

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

**IBERIABANK**

**PLAINTIFF**

**V.**

**CASE NO.: 60CV-15-4770**

**TEAM GENERAL CONTRACTING, LLC;  
JEREMY H. THOMPSON and TAMMY  
KAYE THOMPSON, husband and wife,  
individually and as trustees of the JEREMY  
HEATH THOMPSON & TAMMY KAYE  
THOMPSON REVOCABLE TRUST;  
PHILADELPHIA INDEMNITY INSURANCE  
COMPANY; VOEGELE MECHANICAL  
CONTRACTORS, INC.; LEON JONES, JR.,  
DIRECTOR OF ARKANSAS DEPARTMENT  
OF LABOR; MICHELE HARDY; WAYNE  
HARDY; NATIONAL AMERICAN INSURANCE  
COMPANY; LARRY WALTHER, DIRECTOR  
OF ARKANSAS DEPARTMENT OF FINANCE  
AND ADMINISTRATION; ARGOS READY  
MIX (SOUTH CENTRAL) CORP. d/b/a  
SOUTHERN STAR CONCRETE; THE  
GRAY CASUALTY & SURETY COMPANY;  
JULIE ANN PRUSS and MARION PRUSS**

**DEFENDANTS**

**NOTICE OF COMMISSIONER'S SALE**

NOTICE IS HEREBY GIVEN, pursuant to the authority contained in the Consent Decree of Foreclosure entered on August 30, 2017, in the Circuit Court of Pulaski County, Arkansas, Second Division, case number 60CV-15-4770, the undersigned, as Commissioner of the Court, will offer for sale, at public venue to the highest and best bidder, inside the main entrance to the Pulaski County Courthouse, 401 West Markham Street, Little Rock, Arkansas, within the hours for judicial sale prescribed by law, on September 21, 2017, beginning at 12:00 noon, the following described real property, to wit:

**Lot 3, Cedar Point Heights Addition, Pulaski County, Arkansas, LESS AND EXCEPT part described as, commencing at the Northeast corner of said Lot 3; thence South 115.3 feet for the point of beginning; thence South 1117.13 feet to the Southeast corner of said Lot 3; thence North 88 degrees 37 minutes 5 seconds West 133.0 feet to the Southwest corner of said Lot 3; thence North 1118.35 feet; thence South 88 degrees 04 minutes 39 seconds East 133.04 feet to the point of beginning; and**

**North ½ of Lot 4, Cedar Point Heights Addition, Pulaski County, Arkansas (the “Property”)**

TERMS OF SALE: The sale is “as is where is” without any warranty whatsoever. The sale shall be for cash or on a credit of three (3) months; if on credit, the purchaser will be required to execute a bond with approved security for the purchase price, acceptable to Plaintiff, bearing interest from date of the sale until paid at the highest rate permitted by law and a lien being retained on the Property to secure payment of the purchase money; provided, however, that if the Plaintiff, its successors or assigns become the purchaser at such sale for an amount not in excess of the judgment, interest, and costs herein, in lieu of giving bond, Plaintiff may credit the amount of its bid, less the cost of these proceedings, including the Commissioner’s fee, on the judgment herein rendered at the time of confirmation of such sale, which credit shall be an extinguishment of its judgment with respect to the Property to the extent of such credit. **THE PROPERTY SHALL BE SOLD SUBJECT TO AN ACCESS EASEMENT IN FAVOR OF JULIE ANN PRUSS AND MARION PRUSS AND ALL REAL AND PERSONAL PROPERTY TAXES DUE AND PAYABLE.**

Given under my hand this 6<sup>th</sup> day of September, 2017

/s/Sherry Means, Commissioner

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