

Notice of Foreclosure Sale

NOTICE IS HEREBY GIVEN, that pursuant to the decretal order of the Circuit Court of Pulaski County, Arkansas, Fifth Division, entered on January 05, 2016, in First Security Bank v. Lephiew Gin Co., Inc., et al, case no. 60CV-15-2, the undersigned as Commissioner of said Court, will offer at public sale to the highest bidder at the North Main Entrance, Pulaski County Courthouse, 401 W. Markham, Little Rock, Arkansas, at **12:00 p.m. Thursday, February 18, 2016**, the following described property situated in Pulaski County, Arkansas:

LOTS 10, 11 AND 12, BLOCK 17, KIMBALL'S SOUTH PARK ADDITION TO THE CITY OF LITTLE ROCK, PULASKI COUNTY, ARKANSAS.

TERMS OF SALE: Inasmuch as Lephiew Gin Co., Inc., as guarantor, has paid First Security Bank all sums due it, owed on a certain underlying promissory note and, consequently, is entitled to recover a certain amount, infra, of the sale proceeds, it shall not be required to pay any amount (except the Commissioner's fees and costs if applicable) below the amount owed by said note maker, or \$190,204.48, inclusive of principal and interest, upon its bid. In the event another person submits the high bid, then that successful bidder shall be required to post ten percent (10%) of the sale price and execute a bond or letter of credit as required by law, with approved security, bearing interest from the date of the sale until paid at the rate of ten percent (10%) per annum, and a lien being retained on the premises sold to secure payment of purchase money.

/s/Steve Sipes, Circuit Court Commissioner

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