June, 2026 in the case of plaintiff DALLAS COUNTY, ET AL vs. IDALIA GARCIA, V. A/K/A IDALIA ORTEGA, ET AL, Suit No. TX-23-02230. To me, as sheriff, directed and delivered, I have levied upon this June 26, 2026 and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in August, 2026 it being the 4th 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.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 6th day of December, 2024 A.D. or at any time thereafter, of, in and to the following described property, to-wit:
PROPERTY ADDRESS: 2915 E. OVERTON ROAD., DALLAS, TX, DALLAS COUNTY, TEXAS. ACCT. NO. 00000509071000000 : BEING A PART OF

LOT 27 AND ALL OF LOTS 28, 29 AND 30 IN BLOCK A/6086, OF HONEY CREST HEIGHTS, AN ADDITION IN THE CITY OF DALLAS, DALLAS COUNTY, TEXAS, AS SHOWN BY THE WARRANTY DEED RECORDED AS INSTRUMENT N U M B E R 201800205738 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE COMMONLY ADDRESSED AS 2915 EAST OVERTON ROAD, THE CITY OF DALLAS, DALLAS COUNTY, TEXAS. DALLAS COUNTY: 2 0 2 1 - 2023=\$1,129.40, PHD: 2021- 2023=\$1,210.35, DALLAS COLLEGE: 2021-2023=\$595.90, DCSEF: 2021- 2022=\$33.98, DALLAS ISD: 2 0 2 1 - 2023=\$5,878.21, CITY OF DALLAS: 2 0 2 1 - 2023=\$3,850.36, CREDITS FROM DATE OF JUDGMENT: \$10,494.94 FOR TAX YEARS 2021-2023. CITY OF DALLAS WEED LIENS: W1000183958=\$ 1 . 6 9 , W1000235270=\$ 1 4 8 . 4 4 , W1000207399=\$390.89, CITY OF DALLAS LITTER CLEAN LIENS: L1000212687=\$171.35

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$13,410.57 and 12% interest thereon from 12/06/2024 in favor of DALLAS COUNTY, ET AL, and all cost of court amounting to \$126.00 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,

SHERIFF'S SALES
CONTINUED ON NEXT PAGE

SHERIFF'S SALES
CONTINUED

CONDITION, HABITABILITY, MERCHANT ABILITY, 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 ESTÁ, DONDE ESTÁ Y SIN NINGUNA GARANTÍA, YA SEA EXPRESA O IMPLÍCITA. NI EL VENDEDOR CONDAO DE DALLAS NI EL DEPARTAMENTO DEL SHERIFF GARANTIZAN NI HACEN DECLARACIONES SOBRE EL TÍTULO, CONDICIÓN, HABITABILIDAD, COMERCIALIZACIÓN O IDONEIDAD DE LA PROPIEDAD PARA UN PROPOSITO PARTICULAR. LOS COMPRADORES ASUMEN TODOS LOS RIESGOS. LOS OFERTANTES OFERTARÁN POR LOS DERECHOS, TÍTULOS Y INTERESES, SI LOS HAY, EN LA PROPIEDAD INMOBILIARIA OFRECIDA."

"EN ALGUNAS SITUACIONES, SE PRESUME QUE UN LOTE DE CINCO ACRES O MENOS ESTÁ 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 MÁS INFORMACIÓN DEBE REALIZAR CONSULTAS ADICIONALES O CONSULTAR CON UN ABOGADO PRIVADO."

GIVEN UNDER MY HAND this 26th day of June, 2026. SHERIFF MARIAN BROWN
Sheriff Dallas County, Texas
By: Billy House #517 & Michael Books #647
Phone: (214) 653-3506 or (214) 653-3505

7/13,7/20,7/27

NOTICE OF SHERIFF'S SALE

(REAL ESTATE) 080426-16

BY VIRTUE OF AN Order of Sale issued out of the Honorable 193rd Judicial District Court on the 10th day of June, 2026 in the case of plaintiff RICHARDSON ISD vs. SANDRA NELL STIELER, with Cause No. TX-25-00799 said Order of Sale issued to me, as sheriff, directed and delivered, I have levied upon this June 24, 2026 and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in August, 2026 it being the 4th day of said month, pursuant to Texas Tax Code Secs. 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.sheriff-saleauctions.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 20th day of January, 2026 A.D. or at any time thereafter, of, in and to the following described property, to-wit: PROPERTY ADDRESS: 208 WAKE DRIVE, RICHARDSON, DALLAS COUNTY,

TEXAS. TRACT 1: GEO: 42148500050050000: BEING ALL THAT CERTAIN LOT 5, BLOCK 5, OF RICHARDSON EAST, FIRST SECTION, AN ADDITION TO THE CITY OF RICHARDSON, DALLAS COUNTY, TEXAS, BEING MORE PARTICULARLY DESCRIBED IN THAT CERTAIN DEED OF RECORD IN DOCUMENT NO. 202100165534 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS. RICHARDSON ISD: 2022-2024=\$8,682.37. DALLAS COUNTY: 2022-2024=\$1,667.85. PHD: 2022-2024=\$1,722.60. DALLAS COLLEGE: 2022-2024=\$855.53. DCSEF: 2022-2024=\$28.72. CITY OF RICHARDSON: 2022-2024=\$4,283.34.

Said property being levied on as the property of the defendants in said case, and will be sold to satisfy a judgment amounting to \$17,240.41 and 12% interest thereon from 01/20/26 in favor of RICHARDSON ISD and all cost of court amounting to \$2,280.00 and further costs of sale for 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, MERCHANT ABILITY, 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 IN-

QUIRIES OR CONSULT WITH PRIVATE COUNSEL."

"LA PROPIEDAD SE VENDE COMO ESTÁ, DONDE ESTÁ Y SIN NINGUNA GARANTÍA, YA SEA EXPRESA O IMPLÍCITA. NI EL VENDEDOR CONDADO DE DALLAS NI EL DEPARTAMENTO DEL SHERIFF GARANTIZAN NI HACEN DECLARACIONES SOBRE EL TÍTULO, CONDICIÓN, HABITABILIDAD, COMERCIALIZACIÓN O IDONEIDAD DE LA PROPIEDAD PARA UN PROPOSITO PARTICULAR. LOS COMPRADORES ASUMEN TODOS LOS RIESGOS. LOS OFERTANTES OFERTARÁN POR LOS DERECHOS, TÍTULOS Y INTERESES, SI LOS HAY, EN LA PROPIEDAD INMOBILIARIA OFRECIDA."

"EN ALGUNAS SITUACIONES, SE PRESUME QUE UN LOTE DE CINCO ACRES O MENOS ESTÁ 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 MÁS INFORMACIÓN DEBE REALIZAR CONSULTAS ADICIONALES O CONSULTAR CON UN ABOGADO PRIVADO."

GIVEN UNDER MY HAND this 24th day of June, 2026. SHERIFF MARIAN BROWN Sheriff Dallas County, Texas
By: James Rodriguez #609 & Michael Books #647
Phone: (214) 653-3506 or (214) 653-3505

7/13,7/20,7/27



NOTICE OF SHERIFF'S SALE
(REAL ESTATE)
080426-17

BY VIRTUE OF AN Order of Sale issued out of the Honorable 101st Judicial District Court on the 18th day of June, 2026 in the case of plaintiff DALLAS COUNTY, ET AL vs. BERNICE LEFFELMAN, ET AL, Suit No. TX-24-00759 COMBINED W/ TX-20-00599, JUDGMENT DATE IS DECEMBER 16, 2020. To me, as sheriff, directed and delivered, I have levied upon this June 26, 2026

and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in August, 2026 it being the 4th 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 16th day of December, 2020 A.D. or at any time thereafter, of, in and to the following described property, to-wit:

PROPERTY ADDRESS: 3221 PUGET STREET, DALLAS, DALLAS COUNTY, TEXAS. ACCT. NO. 0000067950400000: LOT 6, BLOCK 13/7126 OF VICTORY GARDENS ADDITION NO. 4, AN ADDITION IN THE CITY OF DALLAS, DALLAS COUNTY, TEXAS, AS SHOWN BY THE SPECIAL WARRANTY DEED RECORDED IN VOLUME 90228 PAGE 3426 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE COMMONLY ADDRESSED AS 3221 PUGET STREET, THE CITY OF DALLAS, DALLAS COUNTY, TEXAS. TX-24-00759 DALLAS COUNTY: 2020-2025=\$1,391.19. PHD: 2020-2025=\$1,466.21. DALLAS COLLEGE: 2020-2025=\$716.52. DCSEF: 2020-2022=\$32.84. DALLAS ISD:

*SHERIFF'S SALES
CONTINUED*

2020-2025=
\$7,058.94, CITY OF
DALLAS: 2020-
2025= \$4,626.53.
CITY OF DALLAS
WEED LIENS:
W1000253934=
\$ 2 2 6 . 3 0
W1000252584=
\$ 2 0 7 . 7 9
W1000110983=
\$ 4 4 5 . 9 8
W1000207896=
\$ 2 8 0 . 4 8
W1000210730=
\$ 2 3 9 . 0 2
W1000214681=
\$ 3 1 9 . 7 4
W1000216346=
\$ 2 7 0 . 3 0
W1000218515=
\$ 2 5 4 . 1 1
W1000221030=
\$ 2 6 0 . 9 6
W1000223140=
\$ 2 8 5 . 6 5
W1000224213=
\$ 2 7 8 . 4 6
W1000226642=
\$ 2 5 6 . 2 5
W1000228011=
\$ 2 3 1 . 1 0
W1000229715=
\$ 2 1 5 . 7 2
W1000232720=
\$ 1 6 4 . 4 6
W1000234223=
\$ 2 3 1 . 7 9
W1000235823=
\$ 1 6 4 . 4 3
W1000237730=
\$ 2 5 8 . 5 0
W1000241497=
\$ 2 3 8 . 4 5
W1000251064=
\$ 2 0 7 . 1 8
W1000248840=
\$ 2 0 2 . 2 3
W1000245521=
\$ 2 6 1 . 3 0
W1000244337=
\$ 2 6 5 . 4 1
W1000242954=
\$217.07, CITY OF
DALLAS HEAVY
CLEAN LIEN:
HC1000225003=
\$ 1 9 7 . 5 6
HC1000213205=
\$ 4 8 6 . 9 2
HC1000244995=
\$ 3 6 7 . 0 8
HC1000245474=
\$ 3 1 0 . 8 1
HC1000245952=
\$ 3 9 1 . 9 0
HC1000246704=
\$ 2 9 9 . 3 3
HC1000248634=
\$ 2 9 7 . 2 4
HC1000248918=
\$ 3 2 4 . 6 3
HC1000251081=
\$ 4 6 3 . 4 8
HC1000251823=
\$ 3 1 8 . 4 8
HC1000252100=
\$ 5 2 9 . 3 2
HC1000253935=
\$ 4 3 0 . 6 1
HC1000216881=
\$ 6 3 3 . 9 1
HC1000221369=
\$ 6 0 4 . 2 3
HC1000223287=
\$ 1 9 0 . 4 2
HC1000223487=
\$ 2 0 4 . 8 4
HC1000224352=
\$ 2 0 8 . 5 9
HC1000243721=
\$1,033.96, TX-20-
00599 DALLAS
COUNTY: 2000-
2019= \$894.63,

PHD:2000-2019=
\$ 1 , 0 3 3 . 8 3 ,
DCCCD:2000-
2019= \$402.90,
DCSEF:2000-2019=
\$31.92, DALLAS
ISD: 2000-2019=
\$5,215.87, CITY OF
DALLAS:2000-
2019= \$2,940.22,
CITY OF DALLAS
DEMOLITION LIEN:
D700003919/
L B R D -
2169=\$15,058.03,
D700003920/
L B R D -
2215=\$2,376.26,
CITY OF DALLAS
WEED LIENS:
W1000084933/
L B R W -
11141=\$505.24,
W1000085236/
L B R W -
15645=\$2,198.53,
W1000085204/
L B R W -
23417=\$960.18,
W1000084903/
L B R W -
39706=\$649.53,
W1000084783/
L B R W -
970012978=\$339.0
6, W1000085266/
L B R W -
970019931=\$346.2
8, W1000084812/
L B R W -
970031470=\$404.3
4, W1000084964/
L B R W -
970034972=\$399.6
1, W1000085023/
L B R W -
970036555=\$372.9
2, W1000084994/
L B R W -
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8, W1000085023/
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8, W1000085052/
L B R W -
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3, W1000085082/
L B R W -
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6, W1000085113/
L B R W -
970048996=\$524.9
8, W1000085357/
L B R W -
970053495=\$536.5
2, W1000085327/
L B R W -
970056633=\$407.8
6, W1000085298/
L B R W -
970060159=\$406.3
6, W1000084843/
L B R W -
970061245=\$2,288.
79, W1000084837/
L B R W -
970069065=\$523.4
7, W1000084722/
L B R W -
970070892=\$488.0
7, W1000084753/
L B R W -
970073169=\$580.7
6, W1000107693=
\$ 3 6 3 . 0 2
W1000121520=
\$ 4 1 4 . 0 9
W1000123000=
\$ 3 6 8 . 8 8
W1000127012=
\$ 5 3 0 . 0 5
W1000130620=
\$ 3 6 1 . 2 6
W1000138573=
\$ 3 8 8 . 9 7
W1000141311=
\$ 8 6 4 . 8 2
W1000141402=
\$ 3 5 4 . 7 3
W1000144609=
\$ 4 0 4 . 0 9
W1000149243=
\$ 3 7 9 . 8 4
W1000152928=
\$ 3 4 4 . 0 8
W1000158273=
\$ 3 3 0 . 9 0
W1000160984=
\$ 3 0 1 . 6 9
W1000164789=
\$ 2 5 6 . 8 0
W1000167805=
\$ 2 3 5 . 2 9
W1000171389=
\$ 2 7 4 . 4 8
W1000173885=
\$ 2 1 0 . 6 4
W1000178884=
\$ 2 7 8 . 9 0
W1000181270=
\$ 2 1 9 . 4 9
W1000184517=
\$ 2 1 8 . 7 8
W1000186478=
\$ 2 0 4 . 3 3
W1000190138=
\$ 1 9 5 . 7 5
W1000196453=
\$ 2 3 0 . 5 1
W1000198322=
\$ 2 5 9 . 5 1
W1000201374=
\$200.14.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$77,745.98 and 12% interest thereon from 12/16/2020 in favor of DALLAS COUNTY, ET AL, and all cost of court amounting to \$4,000.91 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, MERCHANT ABILITY, 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 ESTÁ, DONDE ESTÁ Y SIN NINGUNA GARANTÍA, YA SEA EXPRESA O IMPLÍCITA. NI EL VENDEDOR CONDADO DE DALLAS NI EL DEPARTAMENTO DEL SHERIFF GARANTIZAN NI HACEN DECLARACIONES SOBRE EL TÍTULO, CONDICIÓN, HABITABILIDAD, COMERCIABILIDAD O IDONEIDAD DE LA PROPIEDAD PARA UN PROPOSITO PARTICULAR. LOS COMPRADORES ASUMEN TODOS LOS RIESGOS. LOS OFERTANTES OFERTARÁN POR LOS DERECHOS, TÍTULOS Y INTERESES, SI LOS HAY, EN LA PROPIEDAD INMOBILIARIA OFRECIENDA."

"EN ALGUNAS SITUACIONES, SE PRESUME QUE UN LOTE DE CINCO ACRES O MENOS ESTÁ 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 MÁS INFORMACIÓN DEBE REALIZAR CONSULTAS ADICIONALES O CONSULTAR CON UN ABOGADO PRIVADO."

GIVEN UNDER MY HAND this 26th day of June, 2026. SHERIFF MARIAN BROWN

Sheriff Dallas
County, Texas
By: Billy House
#517 & Michael
Books #647
Phone: (214) 653-
3506 or (214) 653-
3505

7/13,7/20,7/27

CONSTABLE'S SALES

NOTICE OF CONSTABLE'S SALE (REAL ESTATE) (DC-23- 05861)

BY VIRTUE OF An Order of Sale issued out of the Honorable 44th District Court, Dallas County, Texas, on the 6th day of July 2026, in the case of plaintiff A Better Place, LLC versus Synthia Bryant A/K/A Synthia Hartfield-Bryant. To me, as deputy constable directed and delivered, I have levied upon this 8th day of July 2026, and will start between the hours of 10:00 a.m. And 4:00 p.m., on the 1st Tuesday in the month of August 2026.

The Dallas County
Records Building
-7th Floor, Multipurpose
Room

Being the 4th day of said month, at the Dallas County Records Building, 500 Elm Street, Dallas TX 75207, 7th floor, in the city of Dallas, proceed to sell at public auction to the highest bidder, for cash in hand, all right, title, and interest which the aforementioned defendant has on the 6th day of July 2026, or at any time thereafter, of, in and to the following described property, to-wit:

BEING LOT 6, IN BLOCK 9/6127, OF BUCKNER TERRACE ADDITION, SECOND INSTALLMENT, FIFTH SECTION, AN ADDITION TO THE CITY OF DALLAS, TEXAS, ACCORDING TO THE MAP THEREOF RECORDED IN VOLUME 72209, PAGE 0662, MAP RECORDS OF DALLAS COUNTY, TEXAS COMMONLY KNOWN AS 5330 FREESTONE CIR. DALLAS TX 75227.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amount of \$101,886.00 and 5% interest thereon from 05/08/2024 plus \$35,548 at-

LEGAL NOTICES
CONTINUED ON NEXT PAGE

LEGAL NOTICES CONTINUED

torney's fees in favor of **A Better Place, LLC**, and for all costs of court amounting to **\$379.78** and further costs of executing this writ.

GIVEN UNDER MY HAND, THIS 8TH DAY OF JULY 2026

TRACEY L. GULLEY, CON-STABLE
DALLAS COUNTY
PRECINCT 1
By: Deputy C. Bryant #124
Phone: (972) 228-0006

7/13,7/20,7/27

FORECLOSURE SALES

NOTICE OF DEFAULT AND FORECLOSURE SALE LEGAL NOTICE

WHEREAS, on February 08, 2008 a certain Mortgage Deed was executed by JOSE S. VALDEZ, a married man, as mortgagor(s) (grantor(s)) in favor of Urban Financial Group, Inc, as mortgagee (grantee), and was recorded on February 08, 2008 in 20080050316 in the Office of the Recorder, Dallas County, Texas; and

WHEREAS, the Mortgage was insured by the United States Secretary of Housing and Urban Development (the Secretary) pursuant to the National Housing Act for the purpose of providing single family housing; and

WHEREAS, the Mortgage is now owned by the Secretary, pursuant to an assignment dated February 14, 2020 and recorded on June 18, 2020 in/as 202000156338, in the Office of the Recorder, Dallas County, Texas; and

WHEREAS, a default has been made in the covenants and conditions of the Mortgage in that payment due on August 20, 2024 was not made and remains wholly unpaid as of the date of this notice, and no payment has been made sufficient to restore the loan to currency; and WHEREAS, the entire amount delinquent as of July 29, 2025 is \$145,026.76 and

WHEREAS, by virtue of this default, the Secretary has declared the entire amount of the indebtedness secured by the Mortgage to be immediately due and payable;

NOW THEREFORE, pursuant to powers vested in me by the Single Family Foreclosure Act of 1994, 12 U.S.C. 3751 et seq., by 24 CFR Part

27 subpart B, and by the Secretary's designation of me as Foreclosure Commissioner, recorded on April 08, 2021 in 202100101628 notice is hereby given that, on September 1, 2026 at 10:00AM-01:00PM local time, all real and personal property at or used in connection with the following described premises ("Property"), will be sold at public auction to the highest bidder(s):

LEGAL DESCRIPTION
BEING LOT 15 IN BLOCK 14/383 OF INGLEWOOD PARK, 2ND INSTALLMENT, AN ADDITION TO THE CITY OF GRAND PRAIRIE, DALLAS COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 30, PAGE 217, OF THE MAP RECORDS OF DALLAS COUNTY, TEXAS.

Commonly known as:
1802 PROCTOR ST GRAND PRAIRIE, TX 75051

Permanent Parcel Number(s): 28096503830150000

The sale will be held in the lobby of the North side of the George Allen Courts Building facing Commerce Street or as designated by the Commissioner's Office.

The United States Secretary of Housing and Urban Development will bid \$156,626.08, plus any additional accrual, fees, costs or charges incurred by the Secretary up to the date of sale.

There will be no proration of taxes, rents or other income or liabilities, except that the purchaser(s) will pay, at or before closing, his (their) pro-rata share of any real estate taxes that have been paid by the Secretary to the date of the foreclosure sale.

When making their bids, all bidders, except the Secretary, must submit a deposit totaling \$15,662.68 in the form of a certified check or cashier's check made out to the United States Secretary of Housing and Urban Development. A deposit need not accompany each oral bid. If the successful bid is oral, a deposit of \$15,662.68 must be presented before the bidding is closed. The deposit is non-refundable. The remainder of the purchase price must be delivered within 30 days of the sale or at such other time as the Secretary may determine for good cause shown, time being of the essence. This amount, like the bid deposits, must be delivered in the form of a certified or cashier's check. If the Secretary is the high bidder, he need not pay the bid amount in cash. The successful bidder(s) will pay all conveyancing fees, all real

estate and other taxes that are due on or after the delivery date of the remainder of the payment and all other costs associated with the transfer of title. At the conclusion of the sale, the deposits of the unsuccessful bidder(s) will be returned to them.

The Secretary may grant an extension of time within which to deliver the remainder of the payment. All extensions will be for 15-day increments for a fee of \$500, paid in advance. The extension fee shall be paid in the form of a certified or cashier's check made payable to the United States Secretary of Housing and Urban Development. If the high bidder(s) close(s) the sale prior to the expiration of any extension period, the unused portion of the extension fee shall be applied toward the amount due at closing.

If the high bidder(s) is/are unable to close the sale within the required period, or within any extensions of time granted by the Secretary, the high bidder may be required to forfeit the cash deposit, or at the election of the foreclosure commissioner after consultation with the HUD representative, will be liable to the Secretary for any costs incurred as a result of such failure, and the Commissioner may, at the direction of the HUD Field Office Representative, offer the Property to the second highest bidder for an amount equal to the highest price offered by that bidder.

There is no right of redemption, or right of possession based upon a right of redemption, in the mortgagor or others subsequent to a foreclosure completed pursuant to the Act. Therefore, the Foreclosure Commissioner will issue a Deed to the purchaser(s) upon receipt of the entire purchase price in accordance with the terms of the sale as provided herein. HUD does not guarantee that the property will be vacant.

The scheduled foreclosure sale shall be cancelled or adjourned if it is established, by documented written application of the mortgagor to the Foreclosure Commissioner not less than 3 days before the date of sale, or otherwise, that the default or defaults upon which the foreclosure is based did not exist at the time of service of this notice of default and foreclosure sale, or all amounts due under the mortgage agreement are tendered to the Foreclosure Commissioner, in the form of a certified or cashier's check payable to the United States Secretary of Housing and Urban Develop-

ment, before public auction of the property is completed.

The amount that must be paid if the mortgage is to be reinstated prior to the scheduled sale is \$156,626.08 as of September 1, 2026, plus all other amounts that would be due under the mortgage agreement if payments under the mortgage had not been accelerated, advertising costs and postage expenses incurred in giving notice, mileage by the most reasonable road distance for posting notices and for the Foreclosure Commissioner's attendance at the sale, reasonable and customary costs incurred for title and lien record searches, the necessary out-of-pocket costs incurred by the Foreclosure Commissioner for recording documents, a commission for the Foreclosure Commissioner, and all other costs incurred in connection with the foreclosure prior to reinstatement. Tender of payment by certified or cashier's check or application for cancellation of the foreclosure sale shall be submitted to the address of the Foreclosure Commissioner provided below.

This Instrument prepared by:
Lori Long, Esq.

6565 N MacArthur Blvd,
Suite 470
Irving, TX 75039
Firm # 24-038531

7/20,7/27,8/3

NOTICE OF DEFAULT AND FORECLOSURE SALE LEGAL NOTICE

WHEREAS, on November 24, 2004 a certain Deed of Trust was executed by Abner J. Coit, as mortgagor(s) (grantor(s)) in favor of Financial Freedom Senior Funding Corporation, a subsidiary of IndyMac Bank, F.S.B., as mortgagee (grantee), and was recorded on December 6, 2004 in Instrument number 3157179 in the Office of the Recorder, Dallas County, Texas; and

WHEREAS the Deed of Trust was insured by the Secretary of Housing and Urban Development (the Secretary) pursuant to the National Housing Act for the purpose of providing single family housing; and

WHEREAS the Deed of Trust is now owned by the Housing and Urban Development (the Secretary), pursuant to an assignment dated January 3, 2013, and recorded on January 17, 2013, in as 20201300016482, in the Office of the Recorder, Dallas County, Texas; and

Whereas a default has been made in the covenants and

conditions of the Deed of Trust in that payment due on September 23, 2024, was not made and remains wholly unpaid as of the date of this notice, and no payment has been made sufficient to restore the loan to currency; and WHEREAS the entire amount delinquent as of **March 20, 2025**, is **\$172,544.19** and WHEREAS, by virtue of this default, the Secretary has declared the entire amount of the indebtedness secured by the Mortgage to be immediately due and payable.

NOW THEREFORE, pursuant to powers vested in me by the Single Family Foreclosure Act of 1994, 12 U.S.C. 3751 et seq., by 24 CFR Part 27 subpart B, and by the Secretary's designation of me as Foreclosure Commissioner, recorded on April 8, 2021, in Instrument Number 202100101628 notice is hereby given that, on September 1, 2026 at 1pm-4pm local time, all real and personal property at or used in connection with the following described premises ("Property"), will be sold at public auction to the highest bidder(s):

LEGAL DESCRIPTION
BEING LOT 4 AND THE SOUTHEAST ONE-HALF OF LOT 5, BLOCK 37/5880 OF CEDAR CREST ADDITION, REVISED, AN ADDITION TO THE CITY OF DALLAS, DALLAS COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 10, PAGE 487, MAP RECORDS, DALLAS COUNTY, TEXAS.

Commonly known as:
1441 STIRLING AVE DALLAS, TX 75216

Permanent Parcel Number(s): 00000455812000000

The sale will be held in the lobby of the North side of the George Allen Courts Building facing Commerce Street or as designated by the Commissioner's Office.

The Secretary of Housing and Urban Development will bid **\$190,426.99**, plus any additional accrual, fees, costs or charges incurred by the Secretary up to the date of sale.

There will be no proration of taxes, rents or other income or liabilities, except that the purchaser(s) will pay, at or before closing, his (their) pro-rata share of any real estate taxes that have been paid by the Secretary to the date of the foreclosure sale.

When making their bids, all bidders, except the Secretary, must submit a deposit totaling **\$19,042.70** in the form of a

LEGAL NOTICES
CONTINUED ON NEXT PAGE

LEGAL NOTICES CONTINUED

certified check or cashier's check made out to the United States Secretary of Housing and Urban Development. A deposit need not accompany each oral bid. If the successful bid is oral, a deposit of **\$19,042.70** must be presented before the bidding is closed. The deposit is non-refundable. The remainder of the purchase price must be delivered within 30 days of the sale or at such other time as the Secretary may determine for good cause shown, time being of the essence. This amount, like the bid deposits, must be delivered in the form of a certified or cashier's check. If the Secretary is the high bidder, he need not pay the bid amount in cash. The successful bidder(s) will pay all conveyancing fees, all real estate and other taxes that are due on or after the delivery date of the remainder of the payment and all other costs associated with the transfer of title. At the conclusion of the sale, the deposits of the unsuccessful bidder(s) will be returned to them.

The Secretary may grant an extension of time within which to deliver the remainder of the payment. All extensions will be for **15-day increments** for a fee of **\$500**, paid in advance. The extension fee shall be paid in the form of a certified or cashier's check made payable to the United States Secretary of Housing and Urban Development. If the high bidder(s) close(s) the sale prior to the expiration of any extension period, the unused portion of the extension fee shall be applied toward the amount due at closing.

If the high bidder(s) is/are unable to close the sale within the required period, or within any extensions of time granted by the Secretary, the high bidder may be required to forfeit the cash deposit, or at the election of the foreclosure commissioner after consultation with the HUD representative, will be liable to the Secretary for any costs incurred as a result of such failure, and the Commissioner may, at the direction of the HUD Field Office Representative, offer the Property to the second highest bidder for an amount equal to the highest price offered by that bidder.

There is no right of redemption, or right of possession based upon a right of redemption, in the mortgagor or others subsequent to a foreclosure completed pursuant to the Act. Therefore,

the Foreclosure Commissioner will issue a Deed to the purchaser(s) upon receipt of the entire purchase price in accordance with the terms of the sale as provided herein. HUD does not guarantee that the property will be vacant.

The scheduled foreclosure sale shall be cancelled or adjourned if it is established, by documented written application of the mortgagor to the Foreclosure Commissioner not less than 3 days before the date of sale, or otherwise, that the default or defaults upon which the foreclosure is based did not exist at the time of service of this notice of default and foreclosure sale, or all amounts due under the mortgage agreement are tendered to the Foreclosure Commissioner, in the form of a certified or cashier's check payable to the United States Secretary of Housing and Urban Development, before public auction of the property is completed.

The amount that must be paid if the mortgage is to be reinstated prior to the scheduled sale is as **September 1, 2026 of \$190,426.99**, plus all other amounts that would be due under the mortgage agreement if payments under the mortgage had not been accelerated, advertising costs and postage expenses incurred in giving notice, mileage by the most reasonable road distance for posting notices and for the Foreclosure Commissioner's attendance at the sale, reasonable and customary costs incurred for title and lien record searches, the necessary out-of-pocket costs incurred by the Foreclosure Commissioner for recording documents, a commission for the Foreclosure Commissioner, and all other costs incurred in connection with the foreclosure prior to reinstatement. Tender of payment by certified or cashier's check or application for cancellation of the foreclosure sale shall be submitted to the address of the Foreclosure Commissioner provided below.

This Instrument prepared by:
Lori Liane Long, Esq.
6565 N. MacArthur Blvd
Irving, TX 75039
Firm #24-037536

7/27,8/3,8/10



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.

Notice is hereby given pursuant of Chapter 59 Texas Property Code, (Chapter 576 Acts of the 68th Legislature Regular Session 1983). StorQuest Self Storage auction will be held online on www.StorageTreasures.com for the property of:

Jose Tirado
Cody Leslie
Charlotte Hassona

Property to be sold: misc. household goods, furniture, tools, clothes, boxes, toys and personal content. The sale will commence online at www.StorageTreasures.com where said property has been stored and which is located at StorQuest Self Storage **10317 Shady trail Dallas TX 75220**. Separate lien sales to highest bidder for each unit in cash.

Owner has the right to not accept bid price. Sale is subject to cancellation in the event of settlement between owner and obligated party.

Auction End Time: 08/05/26 @ 9 AM

7/20,7/27

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to satisfy Extra Space's lien, by selling personal property described below belonging to those individuals listed below at the location indicated. All spaces contain household furniture unless otherwise noted.
7314: 3906 W. Airport Frwy, Irving, TX 75062, 08/04/2026 9:30 AM

Jimmie Lee Jr Green; Ileeta Leyva; Bassiafa Kamate; Kenyatta Shortie; Mary Perez; Sabrina Nicole Donges; Carolina Mendoza; Mamadou Diallo

8893: 1509 W. Airport Fwy, Irving, TX 75062, 08/04/2026 9:45 AM

Brenda Macdonal; Demarlin Taylor; Brea Baker; Marisela Perez; Hazel LaBar

1621: 4251 State Hwy 161 Irving, TX 75038, 08/04/2026 10:00 AM

Dominique Holmes; Ronald Maple

1616: 2301 Story Rd W, Irving, TX 75038, 08/04/2026 10:15 AM

Billy Lane

7410: 3335 W. Northwest Hwy, Dallas, TX 75220, 08/04/2026 10:45 AM

Jeremy Jones

1771: 810 S. Denton Tap Rd, Coppell, TX 75019, 08/04/2026 11:15 AM

Paris Kennedy

1607: 1751 E. Belt Line Rd, Coppell, TX 75019, 08/04/2026 11:30 AM

Nathaniel Schiebout

1765: 1975 W. Northwest Hwy, Dallas, TX 75220, 08/04/2026 10:30 AM

Laquila Green

The auction will be listed and advertised on www.storage-treasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.

7/20,7/27

NOTICE OF PUBLIC SALE.

Notice is hereby given that PODS Enterprises, LLC, located at 3750 Regency Crest Dr Suite 100, Garland, TX 75041, will sell the contents of

certain containers at auction to the highest bidder to satisfy a landlord's lien. Auction will be held online at www.StorageTreasures.com starting on August 13, 2026 and ending on August 20, 2026. Contents to be sold may include general household goods, electronics, office & business equipment, furniture, clothing and other miscellaneous property. The name of the occupants and items to be sold are as follows: Angela Vess- Dresser, Sides Tables, Boxes, tea cart and miscellaneous items

7/27,8/3

NOTICE OF PUBLIC SALE:

Self-storage Cube contents of the following customers containing household and other goods will be sold for cash by CubeSmart Asset Management, LLC as Agent for Owner 1838 S Josey Ln Carrollton, TX 75006 to satisfy a lien on August 13th, 2026 at approx. 1:00 PM at www.storage-treasures.com: Makayla Brown, Neff Willis, Amanda Doyle, Lisa Carson, Martha Sanchez, Martha Sanchez

7/27,8/3

NOTICE OF PUBLIC SALE:

Self-storage Cube contents of the following customers containing household and other goods will be sold for cash by CubeSmart Asset Management, LLC as Agent for Owner 108 S Beltline Rd Irving, TX 75060 to satisfy a lien on August 13th, 2026 at approx. 12:00 PM at www.storage-treasures.com: Sean Mansfield, Angel Lara, Jose Alvarez, Luis Falla, Antonio Swails, Nelly Sandoval, David Gonzales, Jordyn Boggs

7/27,8/3

BID NOTICES

REQUEST FOR BIDS/ PROPOSALS/ QUALIFICATIONS

Request for Proposal (RFP) will be received and opened by the Dallas College Procurement Department, phone 972/860-7771 via **Electronic Submittal. Due August 14, 2026, no later than 2:00 pm. RFP-2026-1247617, Diploma and Certificates: Digital, Printing and Mailing Services, Dallas College, Dallas,**

LEGAL NOTICES
CONTINUED ON NEXT PAGE

LEGAL NOTICES CONTINUED

TX. Buyer: Sheneicka Ogwuegbu; Advertising on 7/20/26 & 7/27/26.

Note: RFP documents can be downloaded through our new online bidding and eProcurement Sourcing system, **Workday** at <https://dallas-college-public-portal.us.workdaysspend.com/>

7/20,7/27

TOWN OF HIGHLAND PARK

REQUEST FOR BIDS

Notice is hereby given that the Town of Highland Park will accept sealed bids from all qualified bidders for the **Eastern Avenue Reconstruction** project. Sealed bids will be accepted by electronic bidding through Civcast, until 10:00 a.m., Tuesday, August 11, 2026. More information on an optional pre-bid meeting is available on www.civcast.com.

All interested bidders may download contract documents from www.civcast.com.

7/20,7/27

CITY OF UNIVERSITY PARK

The City of University Park ("City") announces a **REQUEST FOR PROPOSALS ("RFP") for the MARKETING OF RECYCLABLE MATERIALS - REBID** until Tuesday, August 18, 2026 at 10:00 AM CST in the Purchasing Manager's office. Late submissions will not be accepted. The number for this project is: **RFP # 2026-06 MARKETING OF RECYCLABLE MATERIALS - REBID**

The City will not conduct a pre-proposal meeting for this RFP.

The deadline for all questions is **Friday, August 7, 2026 at 4:00 PM CST**. All questions must be issued in writing and posted on OpenGov (<https://procurement.opengov.com/portal/uptexas>).

Proposals will be accepted electronically via OpenGov or in paper format. Paper proposals must be received in the Purchasing office at 3800 University Blvd., University Park, TX 75205 before the RFP deadline.

Interested parties may obtain packets at <https://procurement.opengov.com/portal/uptexas> or by calling the City's Purchasing Division at 214.987.5480. This solicitation

is also posted on the City's website at <https://www.up-texas.org/254/Bids-RFPs>.

Receipt of responses does not bind the City to any contract for said services, nor does it give any guarantee that a contract will be awarded.

7/27,8/3

RICHARDSON INDEPENDENT SCHOOL DISTRICT will receive **REQUEST FOR SEALED PROPOSALS for Catering Services** until 1:00 pm CT, June 1, 2027.

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

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

7/27,8/3

PUBLIC NOTICES

CITY OF GARLAND

ORDINANCE NO. 7683
AN ORDINANCE AMENDING THE GARLAND DEVELOPMENT CODE OF THE CITY OF GARLAND, TEXAS, BY APPROVING (1) A SPECIFIC USE PROVISION (SUP) FOR A FOOD PROCESSING & STORAGE USE AND (2) A CONCEPT PLAN FOR A FOOD PROCESSING & STORAGE USE, ON A PROPERTY ZONED INDUSTRIAL (IN) DISTRICT ON A 3.89-ACRE TRACT OF LAND LOCATED AT 201 RANGE DRIVE, SUITE 201B; 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/ Dylan Hedrick, Mayor
/s/ Jennifer Stubbs, City Secretary

ORDINANCE NO. 7684
AN ORDINANCE AMENDING THE GARLAND DEVELOPMENT CODE OF THE

CITY OF GARLAND, TEXAS, BY APPROVING (1) A SPECIFIC USE PROVISION (SUP) FOR A FOOD PROCESSING & STORAGE USE AND (2) A CONCEPT PLAN FOR A FOOD PROCESSING & STORAGE USE, ON A PROPERTY ZONED INDUSTRIAL (IN) DISTRICT ON A 0.76-ACRE TRACT OF LAND LOCATED AT 725 EAST WALNUT STREET; 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/ Dylan Hedrick, Mayor
/s/ Jennifer Stubbs, City Secretary

ORDINANCE NO. 7685
AN ORDINANCE AMENDING THE GARLAND DEVELOPMENT CODE OF THE CITY OF GARLAND, TEXAS, BY APPROVING (1) AN AMENDMENT TO PLANNED DEVELOPMENT (PD) DISTRICT 02-48 TO MODIFY SIGN STANDARDS, (2) A CONCEPT PLAN FOR THE SIGNS AND THE PROPOSED SITE IMPROVEMENTS, ON A PROPERTY ZONED PLANNED DEVELOPMENT (PD) COMMUNITY RETAIL (CR) DISTRICT ON A 7.95-ACRE TRACT OF LAND LOCATED AT 1040 WEST CENTERVILLE 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/ Dylan Hedrick, Mayor
/s/ Jennifer Stubbs, City Secretary

7/23,7/27

CITY OF HUTCHINS

Notice of Public Hearings
NOTICE IS HEREBY GIVEN TO ALL INTERESTED PERSONS, THAT:

The Hutchins Economic De-

velopment Corporation (Hutchins EDC) proposes to initiate a 4B Project for the purpose of infrastructure improvements to a commercial area located 101 South Interstate 45, Suite 6 within the City of Hutchins.

The purpose of the 4B Project is to contribute to the retention or expansion of primary employment or to attract investment and industry to the City of Hutchins for the purpose of creating jobs and expanding the tax base.

A public hearing will be held by and before the Hutchins City Council on the 17th day of August 2026 at 6:30 p.m. at the Hutchins City Hall located at 400 North JJ Lemmon Road, Hutchins, Texas, for all persons interested in the above 4B Project.

The time and place of the public hearing is as follows:

Date: August 17, 2026

Time: 6:30 PM

Place: Hutchins City Hall
400 North JJ Lemmon Road
Hutchins, TX 75141

7/27

TEXAS ALCOHOL & BEVERAGE COMMISSION ----- LICENSES & RENEWALS

Application has been made with the Texas Alcoholic Beverage Commission for a Late Hours Certificate (LH) and Mixed Beverage Permit (MB) for DRM Concessions LLC dba Hilton Garden Inn Dallas Market Center at 2325 N Stemmons Fwy, Dallas, Dallas County, Texas, 75207. DRM Trust- LLC Member Adam Patenaude-Manager Austin Bucholtz- Manager

7/27,7/28

Application has been made with the Texas Alcoholic Beverage Commission for a Food and Beverage

Certificate (FB) and Mixed Beverage Permit (MB) for DUO CULINARY HOLDINGS LLC dba IMPERIAL CHEF at 6718 SNIDER PLAZA, UNIVERSITY PARK, Dallas County, Texas, 75205. BO CHEN - MANAGER

7/27,7/28

NOTICE TO CREDITORS

Notice to Creditors For THE ESTATE OF PHYLLIS Y. STEINHART, Deceased

Notice is hereby given that Letters Testamentary upon the Estate of PHYLLIS Y. STEINHART, Deceased were granted to the undersigned on the 16th of July, 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 Ronald G. Steinhart within the time prescribed by law.

My address is The Blum Firm
c/o Annie B. Counts
777 Main St., Ste. 550
Fort Worth, TX 76102
Independent Executor of the Estate of PHYLLIS Y. STEINHART Deceased.
CAUSE NO. PR-26-01610-1

7/27

Notice to Creditors For THE ESTATE OF William Henry Rielly, Deceased

Notice is hereby given that Letters of Administration upon the Estate of William Henry Rielly, Deceased were granted to the undersigned on the 20 of July, 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 Patrick James Rielly within the time prescribed by law. My address is 2535 Pine Village, Houston, Texas 77080 Independent Administrator of the Estate of William Henry Rielly Deceased.
CAUSE NO. PR-26-00007-3

7/27



LEGAL NOTICES
CONTINUED ON NEXT PAGE

LEGAL NOTICES
CONTINUED

CAUSE NO. PR-26-01766-1
ESTATE OF HAROLD
WAYNE NIX 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 Harold Wayne Nix, Deceased, were issued on July 20, 2026, in Cause No. PR-26-01766-1, pending in Probate Court No. 1 of Dallas County, Texas, to: Steven Ford Johnston.

The residence of Steven Ford Johnston is Austin, Travis County, Texas. The post office address is:

Steven Ford Johnston
c/o Nicholas A. Chamis
2021 McKinney Avenue,
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 July, 2026.

Steven Ford Johnston Independent Executor of the Estate of Harold Wayne Nix, Deceased
FOLEY & LARDNER LLP
By: /s/ Nicholas Chamis
Nicholas A. Chamis
2021 McKinney Avenue, Suite 1600
Dallas, Texas 75201
(214) 999-4730 (telephone)
(214) 999-4667 (telecopy)
nchamis@foley.com (e-mail)
ATTORNEYS FOR THE INDEPENDENT EXECUTOR

7/27

Notice to Creditors

Notice is hereby given that Letters Testamentary upon the Estate of Donald L. Harrison, II, Deceased were granted to Mary Patricia Bigas on the 15th day of July, 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 Mary Patricia Bigas, Independent Executrix, within the time prescribed by law.

Mailing address is:
c/o Glenda O. Brewer, 901 Main Street, Ste 3900, Dallas, Texas 75202
Independent Executor of the Estate of Estate of Donald L. Harrison, II, Deceased
CAUSE NO. PR-26-00042-3

7/27

NOTICE TO CREDITORS
FOR THE ESTATE OF
CHARLES R. KILLION, DE-
CEASED

NOTICE IS HEREBY GIVEN that Letters Testamentary upon the Estate of CHARLES R. KILLION, Deceased, were granted and issued to RICHARD T. KILLION of the Estate of CHARLES R. KILLION, Deceased, on the 27th day of May, 2026, by Probate Court No. 2 of Dallas County, Texas, in Cause No. PR-26-00749-2.

All persons having claims against said Estate are hereby required to present the same within the time and in the manner prescribed by law. All claims should be addressed to the Independent Executor, Todd R. Killion, for the Estate of Charles R. Killion, Deceased, c/o Jay K. Stevenson, Attorney-at-Law, at the following address: 14901 Quorum Dr., Ste. 300, Dallas, Texas 75254.

7/27

PROBATE
CITATIONS

CITATION
BY PUBLICATION
THE STATE OF TEXAS
CAUSE NO. PR-26-02147-1

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 Paris Chester Sanders, 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, August 03, 2026, to answer the Application for Determination of Heirship and for Letters of Independent Administration filed by Paris D. Sanders, on the July 06, 2026, in the matter of the Estate of: Paris Chester Sanders, Deceased, No. PR-26-02147-1**, and alleging in substance as follows:

Applicant alleges that the decedent died on May 17, 2026 in Dallas County, Texas, and prays that the Court hear evidence sufficient to determine who are the heirs of **Paris Chester Sanders, Deceased**.

Given under my hand and seal of said Court, in the City of Dallas, July 16, 2026

JOHN F. WARREN, County Clerk
Dallas County, Texas
By: Alexis Cabrales, Deputy

7/27

CITATION
BY PUBLICATION
THE STATE OF TEXAS
CAUSE NO. PR-24-03164-1

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 Maverick Ellison, 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, August 03, 2026, to answer the Application to Determine Heirship filed by Adrienne Antoinette Cooper, on the July 10, 2026, in the matter of the Estate of: Maverick Ellison, Deceased, No. PR-24-03164-1**, and alleging in substance as follows:

Applicant alleges that the decedent died on October 07, 2023 in Duncanville, Dallas County, Texas, and prays that the Court hear evidence sufficient to determine who are the heirs of **Maverick Ellison, Deceased**.

Given under my hand and seal of said Court, in the City of Dallas, July 17, 2026
JOHN F. WARREN, County Clerk
Dallas County, Texas
By: Lupe Perez, Deputy

7/27

CITATION
BY PUBLICATION
THE STATE OF TEXAS
CAUSE NO. PR-26-01239-1

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 Donald Wayne Brooks, 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, August 03, 2026, to answer the Application For Probate Of Will And For Letters Testamentary Pursuant To Texas Estates Code 401.001 filed by Annabelle Helen Brooks, on the April 15, 2026, in the matter of the Estate of: Donald Wayne Brooks, De-**

ceased, No. PR-26-01239-1, and alleging in substance as follows:

Applicant alleges that the decedent died on May 20, 2022 in Cedar Hill, Dallas County, Texas, and prays that the Court hear evidence sufficient to determine who are the heirs of **Donald Wayne Brooks, Deceased**.

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

7/27

CITATION
BY PUBLICATION
THE STATE OF TEXAS
CAUSE NO. PR-26-00913-1

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 William Charles Holland, 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, August 03, 2026, to answer the First Application for Independent Administration and Determination of Heirship filed by Ilesha Silva, on the March 20, 2026, in the matter of the Estate of: William Charles Holland, Deceased, No. PR-26-00913-1**, and alleging in substance as follows:

Applicant alleges that the decedent died on March 21, 2022 in Baylor University Medical Center, and prays that the Court hear evidence sufficient to determine who are the heirs of **William Charles Holland, Deceased**.

Given under my hand and seal of said Court, in the City of Dallas, July 16, 2026
JOHN F. WARREN, County Clerk
Dallas County, Texas
By: Lupe Perez, Deputy

7/27

CITATION
BY PUBLICATION
THE STATE OF TEXAS
CAUSE NO. PR-26-02213-1

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 Leon Jefferson, 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, August 03, 2026, to answer the Application to Determine Heirship (After Four Years) filed by Joshua Jefferson, on the July 10, 2026, in the matter of the Estate of: Leon Jefferson, Deceased, No. PR-26-02213-1**, and alleging in substance as follows:

Applicant alleges that the decedent died on September 26, 2016 in Dallas, Dallas County, Texas, and prays that the Court hear evidence sufficient to determine who are the heirs of **Leon Jefferson, Deceased**.

THE TESTATOR'S HEIRS ARE HEREBY NOTIFIED THAT:

1. The Testator's property will pass to the testator's heirs if the will is not admitted to probate; and

2. The person offering the testator's will for probate may not be in default for failing to present the will for probate during the fouryear period immediately following the testator's death.

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

7/27

CITATION
BY PUBLICATION
THE STATE OF TEXAS
CAUSE NO. PR-26-02227-1

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 Michael Gordon, 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, August 03, 2026, to answer the Application to Determine Heirship and for Letters of Administration - Intestate filed by Ialanphe Gordon a/k/a Ialanthe Goree Gordon, on the July 13, 2026, in the matter of the Estate of: Michael Gordon, Deceased, No. PR-26-02227-1**, and alleging in substance as follows:

LEGAL NOTICES
CONTINUED

Applicant alleges that the decedent died on April 27, 2026 in Desoto, Dallas County, Texas, and prays that the Court hear evidence sufficient to determine who are the heirs of **Michael Gordon, Deceased.**

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

7/27

CITATION BY PUBLICATION THE STATE OF TEXAS CAUSE NO. PR-23-03731-2
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 Darren Pace Thomas, 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, August 03, 2026, to answer the Second Supplemental Application for Determination of Heirship filed by Sarah Thomas, as Next Friend of P.C., Minor and Madeline Thomas, on the July 08, 2026,** in the matter of the **Estate of: Darren Pace Thomas, Deceased, No. PR-23-03731-2,** and alleging in substance as follows:

Applicant alleges that the decedent died on September 05, 2023 in Unknown, and prays that the Court hear evidence sufficient to determine who are the heirs of **Darren Pace Thomas, Deceased.**

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

7/27



CITATIONS BY PUBLICATION

IN THE JUVENILE COURT OF GLYNN COUNTY STATE OF GEORGIA

In The Interest Of:
YULIANA MARIELOS GARCIA-CARRANZA
DOB: 04/19/2011 | Age: 15 | Sex: F
CASE # JUV260020
A Minor Child under 18 years
NOTICE OF SERVICE BY PUBLICATION
TO: ROSIBEL CARRANZA-VELASQUEZ

You are hereby notified that a Petition Seeking Finding of Dependency concerning the above-named child has been filed in the Juvenile Court of Glynn County, Georgia. Pursuant to an Order for Service by Publication entered on June 9, 2026, service is being made upon you by publication. You have thirty (30) days after the last publication of this notice to file a written response with the Court. Failure to respond may affect your rights in this matter. No hearing shall be held earlier than thirty-one (31) days after the date of the last publication. The address of the Court is 11 Judicial Lane, Suite 150, Brunswick, Georgia 31520. This notice is published by Order of the Juvenile Court of Glynn County.
/s/ William A. Matos
William A. Matos, Esq.
Georgia Bar No. 477054
Attorney for Petitioner

7/6,7/13,7/20,7/27

CITATION BY PUBLICATION THE STATE OF TEXAS RAFAEL PEREZ MAURICIO 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 **24TH DAY OF AUGUST, 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 TexasLawHelp.org.

Said Petitioner's Petition was filed in said court, ON THIS THE 6TH DAY OF APRIL, 2026, in this cause, numbered **DC-26-05998** on the docket of said Court, and styled: **MA RUFINA RICO AZUA,** Petitioner vs. **RAFAEL PEREZ MAURICIO** Respondent. A brief statement of the nature of this suit is as follows: **PLAINTIFF SEEKS DAMAGES ARISING FROM A MOTOR VEHICLE COLLISION THAT OCCURRED ON OR ABOUT NOVEMBER 12, 2024 IN WHICH DEFENDANT RAFAEL PEREZ MAURICIO FAILED TO CONTROL HIS SPEED, FAILED TO KEEP A PROPER LOOK-OUT, AND COLLIDED WITH PLAINTIFF'S VEHICLE, CAUSING PLAINTIFF TO SUSTAIN SERIOUS INJURIES.**

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 JULY, 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

7/20,7/27,8/3,8/10

CITATION BY PUBLICATION THE STATE OF TEXAS NATHAN PHILLPH VARGAS 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 **24TH DAY OF AUGUST, 2026,** at or before ten o'clock A.M. before the Honorable **95TH 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 Plaintiff's Petition was filed in said court, ON THIS THE 17TH DAY OF NOVEMBER, 2025, in this cause, numbered **DC-25-21502** on the docket of said Court, and styled: **TAMIRA HONEYCUTT,** Petitioner vs. **NATHAN PHILLPH VARGAS AND BUCKHEAD MEAT & SEAFOOD OF HOUSTON INC.** Respondent. A brief statement of the nature of this suit is as follows:

THIS LAWSUIT ARISES OUT OF A MOTOR VEHICLE COLLISION THAT OCCURRED ON DECEMBER 1, 2023, AT APPROXIMATELY 5:45 P.M. IN DALLAS, TEXAS, ON HIGHWAY 75. AT THE TIME OF THE INCIDENT, DEFENDANT VARGAS WAS OPERATING A COMPANY VEHICLE OWNED BY DEFENDANT BUCKHEAD MEAT & SEAFOOD OF HOUSTON, INC. AND WAS ACTING WITHIN THE COURSE AND SCOPE OF HIS EMPLOYMENT. DEFENDANT VARGAS FAILED TO CONTROL HIS SPEED AND VIOLENTLY REAR-ENDED PLAINTIFF'S WORK VEHICLE, CAUSING SUBSTANTIAL PROPERTY DAMAGE, INCLUDING SHATTERING THE BACK WINDOW OF PLAINTIFFS VEHICLE. THIS COLLISION WAS ENTIRELY PREVENTABLE AND OCCURRED AS THE DIRECT RESULT OF DEFENDANT VARGAS'S NEGLIGENT OPERATION OF THE BUCKHEAD COMPANY VEHICLE

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 JULY, 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

7/20,7/27,8/3,8/10

CITATION BY PUBLICATION THE STATE OF TEXAS JONATHAN A. BUSTILLO 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 **24TH DAY OF AUGUST, 2026,** at or before ten o'clock A.M. before the Honorable **191ST 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 22ND DAY OF DECEMBER, 2025, in this cause, numbered **DC-25-23344** on the docket of said Court, and styled: **ONCOR ELECTRIC DELIVERY COMPANY LLC,** Petitioner vs. **JONATHAN A. BUSTILLO AND JOHN DOE** Respondent. A brief statement of the nature of this suit is as follows:

PLAINTIFF ONCOR ELECTRIC DELIVERY COMPANY LLC FILED ITS ORIGINAL PETITION AGAINST DEFENDANTS JONATHAN A. BUSTILLO AND JOHN DOE, ON DECEMBER 22, 2025, FOR DAMAGES TOTALING \$15,674.80. INITIAL DAMAGES OCCURRED ON DECEMBER 25, 2023, WHEN JONATHAN A. BUSTILLO'S VEHICLE WAS ENTRUSTED TO ITS AGENT AN UNIDENTIFIED PERSON ("JOHN DOE") WHO WHILE DRIVING RECKLESSLY AND INCOMPETENTLY COLLIDED WITH A UTILITY POLE AND ATTACHED UTILITY RELATED MATERIALS OWNED BY ONCOR AT 2060 YUCCA DRIVE, DALLAS, TEXAS, CAUSING EXTENSIVE DAMAGE

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

LEGAL NOTICES
CONTINUED

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 JULY, 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

7/20,7/27,8/3,8/10

**CITATION
BY PUBLICATION**
THE STATE OF TEXAS
ALBIS J. PARRA 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 **24TH DAY OF AUGUST, 2026**, at or before ten o'clock A.M. before the Honorable **191ST 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 19TH DAY OF NOVEMBER, 2025, in this cause, numbered **DC-25-21655** on the docket of said Court, and styled: **YAILEN CHACON FROMETA, FRANK MATOS, YODARKIS MORENO BROOKS, CLEIBER GONZALEZ**, Petitioner vs. **ALBIS J. PARRA** Respondent. A brief statement of the nature of this suit is as follows: **IN CONNECTION WITH A PERSONAL INJURY LAWSUIT. THE CASE IS WITH REGARDS TO A MOTOR VEHICLE ACCIDENT THAT OCCURRED IN NOVEMBER 2023 IN 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 JULY, 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

7/20,7/27,8/3,8/10

**CITATION
BY PUBLICATION**
THE STATE OF TEXAS
TANEQUA QUITAES SANDERS, EMILLA RENA ARKANSAS, LEE EDWARD ARKANSAS, REGINALD WAYNE DUNN, DENNIS KEITH DUNN, JOSEPH DUNN, JR., CATRICE ANN JACKSON, TAMMY JOHNSON, AMY LOUISE JOHNSON, TERESA HELEAN JOHNSON, SHAKEITHA LEA AN DONTI MCNEAL, AND BARRY DANIEL MCNEAL 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 **24TH DAY OF AUGUST, 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 FIRST AMENDED PETITION was filed in said court, ON THIS THE 11TH DAY OF JUNE, 2026, in this cause, numbered **DC-26-04901** on the docket of said Court, and styled: **MAVRO PROPERTIES, LLC, A/K/A LYNDA DARLENE DUNN, ET AL** Respondent. A

brief statement of the nature of this suit is as follows:

SEEKING A DECLARATORY JUDGMENT AND EQUITABLE REIMBURSEMENT REGARDING CERTAIN REAL PROPERTY LOCATED IN DALLAS COUNTY, TEXAS AT THE FOLLOWING ADDRESS: 1004 BOWERS ROAD, SEAGOVILLE, TEXAS 75159. PLAINTIFF REQUESTS THE COURT TO CONFIRM EACH OWNER'S INTEREST IN THE REAL PROPERTY, AND TO REIMBURSE PLAINTIFF FOR PROPERTY TAXES PAID BY PLAINTIFF ON BEHALF OF THE OWNERS OF THE PROPERTY

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 JULY, 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

7/20,7/27,8/3,8/10

**CITATION
BY PUBLICATION**
THE STATE OF TEXAS
TO: **MELVIN RICARDO HERNANDEZ-MARADIAGA** RESPONDENT:

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 TexasLawHelp.org. The Petition of **JENSSY GABRIELA CALIX-URBINA**, Petitioner, was filed in the **254TH DISTRICT COURT** of Dallas County, Texas, at the George Allen

Courthouse, 600 Commerce Street, Dallas, Texas 75202, **ON THIS THE 1ST DAY OF JULY, 2026**, against **MELVIN RICARDO HERNANDEZ-MARADIAGA** Respondent, numbered **DF-26-08129** and entitled "In the Interest of **O.F.H.C.** a child (or children)". The date and place of birth of the child (children) who is (are) the subject of the suit: **O.F.H.C. DOB: APRIL 12, 2014 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 20TH DAY OF JULY, 2026.**

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

7/27,8/3,8/10,8/17

**CITATION
BY PUBLICATION**
THE STATE OF TEXAS
TO: **JESSE DEWAYNE PHENIS** RESPONDENT:

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 TexasLawHelp.org. The SECOND AMENDED PETITION FOR DIVORCE of **SHIRLEY TIANA PHENIS**, Petitioner, was filed in the **303RD DISTRICT COURT** of Dallas County, Texas, at the George Allen Courthouse, 600 Commerce Street, Dallas, Texas, 75202 **ON THIS THE 14TH DAY OF MAY, 2026**, against **JESSE DEWAYNE PHENIS**, Respondent, numbered. **DF-**

26-04541 and entitled "In the Matter of the Marriage of **SHIRLEY TIANA PHENIS** and **JESSE DEWAYNE PHENIS**" and In the Interest of **J.P. II CHILD**". The suit requests **A DIVORCE. J.P. II DOB: 06/10/2020 POB: FORT SMITH AR.** as is more fully shown by Petitioner's Petition on file in this suit.

The Court has authority in this suit to enter any Judgment of Decree dissolving the marriage and providing for the division of property which will be binding on you.

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 20TH DAY OF JULY, 2026.**

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

7/27



**CITATION
BY PUBLICATION**
THE STATE OF TEXAS

TO: **LADARIUS GRIFFIN, UNKNOWN, AND TO ALL WHOM IT MAY CONCERN, 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 20 days after you were SERVED this citation and petition, same being Monday, 31st of AUGUST 2026, a default judgment may be taken against you. Your answer should be addressed to the clerk of the 304th Judicial District Court at the Henry Wade Juvenile Justice Center, 2600 Lone Star Drive, 3rd Floor, Dallas, Texas 75212. The Petition of the Dallas County

LEGAL NOTICES
CONTINUED

Child Protective Services Unit of the Texas Department of Family and Protective Services, Petitioner, was filed in the 304th Court of Dallas County, Texas on the 8th day of July, 2026, against MARIA ELENA MENDEZ, LADARIUS GRIFFIN, and UNKNOWN, Respondent(s), number JC-24-01132-W-304th, and entitled, IN THE INTEREST OF DALLAS RENE MENDEZ, A Child(ren), MOTION TO MODIFY IN A SUIT AFFECTING THE PARENT-CHILD RELATIONSHIP. The motion is a request to MODIFY THE PARENT-CHILD RELATIONSHIP AND APPOINT ELIZABETH AVILA AS MANAGING CONSERVATOR. The date of birth of the child(ren) who is/are the subject of the suit is DALLAS RENE MENDEZ, born 10/10/2024.

The Court has authority in this suit to enter any judgment or decree in the child/ren's interest which will be binding upon 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, as is more fully shown by Petitioner's Petition on file in this suite.

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 County of Dallas, this the 17th of JULY of 2026.

ATTEST: FELICIA PITRE
Clerk of the District Courts
Dallas County, Texas
By: Antoinette Cunningham, Deputy

7/27



**CITATION
BY PUBLICATION
THE STATE OF
TEXAS**

To: UNKNOWN, 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, 31st day of August, 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 PUBLIC DEFENDER YESENIA AREVALO Petitioner, was filed in the 304th District Court of Dallas County, Texas on this the 16th day of July, 2026, against UNKNOWN FATHER and to all whom it may concern, Respondent(s), and the said suit being numbered JC-24-00283 on the docket of said Court, and entitled IN THE INTEREST OF NY'RIAH DENISE JEFFERSON, the nature of which suit is a request to PETITION FOR CHANGE OF NAME OF CHILD. Said child NY'RIAH DENISE JEFFERSON, was born the on this the 8th day of August, 2017, FEMALE, 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 17 day of July, 2026
ATTEST: FELICIA PITRE
Clerk of the District Courts
Dallas County, Texas
By: ANTOINETTE CUNNING, Deputy Clerk

7/27



Check that your kids
are in the right seat at
NHTSA.gov/TheRightSeat

**LOVE
PROTECTS**



NHTSA

