

**IN THE CIRCUIT COURT OF PULASKI COUNTY, ARKANSAS  
12TH DIVISION**

**FIRST NATIONAL BANK  
as Successor by Merger to ONE BANK & TRUST, N.A.**

**PLAINTIFF**

**V.**

**CASE NO. 60CV-18-3081**

**STEPHEN W. BOATRIGHT and  
CARLA D. BOATRIGHT;  
S-R PLAZA, LLC; STATE OF ARKANSAS,  
DEPARTMENT OF FINANCE AND  
ADMINISTRATION; and UNITED STATES  
OF AMERICA, INTERNAL REVENUE SERVICE**

**DEFENDANTS**

**NOTICE OF FORECLOSURE SALE**

NOTICE IS HEREBY GIVEN that the undersigned Commissioner of Pulaski County, Arkansas, pursuant to the Consent Foreclosure Decree and Judgment of the Circuit Court of Pulaski County, Arkansas, which was filed with the Circuit Clerk on November 14, 2018, in this matter, in which First National Bank as Successor by Merger to One Bank & Trust, N.A. is Plaintiff and Stephen W. Boatright *et al.* are Defendants, will at **12:00 p.m. noon on the 29th day of November, 2018**, at the north entrance of the Pulaski County Courthouse in Little Rock, Pulaski County, Arkansas, offer for sale at public auction to the highest and best bidder the following real property situated in the County of Pulaski, State of Arkansas:

LOT 10R, BELLA ROSA ESTATES, AN ADDITION TO THE CITY OF LITTLE ROCK, PULASKI COUNTY, ARKANSAS, BEING A REPLAT OF LOTS 10 AND 11, BELLA ROSA ESTATES, AN ADDITION TO THE CITY OF LITTLE ROCK, PULASKI COUNTY, ARKANSAS AND AS SHOWN ON PLAT RECORDED IN PLAT BOOK H, PAGE 631, RECORDS OF PULASKI COUNTY, ARKANSAS.

More commonly known as 21 Bella Rosa Court, Little Rock, Arkansas 72223.

TERMS OF SALE: The foreclosure sale is subject to all existing liens for accrued and unpaid property taxes and assessments. The foreclosure sale shall be for cash or on a credit of three (3) months. If purchased on credit, the purchaser is required to give bond as required by law and this Court, with approved security, bearing interest at the maximum legal rate per annum

from date of sale until paid, and a lien will be retained on the real property sold to secure payment of the purchase price; provided that if Plaintiff purchases the real property at the foreclosure sale for an amount not in excess of the judgment, attorney fees, and costs then owed, in lieu of giving bond, Plaintiff may credit the amount of its bid, less the costs of this proceeding, including the Commissioner's fee, upon the judgment, attorney fees, and costs herein owed, at the time of the confirmation of such sale, which credit will be an extinguishment of the judgment, attorney fees, and costs herein owed to the extent of such credit.

WITNESS my hand this 14<sup>th</sup> day of November, 2018.

/s/Sherry Means, Commissioner

**PREPARED BY:**

**HOPKINS HEADLEE CASTSTEEL PLLC**

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**By: /s/ Ryan J. Caststeel**

**Ryan J. Caststeel**  
Arkansas Bar No. 2007212