

Publication Date: January 14, 2018

FIRST AMENDED NOTICE OF COMMISSIONER'S SALE

NOTICE IS HEREBY GIVEN, that in pursuance of the authority and directions contained in the decretal Order of the Circuit Court of Pulaski County, Arkansas, made and entered on the 4th day of February, 2016, and filed on February 4, 2016, in a certain cause number 60CV-14-4352 VI, then pending therein between ARVEST BANK, Plaintiff, versus BENITA BERNADETTE BETTARD and FREDRICK K. NDIRANGO, Wife and Husband, Defendants, the undersigned, as Commissioner of said Court, will offer for sale at public venue to the highest bidder, at the front door or entrance of the County Court House in which said Court is held, in the City of Little Rock, County of Pulaski, at 12:00 o'clock noon on Thursday, the 25th day of January, 2018, the following described property situated in Pulaski County, Arkansas, to-wit:

Tract 1: A parcel of land in the E/2 NE/4 Section 18, Township 1 North, Range 12 West, in the City of Little Rock, Pulaski County, Arkansas, more particularly described as follows: Commencing at a point where the North line of Little Rock and Hot Springs Highway (Asher Avenue) intersects the center of the Right of Way of the Missouri Pacific Railway Spur; thence Northeasterly along the North line of the said Little Rock and Hot Springs Highway (Asher Avenue) a distance of 214 feet to a point of beginning of the tract herein described; thence continuing Northeasterly along the North line of the Little Rock and Hot Springs Highway 64.5 feet to a point where said North line intersects the West line of Riffel & Holder's Second Addition; thence North along the West line of Riffel & Holder's Second Addition 140 feet to a point; thence West 58.5 feet to a point; thence South 171.1 feet to a point on the North line of the Little

Rock and Hot Springs Highway (Asher Avenue), to the point of beginning,

Tract 2: Lot 5, Plat 2, University Park North Addition to the City of Little Rock, Pulaski County, Arkansas,

Subject to all easements, rights of way, covenants and restrictions of record. Subject to all previous reservations, exceptions and conveyances of oil, gas, and other minerals. Subject to any oil and gas leases. Subject to all matters that would be shown by an accurate survey and inspection of property,

More commonly known as: 1100 South Hughes and 4700 Asher Avenue, Little Rock, Pulaski County, AR 72114

(the "Mortgaged Property"),

in Pulaski County, Arkansas.

TERMS OF SALE: On a credit of three (3) months, the purchaser being required to execute a bond as required by law and the Order and Decree of said Court in said cause, with approved security, bearing interest at the rate of 10% per annum from date of sale until paid, and a lien being retained on the premises sold to secure the payment of the purchase money.

Given under my hand this 10th day of January, 2018.

/S/SHERRY MEANS,
CIRCUIT COURT COMMISSIONER

BILL: Hon. J. Gregory Magness
Hardin, Jesson & Terry, PLC
P.O. Box 10127
Fort Smith, AR 72917-0127
(479) 452-2200