

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, October 1, 2024

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

Table with 7 columns: Description, Cause No., Address, City, Amount, Interest, Court Cost. Contains 15 rows of auction details.

SHERIFF'S SALES



NOTICE OF SHERIFF'S SALE (REAL ESTATE) 100124-01

BY VIRTUE OF AN Order of Sale issued out of the Honorable 160th Judicial District Court on the 25th day of July, 2024, in the case of plaintiff DALLAS COUNTY, ET AL, Plaintiff, vs. JUVENTINO FERNANDEZ, ET AL, Defendant(s), Cause No. TX-21-00257 COMBINED W/TX-09-31628, JUDGMENT DATE IS JUNE 23, 2010. To me, as sheriff, directed and delivered, I have levied upon this 23rd day of August, 2024, and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in October, 2024 it being the 1st 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 23rd day of June, 2010, A.D. or at any time thereafter, of, in and to the following described property, to-wit: PROPERTY ADDRESS: 5301 WEST JEFFERSON BLVD, DALLAS, DALLAS COUNTY, TEXAS. ACCT. NO. 00000805030000000; BEING PARTS OF LOTS 8 & 9 IN BLOCK 9/8342 OF ARCADIA PARK, AN ADDITION IN THE CITY OF DALLAS, DALLAS COUNTY, TEXAS, AS SHOWN BY THE WARRANTY DEED W/VENDOR'S

LIEN RECORDED IN VOLUME 98154 PAGE 2126 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE COMMONLY ADDRESSED AS 5301 WEST JEFFERSON BOULEVARD, THE CITY OF DALLAS, DALLAS COUNTY, TEXAS 75211. TX-21-00257: DALLAS COUNTY: 2010-2021=\$1,241.13. PHD: 2010-2021=\$1,408.91. DCCCD: 2010-2021=\$605.03. DCSEF: 2010-2021=\$50.97. DALLAS COUNTY: 2010-2021=\$6,605.39. CITY OF DALLAS: 2010-2021=\$4,046.16. CITY OF DALLAS HEAVY CLEAN LIEN HC1000208727=\$29,099. TX-09-31628: DALLAS COUNTY: 2010-2021=\$1,283.31. CITY OF DALLAS: 2010-2021=\$4,405.09. DALLAS ISD: 2000-2009=\$9,603.51. DCCCD: 2000-2009=\$446.70. PHD: 2009=\$1,585.06. DCSEF: 2000-2009=\$33.36.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$31,521.01 and 12%

interest thereon from 06/23/2010 in favor of DALLAS COUNTY, ET AL, and all cost of court amounting to \$5,305.30 and further costs of executing this writ. This property may have other liens, taxes due or encumbrances, which may become responsibility of the successful bidder.

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

"IN SOME SITUATIONS, A LOT OF

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

"LA PROPIEDAD SE VENDE COMO ESTA, DONDE ESTA Y SIN NINGUNA GARANTIA, YA SEA EXPRESA O IMPLICITA. NI EL VENDEDOR 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,

LEGAL NOTICES
CONTINUED

TITULOS Y INTERESES, SI LOS HAY, EN LA PROPIEDAD INMOBILIARIA OFRECIDA."

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

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

9/4,9/11,9/18



NOTICE OF SHERIFF'S SALE (REAL ESTATE) 100124-02

BY VIRTUE OF AN Order of Sale issued out of the Honorable 192nd Judicial District Court on the 25th day of July, 2024, in the case of plaintiff DALLAS COUNTY, ET AL, Plaintiff, vs. MINNIE BANKS JACKSON, ET AL, Defendant(s), Cause No. TX-22-01776. To me, as sheriff, directed and delivered, I have levied upon this 23rd day of August, 2024, and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in October, 2024 it being the 1st 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 17th day of June, 2024, A.D. or at any time thereafter, of, in and to the following described property, to-wit:

PROPERTY ADDRESS: 4029 SONNY CIR, DALLAS, DALLAS COUNTY, TEXAS. ACCT. NO. 0000017971600000 ; BEING LOT NO.16 IN BLOCK A/1840 OF LAGOW SPRINGS ADDITION, AN ADDITION IN THE CITY OF DALLAS, DALLAS COUNTY, TEXAS. AS SHOWN BY THE WARRANTY DEED RECORDED IN VOLUME 3447 PAGE 486 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE COMMONLY ADDRESSED AS 4029 SONNY CIRCLE, THE CITY OF DALLAS, DALLAS COUNTY, TEXAS. DALLAS COUNTY: 2014-2023=\$607.82, PHD: 2014-2023=\$663.05, DALLAS COLLEGE: 2014-2023=\$314.74, DCSEF: 2014-2022=\$18.78, DALLAS ISD: 2 0 1 4 - 2023=\$3,167.71, CITY OF DALLAS: 2 0 1 4 - 2023=\$2,026.61, CITY OF DALLAS LIENS: DEMOLITION LIEN D700000199/LBRD-2421=\$5,508.64, WEED LIENS: W1000003704/L B R W - 25037=\$912.76, W1000003776/L B R W - 34321=\$813.69, W1000003811/L B R W - 38938=\$1,232.09, W1000100627=\$ 4 1 4 . 0 7 , W1000112522=\$ 4 3 6 . 2 9 , W1000103457=\$ 4 2 8 . 7 2 , W1000113563=\$ 5 4 1 . 0 9 , W1000114056=\$ 4 8 0 . 0 9 , W1000115126=\$ 4 1 0 . 7 6 ,

W1000115016=\$ 4 4 6 . 9 5 , W1000118223=\$ 3 9 1 . 5 2 , W1000141727=\$ 4 1 5 . 8 2 , W1000141907=\$ 1 , 1 2 9 . 6 2 , W1000148052=\$ 5 6 1 . 3 3 , W1000152435=\$ 4 5 6 . 8 6 , W1000152800=\$ 3 5 9 . 6 9 , W1000153799=\$ 3 9 0 . 2 8 , W1000156185=\$ 3 6 0 . 6 5 , W1000166166=\$ 2 9 9 . 1 9 , W1000167482=\$ 4 4 7 . 6 3 , W1000168884=\$ 3 8 0 . 2 2 , W1000170433=\$ 3 5 5 . 4 4 , W1000174054=\$ 3 3 7 . 9 0 , W1000175258=\$ 2 6 9 . 9 4 , W1000174594=\$ 3 7 8 . 7 6 , W1000177029=\$ 2 9 1 . 0 2 , W1000178889=\$ 2 6 8 . 1 6 , W1000181324=\$ 3 3 5 . 3 1 , W1000180843=\$ 3 7 0 . 5 4 , W1000185226=\$ 2 6 5 . 3 1 , W1000187533=\$ 2 7 1 . 3 7 , W1000188814=\$ 3 4 4 . 1 6 , W1000197842=\$ 3 0 7 . 3 2 , W1000203232=\$ 2 9 8 . 3 2 , W1000003631/L B R W - 970008465=\$515.74, W1000119621=\$ 5 7 6 . 1 3 , W1000128036=\$ 4 6 8 . 7 1 , W1000130953=\$ 4 9 0 . 0 5 , W1000132720=\$ 5 4 5 . 8 5 , W100003596/L B R W - 970012694=\$391.50, W1000210736=\$ 2 4 5 . 8 9 , W1000239302=\$ 3 5 3 . 3 7 , W1000003741/L B R W - 20517=\$808.46, W1000232646=\$ 1 3 5 . 5 3 , W1000230917=\$ 1 6 0 . 4 0 , W1000227250=\$ 2 1 9 . 7 4 , W1000221312=\$ 2 8 8 . 0 9 , W1000224663=\$ 2 1 4 . 8 8 , W1000226331=\$189.34, HEAVY CLEAN LIEN HC1000236678=\$ 1 4 6 . 7 4 , HC1000210979=\$394.79, LITTER LIEN L1000230774=\$201.43, WEED LIEN W1000003668/L B R W - 970064125=\$538.21.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment

amounting to \$34,361.23 and 12% interest thereon from 06/17/2024 in favor of DALLAS COUNTY, ET AL, and all cost of court amounting to \$1,739.84 and further costs of executing this writ. This property may have other liens, taxes due or encumbrances, which may become responsibility of the successful bidder.

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

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

"LA PROPIEDAD SE VENDE COMO ESTA, DONDE ESTA Y SIN NINGUNA GARANTIA, YA SEA EXPRESA O IMPLICITA. NI EL VENDEDOR CON-DADO DE DALLAS NI EL DEPARTAMENTO DEL SHERIFF GARANTIZAN NI HACEN DECLARACIONES SOBRE EL TITULO, CONDICION, HABITABILIDAD, COMERCIABILIDAD O IDONEIDAD DE LA PROPIEDAD PARA UN PROPOSITO

PARTICULAR. LOS COMPRADORES ASUMEN TODOS LOS RIESGOS. LOS OFERTANTES OFERTARAN POR LOS DERECHOS, TITULOS Y INTERESES, SI LOS HAY, EN LA PROPIEDAD INMOBILIARIA OFRECIDA."

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

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

9/4,9/11,9/18



NOTICE OF SHERIFF'S SALE (REAL ESTATE) 100124-03

BY VIRTUE OF AN Order of Sale issued out of the Honorable 191st Judicial District Court on the 25th day of July, 2024, in the case of plaintiff DALLAS COUNTY, ET AL, Plaintiff, vs. SALOMON JIMENEZ, ET AL, Defendant(s), Cause No. TX-19-00179. To me, as sheriff, directed and delivered, I have levied upon this 23rd day of August, 2024, and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in October, 2024 it being the 1st 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

SHERIFF'S SALES
CONTINUED

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 19th day of November, 2019, A.D. or at any time thereafter, of, in and to the following described property, to-wit:

PROPERTY ADDRESS: 3014 MICHIGAN AVENUE, DALLAS, DALLAS COUNTY, TEXAS. ACCT. NO. 00000305557000000 ; BEING LOT 4 IN BLOCK 20/4122 OF FREEMONT ADDITION IN THE CITY OF DALLAS, DALLAS COUNTY, TEXAS, AS SHOWN BY THE WARRANTY DEED W/VENDOR'S LIEN RECORDED IN VOLUME 70160 PAGE 235 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE COMMONLY ADDRESSED AS 3014 MICHIGAN AVENUE, THE CITY OF DALLAS, DALLAS COUNTY, TEXAS. DALLAS COUNTY: 2012-2018=\$1,174.74, PH D : 2 0 1 2 - 2018=\$1,351.19, D C C C D : 2 0 1 2 - 2018=\$596.19, DCSEF: 2012-2018=\$47.76, DALLAS A S I S D : 2 0 1 2 - 2018=\$6,283.88, CITY OF DALLAS : 2 0 1 2 - 2018=\$3,817.01, CREDITS FROM DATE OF JUDGMENT: \$13,500.00 FOR TAX YEAR 2012-2017.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$13,270.77 and 12% interest thereon from 11/19/2019 in favor of DALLAS

COUNTY, ET AL, and all cost of court amounting to \$1,721.00 and further costs of executing this writ. This property may have other liens, taxes due or encumbrances, which may become responsibility of the successful bidder.

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

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

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

OFERTARAN POR LOS DERECHOS, TITULOS Y INTERESES, SI LOS HAY, EN LA PROPIEDAD INMOBILIARIA OFRECIDA."

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

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

9/4,9/11,9/18



NOTICE OF SHERIFF'S SALE (REAL ESTATE) 100124-04

BY VIRTUE OF AN Order of Sale issued out of the Honorable 95th Judicial District Court on the 25th day of July, 2024, in the case of plaintiff CARROLLTON - FARMERS BRANCH INDEPENDENT SCHOOL DISTRICT, Plaintiff, vs. CAROLINE MARIE PALMITA, Defendant(s), Cause No. TX-22-00519. To me, as sheriff, directed and delivered, I have levied upon this 23rd day of August, 2024, and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in October, 2024 it being the 1st 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 12th day of October, 2022, A.D. or at any time thereafter, of, in and to the following described property, to-wit:

PROPERTY ADDRESS: 13603 STARDUST LANE, FARMERS BRANCH, DALLAS COUNTY, TEXAS. ACCT. NO. 24193500020460000 ; LOT 46 BLOCK 2 VALWOOD PARK NO 5 ADDITION AKA 13603 STARDUST LANE, CITY OF FARMERS BRANCH, TEXAS AS RECORDED IN INSTRUMENT 200600190487, OF THE DALLAS COUNTY DEED RECORDS AND MORE COMMONLY ADDRESSED AS 13603 STARDUST LANE, THE CITY OF FARMERS BRANCH, DALLAS COUNTY, TEXAS. CARROLLTON - FARMERS BRANCH ISD: 2020-2021=\$6,855.75, DALLAS COUNTY, ET AL, CITY OF FARMERS BRANCH: 2020-2021=\$9,300.17, CREDITS FROM DATE OF JUDGMENT: \$7,341.09 FOR TAX YEARS 2020-2021 FOR CARROLLTON FARMERS BRANCH INDEPENDENT SCHOOL DISTRICT.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$16,155.92 and 12% interest thereon from 10/12/2022 in favor of CARROLLTON - FARMERS BRANCH INDEPENDENT SCHOOL DISTRICT AND DALLAS COUNTY, ET AL, and all cost of court amounting to \$8.00 and further costs of executing this writ. This property may have other liens, taxes due or encumbrances,

which may become responsibility of the successful bidder.

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

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

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

SHERIFF'S SALES
CONTINUED

OFRECIDA.”

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

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

9/4,9/11,9/18



NOTICE OF SHERIFF'S SALE
(REAL ESTATE)
100124-05

BY VIRTUE OF AN Order of Sale issued out of the Honorable 95th Judicial District Court on the 24th day of July, 2024, in the case of plaintiff DALLAS COUNTY, ET AL, Plaintiff, vs. GENE GAINOUS, Defendant(s), Cause No. TX-19-02011. To me, as sheriff, directed and delivered, I have levied upon this 23rd day of August, 2024, and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in October, 2024 it being the 1st 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 13th day of May, 2021, A.D. or at any time thereafter, of, in and to the following described property, to-wit:

PROPERTY ADDRESS: 504 RAYENELL AVENUE, DALLAS, DALLAS COUNTY, TEXAS. ACCT. NO. 00000551149000000; BEING THE REAR PORTION OF LOT 14 IN BLOCK 10/6252 OF PLEASANT HEIGHTS NO. 3, AN ADDITION IN THE CITY OF DALLAS, DALLAS COUNTY, TEXAS, AS SHOWN BY THE WARRANTY DEED W/VENDOR'S LIEN RECORDED IN VOLUME 181 PAGE 1519 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE COMMONLY ADDRESSED AS 504 RAYENELL AVENUE, THE CITY OF DALLAS, DALLAS COUNTY, TEXAS. DALLAS COUNTY: 2004-2020=\$593.59, PHD: 2004-2020=\$681.04, DCCCD: 2004-2020=\$264.28, DCSEF: 2004-2020=\$20.05, DALLAS ISD: 2004-2020=\$3,406.47, CITY OF DALLAS: 2004-2020=\$1,955.42.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$6,880.38 and 12% interest thereon from 05/13/2021 in favor of DALLAS COUNTY, ET AL, and all cost of court amounting to \$2,074.47 and further costs of executing this writ. This property may have other liens, taxes due or encumbrances, which may become responsibility of the successful bidder.

“THE PROPERTY IS SOLD AS IS, WHERE IS, AND WITHOUT ANY WARRANTY, EITHER EXPRESS OR IMPLIED. NEITHER THE SELLER DALLAS COUNTY NOR THE SHERIFF'S DEPARTMENT WARRANTS OR MAKES ANY REPRESENTATIONS ABOUT THE PROPERTY'S TITLE,

CONDITION, HABITABILITY, MERCHANTABILITY, OR FITNESS FOR A PARTICULAR PURPOSE. BUYERS ASSUME ALL RISKS. BIDDERS WILL BID ON THE RIGHTS, TITLE, AND INTERESTS, IF ANY, IN THE REAL PROPERTY OFFERED.” THIS SALE IS BEING CONDUCTED PURSUANT TO STATUTORY OR INTERESTS, IF ANY, IN THE REAL PROPERTY OFFERED.”

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

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

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

DEBE REALIZAR CONSULTAS ADICIONALES O CONSULTAR CON UN ABOGADO PRIVADO.”

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

9/4,9/11,9/18



NOTICE OF SHERIFF'S SALE
(REAL ESTATE)
100124-06

BY VIRTUE OF AN Order of Sale issued out of the Honorable 95th Judicial District Court on the 24th day of July, 2024, in the case of plaintiff DALLAS COUNTY, ET AL, Plaintiff, vs. CLARENCE J. MADRA, ET AL, Defendant(s), Cause No. TX-22-02102. To me, as sheriff, directed and delivered, I have levied upon this 23rd day of August, 2024, and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in October, 2024 it being the 1st 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 17th day of June, 2024, A.D. or at any time thereafter, of, in and to the following described property, to-wit:

PROPERTY AD-

DRESS: 3500 OSAGE CIRCLE, DALLAS, DALLAS COUNTY, TEXAS. ACCT. NO. 00000225241000000 ; BEING A TRACT OF LAND SITUATED IN CITY BLOCK B/2639, CITY OF DALLAS, DALLAS COUNTY, TEXAS CONTAINING 0.7 ACRES MORE OR LESS IN BETWEEN B E E M A N CEMETARY AND RAILROAD, AS SHOWN BY THE WARRANTY DEED W/VENDOR'S LIEN RECORDED IN VOLUME 5229 PAGE 69 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE COMMONLY ADDRESSED AS 3500 OSAGE CIRCLE, THE CITY OF DALLAS, DALLAS COUNTY, TEXAS. DALLAS COUNTY: 2004-2023=\$4,433.35, PHD: 2002-2023=\$5,148.60, DALLAS COLLEGE: 2004-2023=\$1,939.53, DCSEF: 2002-2022=\$144.98, DALLAS ISD: 2004-2023=\$26,865.38, CITY OF DALLAS: 2004-2023=\$14,786.35. Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$53,197.49 and 12% interest thereon from 06/17/2024 in favor of DALLAS COUNTY, ET AL, and all cost of court amounting to \$3,739.29 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 AS-

SHERIFF'S SALES
CONTINUED

SUME ALL RISKS. BIDDERS WILL BID ON THE RIGHTS, TITLE, AND INTERESTS, IF ANY, IN THE REAL PROPERTY OFFERED.

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

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

CIONALES O CONSULTAR CON UN ABOGADO PRIVADO."

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

9/4,9/11,9/18



NOTICE OF SHERIFF'S SALE (REAL ESTATE) 100124-07

BY VIRTUE OF AN Order of Sale issued out of the Honorable 134th Judicial District Court on the 17th day of June, 2024, in the case of plaintiff CITY OF GARLAND & GARLAND ISD, Plaintiff, vs. MARSHALL JOSEPH MCLEOD, ET AL, Defendant(s), Cause No. TX-23-00121. To me, as sheriff, directed and delivered, I have levied upon this 23rd day of August, 2024, and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in October, 2024 it being the 1st day of said month, pursuant to Texas Tax Code 34.01(a-1) and 34.05(d), and as further provided in the Order To Allow Online Auctions For Tax Foreclosure Sales and Tax Resales adopted by vote of Commissioners Court of Dallas County, Texas, on December 12, 2020, and recorded as instrument number 202000365988 in the Official Public Records of Dallas County, Texas. The sale shall be conducted as an ONLINE AUCTION at the following URL: <https://dallas.texas.sheriffssaleauctions.com/>, between the hours of 9 o'clock a.m. and 4 o'clock p.m. on said day, beginning at 9:00 AM, proceed to sell for cash to the highest bidder all the right, title, and interest which the aforementioned defendant had on the 2nd day of January, 2024, A.D. or at any time thereafter, of, in and to the following described property, to-wit: PROPERTY ADDRESS: 4606

CHAHA ROAD, GARLAND, DALLAS COUNTY, TEXAS. GEO: 2617856000012000; UNIT 104, BUILDING B, OF FAULKNER POINT CONDOMINIUMS AKA 4606 CHAHA ROAD, CITY OF GARLAND, DALLAS COUNTY, TEXAS, OF THE DALLAS COUNTY DEED RECORDS, TOGETHER WITH AN UNDIVIDED 0.3882% INTEREST IN THE GENERAL COMMON ELEMENTS AS DESCRIBED IN THE CONDOMINIUM DECLARATIONS. GARLAND ISD: 2022=\$2,032.08, CITY OF GARLAND: 2022=\$1,797.68, DALLAS COUNTY, ET AL: 2021-2022=\$1,296.99.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$5,126.75 and 12% interest thereon from 01/02/2024 in favor of CITY OF GARLAND & GARLAND ISD and all cost of court amounting to \$1,902.00 and further costs of executing this writ. This property may have other liens, taxes due or encumbrances, which may become responsibility of the successful bidder.

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

"IN SOME SITUATIONS, A LOT OF FIVE ACRES OR LESS IS PRESUMED TO BE INTENDED

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

"LA PROPIEDAD SE VENDE COMO ESTA, DONDE ESTA Y SIN NINGUNA GARANTIA, YA SEA EXPRESA O IMPLICITA. NI EL VENDEDOR 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 23rd day of August, 2024. MARIAN BROWN Sheriff Dallas County, Texas Billy House #517 & Larry Tapp #411 Phone: (214) 653-3506 or (214) 653-3505

9/4,9/11,9/18

NOTICE OF SHERIFF'S SALE (REAL ESTATE) 100124-09

BY VIRTUE OF AN Order of

Sale issued out of the Honorable 44TH Judicial District Court on the 18th day of June, 2024, in the case of plaintiff CITY OF GARLAND & GARLAND ISD, Plaintiff, vs. MARIA DE LA LUZ GALINDO A/K/A MARIA DE LA LUZ GALINDO REYES, Defendant(s), Cause No. TX-23-00670. To me, as sheriff, directed and delivered, I have levied upon this 23rd day of August, 2024, and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in October, 2024 it being the 1st day of said month, pursuant to Texas Tax Code 34.01(a-1) and 34.05(d), and as further provided in the Order To Allow Online Auctions For Tax Foreclosure Sales and Tax Resales adopted by vote of Commissioners Court of Dallas County, Texas, on December 12, 2020, and recorded as instrument number 202000365988 in the Official Public Records of Dallas County, Texas. The sale shall be conducted as an ONLINE AUCTION at the following URL: <https://dallas.texas.sheriffssaleauctions.com/>, between the hours of 9 o'clock a.m. and 4 o'clock p.m. on said day, beginning at 9:00 AM, proceed to sell for cash to the highest bidder all the right, title, and interest which the aforementioned defendant had on the 9th day of January, 2024, A.D. or at any time thereafter, of, in and to the following described property, to-wit:

PROPERTY ADDRESS: 2104 BROOKHOLLOW DRIVE, GARLAND, DALLAS COUNTY, TEXAS. TRACT 1: GEO: 26051500030030000; LOT 3, BLOCK 3, BROOKHOLLOW ADDITION, AKA 2104 BROOKHOLLOW DRIVE, CITY OF GARLAND, TEXAS AS RECORDED IN INSTRUMENT 201100113729 OF THE DALLAS COUNTY DEED RECORDS. GARLAND ISD: 2021-2022=\$5,220.12, CITY OF GARLAND: 2021-2022=\$3,233.36, DALLAS COUNTY ET AL: 2022=\$1,366.31. CITY OF GARLAND MOWING/DEMOLITION &/OR STREET IMPROVEMENTS LIEN: \$455.40 PLUS 10% INTEREST PER ANNUM.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$10,275.19 and 12% & 10% interest thereon from 01/09/2024 in favor of CITY OF GARLAND & GARLAND

**SHERIFF'S SALES
CONTINUED**

ISD and all cost of court amounting to \$989.85 and further costs of executing this writ. This property may have other liens, taxes due or encumbrances, which may become responsibility of the successful bidder.

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

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

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

"EN ALGUNAS SITUACIONES, SE PRESUME QUE UN LOTE DE CINCO ACRES O MENOS ESTA DESTINADO A USO RESIDENCIAL. SIN EMBARGO, SI LA PROPIEDAD CARECE DE

SERVICIO DE AGUA O AGUAS RESIDUALES, ES POSIBLE QUE LA PROPIEDAD NO CALIFIQUE PARA USO RESIDENCIAL. UN COMPRADOR POTENCIAL QUE DESEA OBTENER MAS INFORMACION DEBE REALIZAR CONSULTAS ADICIONALES O CONSULTAR CON UN ABOGADO PRIVADO."

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

9/4,9/11,9/18

NOTICE OF SHERIFF'S SALE

(REAL ESTATE) 100124-10

BY VIRTUE OF AN Order of Sale issued out of the Honorable 192nd Judicial District Court on the 18th day of June, 2024, in the case of plaintiff CITY OF GARLAND & GARLAND ISD, Plaintiff, vs. DON D. DAVIS, ET AL, Defendant(s), Cause No. TX-23-00850. To me, as sheriff, directed and delivered, I have levied upon this 23rd day of August, 2024, and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in October, 2024 it being the 1st 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 6th day of February, 2024, A.D. or at any time thereafter, of, in and to the following described property, to-wit:

PROPERTY ADDRESS:
1025 QUEBEC DR. GARLAND, DALLAS COUNTY TEXAS. TRACT 1: GEO: 26396500110180000; LOT 18, BLOCK 11, NORTHLAKE ESTATES NO. 2 ADDITION, AKA 1025 QUEBEC DR. CITY OF GARLAND, TEXAS. AS RECORDED IN VOLUME

2001101 PAGE 2881, OF THE DALLAS COUNTY DEED RECORDS.
GARLAND ISD: 2021-2023=\$4,676.67, CITY OF GARLAND: 2021-2023=\$4,066.28, DALLAS COUNTY ET AL: 2021-2022=\$2,061.39.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$10,804.34 and 12% interest thereon from 02/06/2024 in favor of CITY OF GARLAND & GARLAND ISD and all cost of court amounting to \$964.00 and further costs of executing this writ. This property may have other liens, taxes due or encumbrances, which may become responsibility of the successful bidder.

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

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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, COMERCIALIZACION O IDONEIDAD DE LA PROPIEDAD PARA UN PROPOSITO PARTICULAR. LOS COMPRADORES ASUMEN TODOS LOS RIES-

GOS. LOS OFERTANTES OFERTARAN POR LOS DERECHOS, TITULOS Y INTERESES, SI LOS HAY, EN LA PROPIEDAD INMOBILIARIA OFRECIDA."

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

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

9/4,9/11,9/18

NOTICE OF SHERIFF'S SALE

(REAL ESTATE) 100124-11

BY VIRTUE OF AN Order of Sale issued out of the Honorable 193rd Judicial District Court on the 18th day of June, 2024, in the case of plaintiff CARROLLTON-FARMERS BRANCH ISD, Plaintiff, vs. FERNANDO SANCHEZ DELEON, ET AL, Defendant(s), Cause No. TX-23-00880. To me, as sheriff, directed and delivered, I have levied upon this 23rd day of August, 2024, and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in October, 2024 it being the 1st 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 26th day

of February, 2024, A.D. or at any time thereafter, of, in and to the following described property, to-wit:

PROPERTY ADDRESS:
2605 GREENHURST DRIVE, DALLAS, DALLAS COUNTY, TEXAS. TRACT 1: GEO: 24191500190150000; LOT 15, BLOCK S, VALWOOD PARK NO. 3 ADDITION AKA 2605 GREENHURST DRIVE, CITY OF DALLAS, TEXAS. AS RECORDED IN INSTRUMENT 202000321055 OF THE DALLAS COUNTY DEED RECORDS.
CARROLLTON-FARMERS BRANCH ISD: 2020-2023=\$10,880.88. CREDITS FROM DATE OF JUDGMENT: CARROLLTON-BRANCH ISD: CREDIT \$893.62.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$10,880.88 and 12% interest thereon from 02/26/2024 in favor of CARROLLTON-FARMERS BRANCH ISD and all cost of court amounting to \$982.00 and further costs of executing this writ. This property may have other liens, taxes due or encumbrances, which may become responsibility of the successful bidder.

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

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

SHERIFF'S SALES
CONTINUED

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

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

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

MARIAN BROWN

Sheriff Dallas County, Texas
Billy House #517 & Larry Tapp #411

Phone: (214) 653-3506 or
(214) 653-3505

9/4,9/11,9/18

NOTICE OF SHERIFF'S SALE

(REAL ESTATE) 100124-12

BY VIRTUE OF AN Order of Sale issued out of the Honorable 101st Judicial District Court on the 23rd day of July, 2024, in the case of plaintiff PROPEL FINANCIAL SERVICES LLC, AS AGENT AND ATTORNEY IN FACT FOR TLF NATIONAL TAX LIEN TRUST 2017-1 Plaintiff, vs. LORENE TURNER, ET AL, Defendant(s), Cause No. DC-19-00459. To me, as sheriff, directed and delivered, I have levied upon this 23rd day of August, 2024, and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in

October, 2024 it being the 1st 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.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 26th day of January, 2021, A.D. or at any time thereafter, of, in and to the following described property, to-wit:

PROPERTY ADDRESS: 104 TERRACE DR. DALLAS, DALLAS COUNTY, TEXAS TRACT 1. LOT 19, BLOCK B OF BECKLEY TERRACE ADDITION, FIRST INSTALLMENT, AN ADDITION TO THE CITY OF DALLAS. DALLAS COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 7, PAGE 337, MAP RECORDS, DALLAS COUNTY, TEXAS.

2627 S. BECKLEY AVE. DALLAS COUNTY, TEXAS TRACT 2. LOT 19, BLOCK B OF BECKLEY TERRACE ADDITION, FIRST INSTALLMENT, AN ADDITION TO THE CITY OF DALLAS, DALLAS COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 7, PAGE 337, MAP RECORDS, DALLAS COUNTY, TEXAS.

PROPEL FINANCIAL SERVICES AS AGENT AND ATTORNEY IN FACT FOR TLF NATIONAL TAX LIEN TRUST 2017-1: 2008-2012=\$3,713.14 @ 11.90% INTEREST PER ANNUM TRACT 1. PROPEL FINANCIAL SERVICES AS AGENT AND ATTORNEY IN FACT FOR TLF NATIONAL TAX LIEN TRUST 2017-1: 2008-2012=\$6,233.67 @ 11.90% INTEREST PER ANNUM TRACT 2. CAZ CREEK TX, LLC: 2013-2017=\$4,403.24 @ 17.00% INTEREST PER ANNUM TRACT 1.

CAZ CREEK TX, LLC: 2013-2017=\$7,261.67 @ 17.00% INTEREST PER ANNUM TRACT 2. DALLAS COUNTY: 2018-2019=\$145.02 TR 1, DALLAS COUNTY: 2018-2020=\$311.88 TR 2. PHD: 2018-2020=\$163.86 TR 1, PHD: 2018-2020=\$352.40 TR 2. DCCCD: 2018-2020=\$73.98 TR 1, DCCCD: 2018-2020=\$159.10 TR 2. DCSEF: 2018-2020=\$5.96 TR 1, DCSEF: 2018-2020=\$12.83 TR 2, DALLAS ISD: 2018-2020=\$813.42 TR 1, DALLAS ISD: 2018-2020=\$1,749.37 TR 2, CITY OF DALLAS: 2018-2020=\$463.32 TR 1, CITY OF DALLAS: 2018-2020=\$996.41 TR 2. CREDIT FROM DATE OF JUDGMENT: \$7,077.74.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$26,859.27 and 11.90%, 17.00% & 12% interest thereon from 01/26/2021 in favor of PROPEL FINANCIAL SERVICES LLC, AS AGENT AND ATTORNEY IN FACT FOR TLF NATIONAL TAX LIEN TRUST 2017-1 and all cost of court amounting to \$1,910.10 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 ESTA, DONDE ESTA Y SIN NINGUNA GARANTIA, YA SEA EXPRESA O IMPLICITA. NI EL VENDEDOR CONDADO DE DALLAS NI EL DEPARTAMENTO DEL SHERIFF GARANTIZAN NI HACEN DECLARACIONES SOBRE EL TITULO, CONDICION, HABITABILIDAD, COMERCIALIZACION O IDONEIDAD DE LA PROPIEDAD PARA UN PROPOSITO PARTICULAR. LOS COMPRADORES ASUMEN TODOS LOS RIESGOS. LOS OFERTANTES OFERTARAN POR LOS DERECHOS, TITULOS Y INTERESES, SI LOS HAY, EN LA PROPIEDAD INMOBILIARIA OFRECIDA."

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

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

MARIAN BROWN

Sheriff Dallas County, Texas
Billy House #517 & Larry Tapp #411

Phone: (214) 653-3506 or
(214) 653-3505

9/4,9/11,9/18



NOTICE OF SHERIFF'S SALE (REAL ESTATE) 100124-13

BY VIRTUE OF AN Order of Sale issued out of the Honorable 162nd Judicial District Court on the 30th day of July, 2024, in the case of plaintiff DALLAS COUNTY, ET AL, Plaintiff, vs. TOM ROYS, A/K/A TOME ROYS, ET AL, De-

fendant(s), Cause No. TX-22-01460 TRACT 1. To me, as sheriff, directed and delivered, I have levied upon this 23rd day of August, 2024, and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in October, 2024 it being the 1st 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.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 24th day of May, 2024, A.D. or at any time thereafter, of, in and to the following described property, to-wit:

PROPERTY ADDRESS: 420 N. MASTERS DR., DALLAS, DALLAS COUNTY, TEXAS. ACCT. NO. 0000062060200000; BEING THE EAST PART OF TRACT 6, BLOCK 6653, OUT OF THE SAMUEL BEEMAN SURVEY, ABST NO. 67 OF THE OLD VIRGINIA JUMBO PLANTATION ADDITION, AN ADDITION IN THE CITY OF DALLAS, DALLAS COUNTY, TEXAS AS SHOWN BY THE EXECUTORS DEED RECORDED AS INSTRUMENT NUMBER 201700289165 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE COMMONLY ADDRESSED AS 420 NORTH MASTERS

SHERIFF'S SALES
CONTINUED

DRIVE, THE CITY OF DALLAS, DALLAS COUNTY, TEXAS. DALLAS COUNTY: 2009-2023=\$964.40, PHD: 2009-2023=\$1,094.78, DALLAS COLLEGE: 2009-2023=\$467.19, DCSEF: 2009-2023=\$37.04, DALLAS ISD: 2 0 0 9 - 2023=\$5,142.09, CITY OF DALLAS: 2 0 0 9 - 2023=\$3,156.73.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$10,862.23 and 12% interest thereon from 05/24/2024 in favor of DALLAS COUNTY, ET AL, and all cost of court amounting to \$3,623.52 and further costs of executing this writ. This property may have other liens, taxes due or encumbrances, which may become responsibility of the successful bidder.

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

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

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

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

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

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

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

9/4,9/11,9/18



NOTICE OF SHERIFF'S SALE (REAL ESTATE) 100124-14

BY VIRTUE OF AN Order of Sale issued out of the Honorable 162nd Judicial District Court on the 30th day of July, 2024, in the case of plaintiff DALLAS COUNTY, ET AL, Plaintiff, vs. TOM ROYS, A/K/A TOME ROYS, ET AL, Defendant(s), Cause No. TX-22-01460 TRACT 2. To me, as sheriff, directed and delivered, I have levied upon this 23rd day of August, 2024, and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in October, 2024 it being the 1st day of said month, pursuant to Texas Tax Code 34.01(a-1) and 34.05(d), and as further provided in the Order To Allow Online Auctions For Tax Foreclosure Sales and Tax Resales adopted by vote of Commissioners Court of Dallas County, Texas, on December 12, 2020, and recorded as instrument number 202000365988 in the Official Public Records of Dallas County, Texas. The sale shall be conducted as an ONLINE AUCTION at the following URL: <https://dallas.texas.sheriffssaleauctions.com/>, between the hours of 9 o'clock a.m. and 4 o'clock p.m. on said day, beginning at 9:00 AM, proceed to sell for cash to the highest bidder all the right, title, and interest which the aforementioned defendant had on the 24th day of May, 2024, A.D. or at any time thereafter, of, in and to the following described property, to-wit:

PROPERTY ADDRESS: 412 N MASTERS DR., DALLAS, DALLAS COUNTY, TEXAS. ACCT. NO. 0000062059300000; BEING THE EAST PART OF TRACT 5, BLOCK 6653, OUT OF THE SAMUEL BEEMAN SURVEY, ABST NO. 67 OF THE OLD VIRGINIA JUMBO PLANTA-

TION ADDITION, AN ADDITION IN THE CITY OF DALLAS, DALLAS COUNTY, TEXAS, AS SHOWN BY THE SPECIAL WARRANTY DEED RECORDED AS INSTRUMENT NUMBER 200503602637 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE COMMONLY ADDRESSED AS 412 NORTH MASTERS DRIVE, THE CITY OF DALLAS, DALLAS COUNTY, TEXAS. DALLAS COUNTY: 2009-2023=\$964.40, PHD: 2009-2023=\$1,094.78, DALLAS COLLEGE: 2009-2023=\$467.19, DCSEF: 2009-2022=\$37.04, DALLAS ISD: 2 0 0 9 - 2023=\$5,142.09, CITY OF DALLAS: 2 0 0 9 - 2023=\$3,156.73.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$10,862.23 and 12% interest thereon from 05/24/2024 in favor of DALLAS COUNTY, ET AL, and all cost of court amounting to \$3,631.52 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

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"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."

LEGAL NOTICES
CONTINUED

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

9/4,9/11,9/18

CONSTABLE'S SALES

NOTICE OF CONSTABLE'S SALE (REAL ESTATE) (366-52868-2016)

BY VIRTUE OF a Writ of Execution issued out of the **366th District Court, Collin County, Texas**, on the **10th day of August 2017**, in the case of plaintiff **Elham Daneshfar** versus **Gholaremeza Eskandarlou** and in the **intrest of E.E. and E.E Children and vs. Alireza Eskandarlou**, Cause Number **366-52868-2016**. To me, as Deputy Constable directed and delivered, I have levied upon this **30th day of August 2024**, and will start between the hours of 10:00 a.m. and 4:00 p.m., on the **1st Tuesday in the month of October 2024**.

The Dallas County Records Building
The Multipurpose Room – 7th Floor

Being the **1st** day of said month, at the Dallas County Records Building, 500 Elm St. Dallas, TX 75202 on the 7th floor, in the city of Dallas, proceed to sell at public auction to the highest bidder, for **cash in hand**, all rights, title, and interest which the aforementioned defendant has on the **10th day of August A.D. 2017**, or at any time thereafter, of, in and to the following described property, to-wit:

Being 10.4230 acres of tract of land located in the Wesley Cockrell Survey, Abstract No. 246, and being all in the City Block 8339, in the City of Dallas, Dallas County, Texas. Commonly known as: 4700 W. Davis Street Dallas, TX 75211.

Said property being levied on as the property of aforesaid defendants and will be sold to satisfy a judgment amount of **\$38,877.31 JUDGMENT/PLUS \$10,092.00 IN CHILD SUPPORT ARREARS/PLUS \$3,366.43 ATTORNEYS' FEES at the rate of 6% PLUS**

\$150.00 in Court Cost until paid in full in favor of **Elham Daneshfar**, and for all further costs of executing this writ.

GIVEN UNDER MY HAND, THIS 30th day of August, 2024

MICHAEL OROZCO
Dallas County Constable
Pct. 5

By: **Deputy M. Hernandez #540**
Deputy M. Hernandez # 540
Phone: (214) 943-1765

9/4,9/11,9/18

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 OF PUBLIC SALE:

The following self-storage unit's contents containing household and other goods will be sold for cards by Go Store It, 8318 E Parker Rd, Wylie, TX 75098 to satisfy a

lien September 12th 2024 at 3pm at www.storagetreasures.com The following units will be sold:

- 4205 Nwadiuto Jenifer Amaechi
- 3116 Uroosa Khalid
- 5906 Virginia English
- D1009 Joseph Lee Foster
- D1095 James Burl Jr. Randolph

8/28,9/4

NOTICE OF PUBLIC SALE:

The following self-storage units contents containing household and other goods will be sold for cards by Go Store It 3932 Hickory Tree Rd, Balch Springs, TX 75180 to satisfy a lien on September 12th 2024 at 3pm at www.storagetreasures.com The following units will be sold:

- P15 **Jossephiine Gbadebo**
- 1166 **Tammera Washington**
- 4209 **Cindy Sanchez**
- P87 **Robert Jackson**
- 1127 **Kalen Malone**
- 4259 **Sharika Clemmons**
- 4126 **Joe Abercrombie**
- 4346 **Aleida Martinez De Rivas**
- 4316 **DiLissha Thomas**
- 4187 **Kayla McMiller**
- 1157 **LaPortia Allen**
- 5008 **Josephine Gbadebo**
- 4271 **Lanette Stoker**
- 4014 **Cedric Davis**
- 4010 **Joshua Curry**

8/28,9/4

NOTICE OF PUBLIC SALE:

The following self-storage unit's contents containing household and other goods will be sold for cards by Go Store It, **2500 Lone Star Dr, Dallas, TX 75212** to satisfy a lien September 12th 2024 at 3pm at www.storagetreasures.com The following units will be sold:

- 2041 Larry Jerrells
- 2373 Emely Luna
- 3192 Maricela Vasquez
- 2105 Porsche Rider
- 2058 Cydnee Tanner
- 2309 Maryann Barragan
- 1376 Justin Baxter
- 2146 Dendrale Bell
- 1169 Teresa Bennett
- 2321 Cassandra Bryant-Crawford
- 2332 Nakeisha Creighton
- 3292 Lindsay Cumbie
- 3106 Tyrell Duckett
- 2218 Shyenne guardado
- 3038 India Johnson
- 2063 Lorenzo Loera
- 3083 Trena Medlock
- 1159 Jesse Rodriguez
- 1081 Jashon Roque
- 1248 Pedro Zapata

8/28,9/4

Self-storage unit contents of the following customers containing household and others

goods will be sold for cash by Silverado Self Storage to satisfy a lien on 9/19/24 at approx. 7:00 pm by Silverado Self Storage 11701 C F Hawn Fwy, Dallas, TX 75253 at www.storagetreasures.com: Jimmie Larsen, Rachel Saundrer, Johnny Brackens, Donald Prentiss, Bradley Warren, Ana Cristina Parra, Miguel Hernandez, Cindy Petrikat

9/4,9/11

- 2010 Jeep Commander 1J4RG4GK6ACG27721 License Plate: 4325M68 (CO)
- 2004 Toyota Corolla 1NXBR32E84Z340693 License Plate: FRB5723 (TX)
- 2007 Honda Motorcycle JH2RC46588M00168 No Plate
- 2019 Jeep Cherokee 1C4PJLLB8KD226616 No Plate
- 2007 Chevrolet Suburban 3GNFC16037G168792 License Plate: CZD6971 (TX)
- Utility Trailer 50HEB2423M1059484 No Plate

9/4

ABANDONED VEHICLES

United Tows L.L.C
7054 S. CENTRAL EXPRWY-DALLAS TX 75216
OFFICE: 214-309-9100
TEXAS DEPARTMENT OF LICENSING AND REGULATION
STORAGE FACILITY LICENSE NUMBER # 0572743VSF
www.tdlr.texas.gov

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

VEHICLES CAN BE RECLAIMED 24/7

2nd Notice: ABANDON VEHICLES TO BE SOLD IN 31 DAYS FROM THE DATE OF THIS NOTICE AT: 7203 S CENTRAL EXPRWY DALLAS TX, 75216. TOW FEE \$121.00, IMPOUNDMENT FEE \$22.85 PLUS, A DAILY STORAGE CHARGE OF \$22.85 A DAY, PLUS SALES TAX. CAR#, MAKE, MODEL, YR, VIN, TOTAL CHARGES, DATE TOWED, 260018 Other Travel

T r a i l e r
\$639.08 08/13/2024

9/4

United Tows L.L.C
7054 S. CENTRAL EXPRWY-DALLAS TX 75216
OFFICE: 214-309-9100
TEXAS DEPARTMENT OF LICENSING AND REGULATION
STORAGE FACILITY LICENSE NUMBER # 0572743VSF
www.tdlr.texas.gov

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

VEHICLES CAN BE RECLAIMED 24/7

1st Notice: ABANDON VEHICLES TO BE SOLD IN 45 DAYS FROM THE DATE OF THIS NOTICE AT: 7203 S CENTRAL EXPRWY DALLAS TX, 75216. TOW FEE \$121.00, NOTIFICATION FEE \$50.00, IMPOUNDMENT FEE \$22.85, A DAILY STORAGE CHARGE OF \$22.85 A DAY, PLUS SALES TAX. CAR#, MAKE, MODEL, YR, VIN, TOTAL CHARGES, DATE TOWED, 260483 Other Boat Trailer \$317.53 08/30/2024

9/4

ABANDONED VEHICLES

The vehicles described below have been impounded in compliance with TDLR Texas Administrative Code Ch 85.703 (f) & Occupations Code. Ch 2303.153 (c), this notice is to apprise the registered owner & lien holders of their right to reclaim the vehicle within 31 days of the date of this notice. Failure to reclaim the vehicles will consent to the sale of the motor vehicle at public auction. Payment must be made to HBL Towing & Recovery located at 2012 145, Hutchins, TX 75141. Texas Department of Licensing & Regulation, VSF LIC. NO. 0658990. For further information, please call 817-900-2222. Vehicles can be claimed 24 hours a day, 7 days a week. Total charges cannot be calculated until the vehicle is claimed. Storage accrues daily at \$22.85 plus tax for light duty and \$39.99 plus tax for vehicles over 25' per day.

**LEGAL NOTICES
CONTINUED**

SECOND PUBLIC NOTICE
TRAILER/GENERATOR. APPROXIMATE FEES AS OF
9/4/2024 \$1400

For questions or complaints
contact TDLR
<https://www.tdlr.texas.gov/>

9/4

Public Notice
Peak Auto Storage, LLC.
11211 Goodnight Lane
Dallas, Texas 75229
0586282VSF
214-890-4102
Peak Auto Storage, LLC
4206 E. Ledbetter
Dallas, TX 75241
0642648VSF
214-890-4138
8/30/24

Pursuant to Section 683.012 of the Texas Transportation Code, notice is hereby given that the following abandoned vehicles are stored at Peak Auto Storage, located at 11211 Goodnight Lane, Dallas Texas or 4206 E Ledbetter Drive, Dallas Texas for the City of Dallas Police Department. Peak Auto Storage has been unable to identify the last known registered owner and/or lien holder. These vehicles may be reclaimed by the owner upon payment of all towing, preservation and storage charges or Garage Keeper's charges and fees resulting from the vehicles being placed in custody. Failure to reclaim these vehicles within twenty (20) days from the date of this notice shall be deemed a waiver by the owner and all lien holders of all Rights, Title and Interest in the vehicle and their consent to the Sale of the abandoned motor vehicle at Public Auction.

Invoice Year Make Model Color VIN Plate Date Price
7320822 -G 2007 Fontaine Semi Trailer White 13N2512A771544873 0337PH (MO) 8/30/24 \$ 739.94
7331721-G unk Homemade Trailer Black No Vin No Plate 8/30/24 \$313.80

9/4

**BID
NOTICES**

**CITY OF
GARLAND**

The City of Garland is accepting bids for **Bid 1393-24 GP&L Holford to Campbell Transmission Line Con-**

struction. Bid documents are available at garlandtx.ionwave.net or by calling 972-205-2415. Public bid opening: 09/12/24 3:00 pm CST at 200 North Fifth St. Garland, TX 75040.

8/28,9/4

NOTICE OF INTENT TO Request for Proposals

As authorized by Chapter 49, subchapter I of the Texas Water Code, the Trinity River Authority of Texas (TRA) hereby gives notice of its intent to purchase the following equipment, supplies and/or services:

Arbitrage Services (RFQ)
Project Vehicles (RFB)
Analytical Instruments (RFB)

For information regarding this bid, please visit the Administrative Services Purchasing Department electronic bid website <https://tra.procureware.com>. All meetings for these purchases will be held at 5300 S. Collins St., Arlington, TX 76018.

Submit sealed bids by electronically uploading to <https://tra.procureware.com> until 12:00 pm **Thursday, September 13, 2024**. The bids will be publicly opened and read at 2:00 pm at the General Office located at 5300 S. Collins St., Arlington, TX 76018. Bids will be submitted to the Board of Directors of the Trinity River Authority at its next meeting. It shall be within the discretion of the Board of Directors to determine the lowest and best bidder. Bids, which do not represent the fair market value of the equipment or supplies, may be rejected. All bids must comply with all applicable laws and regulations. The Authority welcomes disadvantaged business enterprises the opportunity to participate in the performance of the bid.

To obtain any additional information, please contact David Mulligan at (972) 975-4338 or send an e-mail request to mulligandm@trinityra.org.

8/28,9/4

Vendor seeking Dallas County qualified SBE subcontractor for BID Linens & Textiles #2024-030-7017 due 9/12/24. SBE subcontractor to supply CUF to go along with this bid. Please respond ASAP to julia@am-texsys.com or 562-307-0762 or no later than 9/4/24.

8/29,9/4

CITY OF

GARLAND

The City of Garland is accepting bids for **Bid 1375-24 Term Contract for Trans-former Salvage**. Bid documents are available at garlandtx.ionwave.net or by calling 972-205-2415. Public bid opening: 9/17/24 3:00 pm CST at 200 North Fifth St. Garland, TX 75040.

9/4,9/11



Parkland

Notice to Vendors
INVITATION FOR BIDS:
IFB# 1694887 – GARLAND CLINIC RENOVATIONS PHASE II

The Dallas County Hospital District dba Parkland Health (Parkland) is currently requesting invitation for bids (IFB) for Garland Clinic Renovations Phase II. Specifications can be downloaded at <https://sms-phhs-prd.inforcloudsuite.com/fsm/Supply-ManagementSupplier/land/99-2?csk.SupplierGroup=PHHS Event# 594>

Please note: You must be registered with Parkland in order to submit questions and to submit a response. Bids are due September 30, 2024 by 2:00 PM CST as prescribed in the IFB. Point of contact is Steve Adrian, steve.adrian@phhs.org

9/4,9/11

TEXAS ALCOHOL & BEVERAGE COMMISSION LICENSES & RENEWALS

LEGAL NOTICE

APPLICATION HAS BEEN MADE WITH THE TEXAS ALCOHOLIC BEVERAGE COMMISSION FOR A MIXED BEVERAGE PERMIT WITH A FOOD AND BEVERAGE CERTIFICATE BY FIRST WATCH RESTAURANTS TEXAS INC. D/B/A FIRST WATCH #1096 LOCATED AT 5353 BELT LINE

ROAD, DALLAS, DALLAS COUNTY, TX 75254. OFFICERS AND DIRECTORS OF SAID CORPORATION ARE CHRISTOPHER TOMASSO, DIR/PRESIDENT/CEO, HENRY M. HOPE III, CFO/TREASURER/SECRETARY/DIR, KENNETH L. PENDERY JR., DIRECTOR AND JAY A. WOLSZCZAK, CLO/SECRETARY.

9/3,9/4

Application has been made with the Texas Alcoholic Beverage Commission for a Mixed Beverage Permit (MB) for Dueminuti, Inc. dba Due' Cucina at 1900 Abrams Pkwy Dallas TX 75214.

Davide Macchi - CEO
Filippo Fiori - President

9/3,9/4

Application has been made with the Texas Alcoholic Beverage Commission for a Wine and Malt Beverage Retailer's Permit (BG) (Wine and Malt Beverage Retailer's Permit) for SAINI FOOD INC dba MOUNTAIN MIKE'S PIZZA at 3172 STATE HWY 161 STE 300, GRAND PRAIRIE, TX, Dallas 75052.

SANDEEP SINGH - PRESIDENT
RAMAN SAINI - VICE PRESIDENT

9/3,9/4

Application is made to the Texas Alcoholic Beverage Commission for a Mixed Beverage Permit and a Food and Beverage Certificate and a Late Hours Certificate by East Dallas Taqueria,

Inc. DBA "Cesar Tacos," located in Dallas County at 4314 Live Oak St., Dallas, TX. Pres/Sec/Dir: Vianey Marchan

9/3,9/4

Application has been made with the Texas Alcoholic Beverage Commission for a Food and Beverage Certificate (FB) and Mixed Beverage Permit (MB) for askinfotec LLC dba Mexican Margaritas Tacos at 2330 Royal Ln. Suite 900, Dallas, Dallas County, TX 75229.

Sivakumar Arza - Manager

9/4,9/5

Application has been made with the Texas Alcoholic Beverage Commission for a Wine-Only Package Store Permit (Q) for Pauls Midway Stations LLC dba 24 Seven Mart #5 at 2360 Valwood Pkwy, Farmers Branch, Dallas County, TX 75234.
Parvinder Sidhu - Manager

9/4,9/5

NOTICE TO CREDITORS

NOTICE TO CREDITORS
Notice is given that original Letters Testamentary for the Estate of Bobbie Shaw Biggers were issued on August 13, 2024, in Cause No. PR-23-04324-2, pending in the Statutory Probate Court Number TWO of Dallas County, Texas, to Barbara Yvette Searcy. All persons having claims against the estate, which is presently being administered, are required to submit them, within the time and manner prescribed by law, and before the estate is

LEGAL NOTICES
CONTINUED

closed, addressed as follows:
c/o Barbara Yvette Searcy
541 Stacks Rd Ennis, Texas
75119
Dated August 30, 2024.
/s/ Lorenzo Brown
Lorenzo Brown
Attorney for Executor of the
Estate of Bobbie Shaw Big-
gers

9/4

NOTICE TO CREDITORS

Notice is given that original
Letters Testamentary for the
Estate of James Melvin Hal
were issued on August 14,
2024, in Cause No. PR-24-
01993-3, pending in the Statu-
tory Probate Court Number 3
of Dallas County, Texas, to
LaWanda Kelly. All persons
having claims against the es-
tate, which is presently being
administered, are required to
submit them, within the time
and manner prescribed by
law, and before the estate is
closed, addressed as follows:

c/o LaWanda Kelly
2735 Kellogg Ave.
Dallas, Texas 75216
Dated August 30, 2024
/s/ Lorenzo Brown
Lorenzo Brown
Attorney for Executor of the
Estate
of James Melvin Hal

9/4

**Notice to Creditors For
THE ESTATE OF Krishna
Prasad Lamichhane, De-
ceased**

Notice is hereby given that
Letters of Administration With-
out Bond upon the Estate of
Krishna Prasad Lamichhane,
Deceased were granted to the
undersigned on the 7th of Au-
gust, 2024 by Probate Court
No. 2 of Dallas County, Texas.
All persons having claims
against said estate are hereby
required to present the same to
Kritima Lamichhane within
the time prescribed by law.
My address is c/o The Mund-
heim Firm, PLLC
1205 Hall Johnson Rd.
Colleyville, TX 76034
Independent Administrator of
the Estate of Krishna Prasad
Lamichhane Deceased.
CAUSE NO. PR-23-03857-2

9/4

**Notice to Creditors For
THE ESTATE OF RICHARD
LEE STIEBER, Deceased**

Notice is hereby given that
Letters Testamentary upon the
Estate of RICHARD LEE
STIEBER, Deceased were
granted to the undersigned on
the 28TH of AUGUST, 2024

by The Probate Court of Dal-
las County, Texas. All persons
having claims against said es-
tate are hereby required to
present the same to
RICHARD CHOFFEL within
the time prescribed by law.
My address is 1865 ARBOR
CREEK DRIVE #32
CARROLLTON, TEXAS
75010
Independent Executor of the
Estate of RICHARD LEE
STIEBER Deceased.
CAUSE NO. PR-24-01722-3

9/4

**Notice to Creditors For
THE ESTATE OF Jo Ann
Heller, Deceased**

Notice is hereby given that
Letters Testamentary upon the
Estate of Jo Ann Heller, De-
ceased were granted to the
undersigned on the 28th of
August, 2024 by Probate
Court No. 3 of Dallas County,
Texas. All persons having
claims against said estate are
hereby required to present the
same to Phyllis Lambert within
the time prescribed by law.
My address is P.O. Box 93342
Southlake, TX 76092
Independent Executrix of the
Estate of Jo Ann Heller De-
ceased.
CAUSE NO. PR-24-02225-3

9/4

**Notice to Creditors For
THE ESTATE OF CHARLES
ROBERT MERRITT, SR.,
Deceased**

Notice is hereby given that
Letters Testamentary upon the
Estate of CHARLES ROBERT
MERRITT, SR., Deceased
were granted to the under-
signed on the 21ST of AU-
GUST, 2024 by Probate Court
No. 2 of Dallas County, Texas.
All persons having claims
against said estate are hereby
required to present the same to
DAVID ZBYTOVSKY within
the time prescribed by law.
My address is 5910 DUCK
CREEK DRIVE, #10
GARLAND, TEXAS 75043
Independent Executor of the
Estate of CHARLES ROBERT
MERRITT, SR. Deceased.
CAUSE NO. PR24-01666-2

9/4

**Notice to Creditors For
THE ESTATE OF GAYLE
HOWARD COULTER, De-
ceased**

Notice is hereby given that
Letters Testamentary upon the
Estate of GAYLE HOWARD
COULTER, Deceased were
granted to the undersigned on
the 30th of August, 2024 by
Probate Court No. 2 of Dallas
County, Texas. All persons
having claims against said es-

tate are hereby required to
present the same to Jeanette
Munds within the time pre-
scribed by law.
My address is c/o Karen R.
Washington, 4925 Greenville,
Ste. 200, Dallas, TX 75206
Executor of the Estate of
GAYLE HOWARD COULTER
Deceased.
CAUSE NO. PR-24-02618-2

9/4

**Notice to Creditors For
THE ESTATE OF Edith
Carol Shelton, Deceased**

Notice is hereby given that
Letters of Administration With-
out Bond upon the Estate of
Edith Carol Shelton, De-
ceased were granted to the
undersigned on the 21st of Au-
gust, 2024 by The Probate
Court of Dallas County, Texas.
All persons having claims
against said estate are hereby
required to present the same
to Barbara Jean Vick within
the time prescribed by law.
My address is 18601 Lyndon
B Johnson Fwy, Ste. 724,
Mesquite, Texas 75150
Independent Administrator of
the Estate of Edith Carol Shel-
ton Deceased.
CAUSE NO. PR-24-00875-1

9/4

**Notice to Creditors For
THE ESTATE OF COLLEEN
C. BARRETT, Deceased**

Notice is hereby given that
Letters Testamentary upon the
Estate of COLLEEN C. BAR-
RETT, Deceased were
granted to the undersigned on
the 29th of August, 2024 by
Probate Court No. 3 of Dallas
County, Texas. All persons
having claims against said es-
tate are hereby required to
present the same to Edward
A. Copley within the time pre-
scribed by law.
My address is The Blum Firm
c/o Tara N. Pedian
300 Crescent Ct Ste 1350
Dallas TX 75201
Independent Executor of the
Estate of COLLEEN C. BAR-
RETT Deceased.
CAUSE NO. PR-24-01902-3

9/4

**Notice to Creditors For
THE ESTATE OF KIMBERLY
REED, Deceased**

Notice is hereby given that
Letters Testamentary upon the
Estate of KIMBERLY REED,
Deceased were granted to the
undersigned on the 12th of
August, 2024 by The Probate
Court of Dallas County, Texas.
All persons having claims
against said estate are hereby
required to present the same
to Rosalynn Michelle Lewings
within the time prescribed by

law.
My address is c/o BISH-
OPLAWFIRM
12900 Preston Rd. #907
Dallas, TX 75230
Administrator of the Estate of
KIMBERLY REED Deceased.
CAUSE NO. pr-24-01890-1

9/4

**Notice to Creditors For
THE ESTATE OF John
Chappell, Deceased**

Notice is hereby given that
Letters Testamentary upon the
Estate of John Chappell, De-
ceased were granted to the
undersigned on the 26th of
August, 2024 by Probate
Court No. 2 of Dallas County,
Texas. All persons having
claims against said estate are
hereby required to present the
same to Wendy Gail Cook
within the time prescribed by
law.
My address is 18601 Lyndon
B Johnson Fwy., Ste. 724,
Mesquite, Texas 75150
Independent Executor of the
Estate of John Chappell De-
ceased.
CAUSE NO. PR-24-01715-2

9/4

**Notice to Creditors For
THE ESTATE OF Joann
Nancy Deterding, Deceased**

Notice is hereby given that
Letters Testamentary upon the
Estate of Joann Nancy Deter-
ding, Deceased were granted
to the undersigned on the 26
of August, 2024 by Probate
Court No. 2 of Dallas County,
Texas. All persons having
claims against said estate are
hereby required to present the
same to John Calvin Deterd-
ing, Jr. within the time pre-
scribed by law.
My address is c/o J. McNair
Dallas Law, PC 5050 Quorum
Dr., Suite 700 Dallas, TX
75254
Independent Executor of the
Estate of Joann Nancy Deter-
ding Deceased.
CAUSE NO. PR-24-00880-2

9/4

**Notice to Creditors For
THE ESTATE OF Linda Ann
Hunt, Deceased**

Notice is hereby given that
Letters of Administration With-
out Bond upon the Estate of
Linda Ann Hunt, Deceased
were granted to the under-
signed on the 13th of August,
2024 by The Probate Court of
Dallas County, Texas. All per-
sons having claims against
said estate are hereby re-
quired to present the same to
Michael David Troup within
the time prescribed by law.
My address is 18601 Lyndon
B Johnson Fwy, Ste. 724,

Mesquite, Texas 75150
Independent Administrator of
the Estate of Linda Ann Hunt
Deceased.
CAUSE NO. PR-24-01112-1

9/4

**Notice to Creditors For
THE ESTATE OF LEANDRE
MORRIS, Deceased**

Notice is hereby given that
Letters Testamentary upon the
Estate of LEANDRE MORRIS,
Deceased were granted to the
undersigned on the 16th of
August, 2024 by Probate
Court No. 2 of Dallas County,
Texas. All persons having
claims against said estate are
hereby required to present the
same to LATOSHA DAWN
within the time prescribed by
law.
My address is Ms. Latosha
Dawn
c/o Pace & Pace PLLC
4054 McKinney Ave Ste 310,
Dallas, Texas 75204
Independent Executor of the
Estate of LEANDRE MORRIS
Deceased.
CAUSE NO. PR-24-00736-2

9/4

**Notice to Creditors For
THE ESTATE OF LINDA S.
ADAMS, a/k/a Linda
Adams, Linda Shunneson
Adams and Linda Marie
Adams, Deceased**

Notice is hereby given that
Letters Testamentary upon the
Estate of LINDA S. ADAMS,
a/k/a Linda Adams, Linda
Shunneson Adams and Linda
Marie Adams, Deceased were
granted to the undersigned on
the 12th of August, 2024 by
The Probate Court of Dallas
County, Texas. All persons
having claims against said es-
tate are hereby required to
present the same to Donald C.
Adams, Independent Executor
within the time prescribed by
law.
My address is Donald C.
Adams, Independent Execu-
tor, c/o W. Gene Box, Attorney,
6750 Hillcrest Plaza Drive,
Suite 312, Dallas, TX 75230
Independent Executor of the
Estate of LINDA S. ADAMS,
a/k/a Linda Adams, Linda
Shunneson Adams and Linda
Marie Adams Deceased.
CAUSE NO. PR-24-01435-1

9/4

**Notice to Creditors For
THE ESTATE OF Paul Nico-
las Buratto, Deceased**

Notice is hereby given that
Original Letters of Administra-
tion upon the Estate of Paul
Nicolas Buratto, Deceased

LEGAL NOTICES
CONTINUED

were granted to the undersigned on the 29th of August, 2024 by Probate Court No. 2 of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to Linda Sue Buratto, Independent Administrator c/o Pace Law Office PLLC within the time prescribed by law. My address is 9946 E. Bankhead Hwy Aledo, Texas 76008 Administrator of the Estate of Paul Nicolas Buratto Deceased. CAUSE NO. PR-24-00556-2

9/4

Notice to Creditors For THE ESTATE OF Nancy Yang-Ying Chang, Deceased

Notice is hereby given that Letters Testamentary upon the Estate of Nancy Yang-Ying Chang, Deceased were granted to the undersigned on the 5th of August, 2024 by The Probate Court of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to Mark Tsui-Jan Chang within the time prescribed by law. My address is 2620 Keystone Dr. Arlington, Texas 76006 Independent Executor of the Estate of Nancy Yang-Ying Chang Deceased. CAUSE NO. PR-24-01656-1

9/4

Notice to Creditors For THE ESTATE OF Marvin Long, Deceased

Notice is hereby given that Letters Testamentary upon the Estate of Marvin Long, Deceased were granted to the undersigned on the 7th of August, 2024 by Probate Court No. 2 of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to Frances Davis within the time prescribed by law. My address is 18601 Lyndon B Johnson Fwy., Ste 724, Mesquite, Texas 75150 Executor of the Estate of Marvin Long Deceased. CAUSE NO. PR-24-00633-2

9/4

Notice to Creditors For THE ESTATE OF MARK FORD, Deceased

Notice is hereby given that Letters Testamentary upon the Estate of MARK FORD, Deceased were granted to the

undersigned on the 29th of August, 2024 by Probate Court No. 2 of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to Ginger Ford c/o Rick Howard within the time prescribed by law. My address is Walker & Doepfner, PLLC, 16479 Dallas Pkwy Ste 500, Addison TX 75001 Independent Executor of the Estate of MARK FORD Deceased. CAUSE NO. PR-24-01927-2

9/4

Notice to Creditors For THE ESTATE OF Margaret Ann LaPrade, a/k/a Margaret Ann Allison LaPrade, Deceased

Notice is hereby given that Letters Testamentary upon the Estate of Margaret Ann LaPrade, a/k/a Margaret Ann Allison LaPrade, Deceased were granted to the undersigned on the 15th of July, 2024 by The Probate Court of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to Representative's Attorney, Lindsey Tanner within the time prescribed by law. My address is Malouf Nakos Jackson & Swinson, P.C. 12222 Merit Drive, Suite 1000 Dallas, Texas 75251 Executor of the Estate of Margaret Ann LaPrade, a/k/a Margaret Ann Allison LaPrade Deceased. CAUSE NO. PR-24-01561-1

9/4

Notice to Creditors For THE ESTATE OF LYNN D. MCWATERS, Deceased

Notice is hereby given that Letters Testamentary upon the Estate of LYNN D. MCWATERS, Deceased were granted to the undersigned on the 19th of August, 2024 by The Probate Court of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to Ruth M. McWaters within the time prescribed by law. My address is 3905 Windsor Drive, Garland, Texas 75042 Independent Executor of the Estate of LYNN D. MCWATERS Deceased. CAUSE NO. PR-24-02187-1

9/4

Notice to Creditors For THE ESTATE OF SHIRLEY BURNS COOPER, Deceased

Notice is hereby given that

Letters Testamentary upon the Estate of SHIRLEY BURNS COOPER, Deceased were granted to the undersigned on the 26th of August, 2024 by The Probate Court of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to Robert Glenn Cooper within the time prescribed by law. My address is c/o Michael A. Koenecke, Attorney P.O. Box 830190 Richardson, Texas 75083-0190 Independent Executor of the Estate of SHIRLEY BURNS COOPER Deceased. CAUSE NO. PR-24-02178-1

9/4

Notice to Creditors For THE ESTATE OF Shelley Eileen Gilmore a/k/a Shelley O'Neal Gilmore, Deceased

Notice is hereby given that Letters Testamentary upon the Estate of Shelley Eileen Gilmore a/k/a Shelley O'Neal Gilmore, Deceased were granted to the undersigned on the 17th of May, 2024 by The Probate Court of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to Eric Anthony Gilmore within the time prescribed by law. My address is c/o John Schulmeister, Allen Texas Attorneys, 80 E. McDermott Drive, Allen, Texas 75002 Independent Executor of the Estate of Shelley Eileen Gilmore a/k/a Shelley O'Neal Gilmore Deceased. CAUSE NO. PR-24-00305-2

9/4

Notice to Creditors For THE ESTATE OF ROBERT OTIS COOPER, Deceased

Notice is hereby given that Letters Testamentary upon the Estate of ROBERT OTIS COOPER, Deceased were granted to the undersigned on the 26th of August, 2024 by The Probate Court of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to Robert Glenn Cooper within the time prescribed by law. My address is c/o Michael A. Koenecke, Attorney P.O. Box 830190 Richardson, Texas 75083-0190 Independent Executor of the Estate of ROBERT OTIS COOPER Deceased. CAUSE NO. PR-24-02179-1

9/4

Notice to Creditors For THE ESTATE OF Robert George Hardy, Deceased

Notice is hereby given that Letters Testamentary upon the Estate of Robert George Hardy, Deceased were granted to the undersigned on the 20th of August, 2024 by The Probate Court of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to Lora Bradford F/K/A Lora Hemlich c/o Udeshi Law Firm PLLC within the time prescribed by law. My address is 2201 Main Street, Suite 600, Dallas, Texas 75201 Executor of the Estate of Robert George Hardy Deceased. CAUSE NO. PR-24-01274-1

9/4

PROBATE CITATIONS



CITATION BY PUBLICATION THE STATE OF TEXAS CAUSE NO. PR-22-04208-1 GUARDIANSHIP OF THOMAS RICO, AN ALLEGED INCAPACITATED PERSON

By publication of this Citation in some newspaper published in the County of Dallas, for one issue, prior to the return day hereof ROSARIO RICO WHOSE WHEREABOUTS ARE UNKNOWN AND CANNOT BE REASONABLY ASCERTAINED, ALL PERSONS INTERESTED IN THE GUARDIANSHIP OF Thomas Rico, An Alleged Incapacitated Person, whose whereabouts are unknown

are cited to be and appear before the Probate Court of Dallas County, Texas at the Renaissance Tower, in the City of Dallas, on the first Monday after service hereof is perfected, to wit: Monday, September 16, 2024, to answer the Second Amended Application for Appointment of Permanent Guardian of the Person and Estate filed

on the August 28, 2024 filed by Julian V. Buenger, Guardian Ad Litem, in the matter of the Guardianship Of Thomas Rico, An Alleged Incapacitated Person., Cause No. PR-22-04208-1.

Given under my hand and seal of said Court, in the City of Dallas, this 8/28/2024. JOHN F. WARREN, County Clerk Dallas County, Texas By: Lupe Perez, Deputy

9/4

CITATION BY PUBLICATION THE STATE OF TEXAS CAUSE NO. PR-24-02948-1

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 Lupe Centeno Hernandez, Deceased, are cited to be and appear before the Probate Court of Dallas County, Texas at the Renaissance Tower, in the City of Dallas, on the first Monday after service hereof is perfected, to wit: Monday, September 16, 2024, to answer the Application for Probate of Will and Issuance of Letters Testamentary filed by David Centeno Hernandez, on the August 28, 2024, in the matter of the Estate of: Lupe Centeno Hernandez, Deceased, No. PR-24-02948-1, and alleging in substance as follows:

Applicant alleges that the decedent died on February 01, 2024 in Dallas, Dallas County, Texas, and prays that the Court hear evidence sufficient to determine who are the heirs of Lupe Centeno Hernandez, Deceased.

Given under my hand and seal of said Court, in the City of Dallas, August 28, 2024 JOHN F. WARREN, County Clerk Dallas County, Texas By: Lupe Perez, Deputy

9/4

CITATION BY PUBLICATION THE STATE OF TEXAS CAUSE NO. PR-24-02944-1

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

LEGAL NOTICES
CONTINUED

INTERESTED IN THE ES-
TATE OF David Benjamin
MacQuilken, Deceased, are
cited to be and appear before
the Probate Court of Dallas
County, Texas at the Renais-
sance Tower, in the City of
Dallas, on the first Monday
after service hereof is per-
fected, to wit: **Monday, Sep-
tember 16, 2024, to answer
the Application for Issuance
of Letters of Independent
Administration, or in the Al-
ternative, for Letters of Ad-
ministration, and for
Determination of Heirship
filed by Karen MacQuilken
and Claire MacQuilken, on
the August 28, 2024, in the
matter of the Estate of: David
Benjamin MacQuilken, De-
ceased, No. PR-24-02944-1,**
and alleging in substance as
follows:

**Applicant allege that the
decedent died on March 15,
2024 in Dallas County,
Texas, and prays that the
Court hear evidence sufficient
to determine who are the heirs
of David Benjamin Mac-
Quilken, Deceased.**

Given under my hand and
seal of said Court, in the City
of Dallas, August 28, 2024
JOHN F. WARREN, County
Clerk
Dallas County, Texas
By: Alexis Cabrales, Deputy

9/4

**CITATION
BY PUBLICATION
THE STATE OF TEXAS
CAUSE NO. PR-24-02947-1**
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 ES-
TATE OF Helen Frances
Abram a/k/a Helen Frances
Shelton a/k/a Helen Frances
Shelton Abram, Deceased,**
are cited to be and appear be-
fore the Probate Court of Dal-
las County, Texas at the
Renaissance Tower, in the
City of Dallas, on the first Mon-
day after service hereof is per-
fected, to wit: **Monday,
September 16, 2024, to an-
swer the Application For
Probate Of Copy Of Will
(The Original Which Cannot
Be Produced In Court) And
Issuance Of Letters Testa-
mentary filed by John Leslie
Liland II, on the August 28,
2024, in the matter of the Es-
tate of: Helen Frances
Abram a/k/a Helen Frances
Shelton a/k/a Helen Frances
Shelton Abram, Deceased,**
and alleging in substance as follows:

**Applicant alleges that the
decedent died on January
16, 2023 in Dallas, Texas,**
and prays that the Court hear
evidence sufficient to deter-
mine who are the heirs of
**Helen Frances Abram a/k/a
Helen Frances Shelton a/k/a
Helen Frances Shelton
Abram, Deceased.**

Given under my hand and
seal of said Court, in the City
of Dallas, August 28, 2024
JOHN F. WARREN, County
Clerk
Dallas County, Texas
By: Alante Williams, Deputy

9/4

**CITATIONS BY
PUBLICATION**

**CITATION
BY PUBLICATION
THE STATE OF TEXAS
JAMES HUNT,**

Defendant. ... in the
hereinafter styled and num-
bered cause: **CC-23-07982-A**
YOU are hereby commanded
to appear before the **County
Court at Law No. 1,** of Dallas
County, Texas and file a writ-
ten answer at George Allen
Courthouse, 600 Commerce
Street, Dallas, Texas at or be-
fore 10:00 o'clock a.m. of the
first Monday after the expira-
tion of 42 days from the date
of issuance hereof, being
**Monday, 30th day of Sep-
tember, 2024,** a Default Judg-
ment may be taken against
you.

Said Plaintiffs Original Peti-
tion was filed on in cause
number **CC-23-07982-A,**
Styled **ALEMESIA JAVONE
KAISER; MARQUIS
DESHUN DRAWHORN,**
Plaintiff (s) vs **JAMES HUNT,**
Defendant (s). The nature of
plaintiff's demand being as fol-
lows: **DAMAGES (COLLI-
SION) (ACCOUNT).**

STATEMENT
**This lawsuit is based on a
motor vehicular collision
occurring on or about
March 19, 2023, at or near
the f Interstate 20 Frontage
Road and S. Lancaster Road
near Lyndon B Johnson
Freeway in Dallas, Texas.**
**The collision was prox-
imately caused by the negli-
gence and/or recklessness
of the Defendant. As a result**

**of Defendant's actions,
Plaintiffs have suffered se-
vere bodily, economic, and
mental injuries for which
Plaintiffs sues.**

If this citation is not served
within ninety days after the
date of its issuance, it shall be
returned unserved. The officer
executing this process shall
promptly execute the same
according to law, and make
due return as the law directs.
Plaintiffs attorney RYAN TAY-
LOR SNOW 8222 Douglas
Ave Ste 400 Dallas TX 75225-
5935

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

**WITNESS: JOHN F. WAR-
REN,** Clerk of the County
Court of Dallas County Court
at Law No. 1, George Allen
Courthouse, 600 Commerce
Street, Dallas, Texas 75202.

**GIVEN UNDER MY HAND
AND SEAL OF OFFICE,** at
Dallas, Texas, this **16th day of
August, 2024 A.D.**

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

8/21,8/28,9/4,9/11

THE STATE OF TEXAS
Cause No. **2024-0127-CIV**
**CRISTIAN LOZANO GUER-
RERO** Plaintiff vs **NORMAN
ANTHONY SCOTTY AND
MESILLA VALLEY TRANS-
PORTATION SOLQCTIONS,
LLC D/B/A MVT SOLUTIONS**
Defendant

TO: **NORMAN ANTHONY
SCOTTY, 1902 Estrada Park-
way, #103 Irving, Dallas
County, Texas 75061.** Or
wherever he may be found.

**NOTICE TO DEFENDANT:
"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 cita-
tion by 10:00 am on the
Monday next following the
expiration of 20 days after
the date you were served
this citation and petition, a
default judgment may be
taken against you."**

You are hereby commanded
to appear by filing a written
answer to the Plaintiffs original
Petition at or before 10:00 o'-
clock A.M. on the Monday next
after the expiraonn of 20 days
after the date of service of this
citation before the Honorable
63RD Judicial District Court of
Val Verde County, at the
Courthouse, **100 E. Broad-
way, 2nd Floor,** in said
County in Del Rio, Texas. Said
Plaintiffs Original Petition was
filed in said court on the **6th**
day of **June 2024,** in the above
entitled cause.

The nature of Petitioner's de-
mand is fully shown by a true
and correct copy of Plaintiff's
Original Petition accompany-
ing this citation and made a
part hereof.

Issued and given under my
hand and seal of said Court at
Del Rio, Texas this **7th day of
June, 2024.**

**Clerk of the Court:
JO ANN CERVANTES, DIS-
TRICT CLERK**
63rd & 83rd District Courts
Val Verde County, Texas
P.O. Box 1544, Del Rio, Texas
78841-1544
By /s/ Bertha A. Benoit,
Deputy Clerk

8/28,9/14,9/11,9/18

