

## COMMISSIONER'S SALE NOTICE

NOTICE IS HEREBY GIVEN that pursuant to the authority and directions contained in the decretal order of the Circuit Court of Pulaski County, Arkansas, made and entered on April 21, 2017, in a certain cause (No. 60CV-16-1458) then pending between The Bank of New York Mellon, f/k/a The Bank of New York as successor in interest to JPMorgan Chase Bank, N.A. as Trustee for NovaStar Mortgage Funding Trust, Series 2004-3, NovaStar Home Equity Loan Asset-Backed Certificates, Series 2004-3, Plaintiff, and Marvin Morgan and Felicia A. Morgan, Defendants, the undersigned, as Commissioner of said Court, will offer for sale at public venue to the highest bidder, at the Pulaski County Courthouse in which said Court is held, located in Little Rock, Arkansas, within the hours prescribed by law for judicial sales, on **May 25, 2017 at 12:00 PM**, the following described real estate, situated in Pulaski County, Arkansas:

LOT 1, BLOCK 50, JOHN BARROW ADDITION TO THE CITY OF LITTLE ROCK, PULASKI COUNTY, ARKANSAS.

The property is more commonly known as 2924 Gilman Street, Little Rock, AR 72204.

**TERMS OF SALE:** On a credit of three months, provided the purchaser shall execute a commercial corporate surety bond as required by law and the order and decree of said Court in said cause, with approved security, bearing interest at the maximum legal rate 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. The property will be sold subject to any and all property taxes due and payable.

GIVEN under my hand this 25<sup>th</sup> day of April, 2017.

Commissioner in Circuit, by: /s/Steve Sipes

Approved by:

Matthew R. Smith (Bar #2006098)  
MACKIE WOLF ZIENTZ & MANN, P.C.  
124 West Capitol Avenue, Suite 1560  
Little Rock, AR 72201