

**IN THE CIRCUIT COURT OF PULASKI COUNTY, ARKANSAS
SECOND DIVISION**

ARVEST BANK

PLAINTIFF

VS.

CASE NO.: 60CV-16-966

KEITH JAMES

DEFENDANT

NOTICE OF COMMISSIONER'S SALE

NOTICE IS GIVEN that in pursuance of the authority and terms of sale contained in the decretal order of the Pulaski County Circuit Court, entered on the 7th day of April 2016, in Case No. 60CV-16-966, then pending therein between Arvest Bank, Plaintiff, and Keith James, Defendant, the undersigned, as Commissioner of said Court, will offer for sale at public venue to the highest bidder, at the Designated Entrance of the County Courthouse, 401 West Markham Street, in which said Court is held, in the County of Pulaski, City of Little Rock, Arkansas, within the hours prescribed by law for judicial sales at **12:00 noon, on Thursday the 26th day of May, 2016**, the following described real estate, situated in Pulaski County, Arkansas, to-wit:

LOT 138, SECTION "A", MCCLELLAN PLACE, AN ADDITION TO THE CITY OF LITTLE ROCK, PULASKI COUNTY, ARKANSAS.

The property is located in Pulaski County at 5902 Trenton Lane, Little Rock, Arkansas 72209.

TERMS OF SALE: Are as set forth within the orders and foreclosure decree of the Pulaski County Circuit Court entered in Case No. 60CV-16-966, including but not limited to the following—should any successful bidder fail to perform under the instructions of the Commissioner at time of sale, then that bid shall be void and set aside. The Commissioner thereafter shall find that the subject property be awarded to the next successive highest bidder, until performance is rendered.

Also, 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 maximum rate allowed by Arkansas law from date of sale until paid, and liens being retained on the premises sold to secure the payment of the purchase money and all taxes due, owing, and delinquent on the subject property.

Given under my hand this _____ day of April, 2016.

COMMISSIONER IN CIRCUIT COURT, By: /s/Steve Sipes

Attorney for Plaintiff:

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