

IN THE CIRCUIT COURT OF PULASKI COUNTY, ARKANSAS

WELLS FARGO BANK, N. A.,

Plaintiff

vs.

NO. 60CV-15-4164

DAIRY BELL, LP,

Defendant

NOTICE OF FORECLOSURE SALE

Notice is hereby given that the undersigned Commissioner, pursuant to the In Rem Agreed Foreclosure Decree of the Circuit Court of Pulaski County, Arkansas, which was rendered on September 20, 2015, and filed with the Clerk of the Court on September 20, 2015, in which Wells Fargo Bank, N.A. is the Plaintiff and Dairy Bell, LP is the Defendant, will on October 22, 2015, offer for sale at public auction inside the front door of the County Courthouse in Little Rock, Pulaski County, Arkansas, to the highest and best bidder the following property situated in Pulaski County, Arkansas:

Lots 257 and 258, Section D Windamere Subdivision located in the West 1/2 Southwest 1/4, Section 31, Township 1 North, Range 12 West, Little Rock, Pulaski County, Arkansas, more particularly described as follows:

Commence at the Southwest corner Southwest 1/4 Section 31; thence North 00 degrees 03 minutes East 1140.08 feet along the center line of Geyer Springs Road; thence South 89 degrees 07 minutes East a distance of 50.0 feet to a point on the East right-of-way line of Geyer Springs Road (said point being the Southwest corner of Lot 258, Windamere Subdivision) and the Point of Beginning; thence North 00 degrees 03 minutes East and along the East right-of-way line of Geyer Springs Road 156.9 feet to the Northwest corner of Lot 257, Windamere Subdivision; thence South 89 degrees 03 minutes East and along the North line of said Lot 257, 140.0 feet to the Northeast corner of said Lot 257; thence South 00 degrees 03 minutes West and along the East line of Lots 257 and 258, 156.5 feet to the Southeast corner of said Lot 258; thence North 89 degrees 07 minutes west and along the South line of Lot 258, 140.0 feet to the Point of Beginning.

The sale will be held at 12:00 o'clock p.m., on the date stated at public auction to the highest bidder on the following terms: at the time of sale the purchaser shall be required to pay to the Commissioner ten percent (10%) of the purchase price (which shall be forfeited to the Plaintiff if the balance of the purchase price is not paid within the time stated herein), with the balance of the purchase price paid to the Commissioner within

ninety (90) days of the sale date; provided that if Plaintiff is the purchaser, in lieu of payment, it may credit the amount of its bid against the judgment awarded in the Foreclosure Decree.

GIVEN under my hand this 21st day of September, 2015.

/s/Steve Sipes, Commissioner

Prepared by:
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