

**LEGAL NOTICES MUST BE RECEIVED NO LATER THAN 11:00 AM THE BUSINESS DAY PRIOR TO PUBLICATION. EMAIL ALL YOUR NOTICES TO: NOTICES@DAILYCOMMERCIALRECORD.COM**

**Sheriff Sales/Tax Sales  
Tuesday May 7, 2024**

The auction/sale will be held **ONLINE** at <https://dallas.texas.sheriffsaleauctions.com> between the hours of 9 o'clock a.m. and 4 o'clock p.m. on the 1st Tuesday of the month  
The public auction will be to the highest bidder for cash in hand, all right, title and interest. All sales will be final and payable immediately

Description	Cause No.	Address	City	Amount	Interest	Court Cost
DALLAS COUNTY VS. LOUIS SNEED AKA LOUIS ARNEAL SNEED - 050724-01	TX-22-01450	6022 BEXAR ST.	DALLAS	\$ 12,860.26	12%	\$3,076.50
DALLAS COUNTY VS. CLANFORD J. NASH - 050724-02	TX-20-00348	224 BUNCHE ST, NO TOWN	DALLAS COUNTY	\$ 3,612.29	12%	\$5,003.04
DALLAS COUNTY VS. CHRISTIAN PHILLIPS PROPERTIES - 050724-03	TX-22-00384	11517 MOLLY MAC DR	BALCH SPRINGS	\$ 4,090.75	12%	\$2,403.37
DALLAS COUNTY VS. ALFREDO MORENO - 050724-04	TX-18-01899	425 DAVID DR.	GRAND PRAIRIE	\$ 10,383.00	12%	\$862.00
DALLAS COUNTY VS. ROSALINDA G. ORTIZ - 050724-05	TX-22-01711	1526 AVENUE A	GRAND PRAIRIE	\$ 28,572.11	12%	\$1,584.00
DALLAS COUNTY VS. MARIA LUIS RIOS - 050724-06	TX-19-00635	437 NE 36TH ST	GRAND PRAIRIE	\$ 11,163.14	12%	\$867.00
DALLAS COUNTY VS. WHISPERING GROVE INC. - 050724-07	TX-22-01391	424 COXVILLE LN, #085	DALLAS	\$ 13,914.27	12%	\$1,933.79
DALLAS COUNTY VS. ELISEO GONZALEZ AKA ELISEO GONZALEX - 050724-08	TX-22-01238	6406 LOVETT AVE	DALLAS	\$ 12,388.15	12%	\$980.00
DALLAS COUNTY VS. JOHNNIE MITCHELL - 050724-09	TX-19-00356	2803 SIMPSON STUARD RD.	DALLAS	\$ 12,874.33	12%	\$7,965.69
DALLAS COUNTY VS. DORIS L. KELLEY - 050724-10	TX-23-00792	6466 BARABOO DR.	DALLAS	\$ 22,971.24	12%	\$1,329.00

**SHERIFF'S SALES**



**NOTICE OF SHERIFF'S SALE (REAL ESTATE) 050724-01**

BY VIRTUE OF AN Order of Sale issued out of the Honorable 116th Judicial District Court on the 20th day of February, 2024, in the case of plaintiff DALLAS COUNTY, ET AL, Plaintiff, vs. LOUIS SNEED, A/K/A LOUIS ARNEAL SNEED, ET AL, Defendant(s), Cause No. TX-22-01450 COMBINED W/05-31013-T-H, JUDGMENT DATE IS NOVEMBER 30, 2006. To me, as sheriff, directed and delivered, I have levied upon this 20th day of March, 2024, and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in May, 2024 it being the 7th day of said month, pursuant to Texas Tax Code 34.01(a-1) and 34.05(d), and as further provided in the Order To Allow Online Auctions For Tax Foreclosure Sales and Tax Resales adopted by vote of Commissioners Court of Dallas County, Texas, on December 12, 2020, and recorded as instrument number 202000365988 in

the Official Public Records of Dallas County, Texas. The sale shall be conducted as an ONLINE AUCTION at the following URL: <https://dallas.texas.sheriffsaleauctions.com/>, between the hours of 9 o'clock a.m. and 4 o'clock p.m. on said day, beginning at 9:00 AM, proceed to sell for cash to the highest bidder all the right, title, and interest which the aforementioned defendant had on the 30th day of November, 2006, A.D. or at any time thereafter, of, in and to the following described property, to-wit: PROPERTY ADDRESS: 6022 BEXAR STREET, DALLAS, DALLAS COUNTY, TEXAS. ACCT. NO. 00000669307000000 ; BEING KNOWN AS THE NORTH 40 FEET OFF OF THE SOUTH 80 FEET OF LOTS 16 AND 17 IN BLOCK B/7071 OF O. E. TAYLOR SUBDIVISION IN THE CITY OF DALLAS, DALLAS COUNTY, TEXAS, AS SHOWN BY THE WARRANTY DEED RECORDED IN VOLUME 88069 PAGE 302 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE COMMONLY ADRESSED AS 6022 BEXAR STREET, THE CITY OF DALLAS, DALLAS COUNTY, TEXAS. TX-22-01450: DALLAS COUNTY: 2006-2022=\$538.71, PHD: 2006-2022=\$609.02, DALLAS COLLEGE:

2006-2022=\$255.39, DCSEF: 2006-2022=\$20.12, DALLAS ISD: 2 0 0 6 - 2022=\$2,939.20, CITY OF DALLAS WEED LIENS: W1000052720/L B R W - 970059410=\$489.58, W1000120171=\$ 3 9 2 . 7 0 , W1000173854=\$ 2 9 2 . 4 4 , W1000145717=\$ 4 1 5 . 4 1 , W1000171149=\$ 3 2 9 . 4 1 , W1000132852=\$359.21, 05-31013-T-H: DALLAS COUNTY: 1990-2005=\$304.40, CITY OF DALLAS: 1989-2005=\$1,112.08, DALLAS ISD AND DCED: 1989-2005=\$2,352.66, DCCCD: 1990-2005=\$ 8 3 . 5 7 , DCSEF: 1991-2005=\$8.12, PHD: 1990-2005=\$324.52, CITY OF DALLAS WEED LIEN: W-35496=\$258.98.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$12,860.26 and 12% interest thereon from 11/30/2006 in favor of DALLAS COUNTY, ET AL, and all cost of court amounting to \$3,076.50 and further costs of executing this writ. This property may have other liens, taxes due or encumbrances, which may become responsibility of the successful

bidder.

"THE PROPERTY IS SOLD AS IS, WHERE IS, AND WITHOUT ANY WARRANTY, EITHER EXPRESS OR IMPLIED. NEITHER THE SELLER DALLAS COUNTY NOR THE SHERIFF'S DEPARTMENT WARRANTS OR MAKES ANY REPRESENTATIONS ABOUT THE PROPERTY'S TITLE, CONDITION, HABITABILITY, MERCHANTABILITY, OR FITNESS FOR A PARTICULAR PURPOSE. BUYERS ASSUME ALL RISKS. BIDDERS WILL BID ON THE RIGHTS, TITLE, AND INTERESTS, IF ANY, IN THE REAL PROPERTY OFFERED." THIS SALE IS BEING CONDUCTED PURSUANT TO STATUTORY OR INTERESTS, IF ANY, IN THE REAL PROPERTY OFFERED."

IN SOME SITUATIONS, A LOT OF FIVE ACRES OR LESS IS PRESUMED TO BE INTENDED FOR RESIDENTIAL USE. HOWEVER, IF THE PROPERTY LACKS WATER OR WASTE WATER SERVICE, THE PROPERTY MAY NOT QUALIFY FOR RESIDENTIAL USE. A POTENTIAL BUYER WHO WOULD LIKE MORE INFORMATION SHOULD MAKE ADDITIONAL INQUIRIES OR CONSULT WITH PRIVATE COUNSEL."

"LA PROPIEDAD SE VENDE COMO

ESTÁ, DONDE ESTÁ Y SIN NINGUNA GARANTÍA, YA SEA EXPRESA O IMPLÍCITA. NI EL VENDEDOR CONCEDIDO DE DALLAS NI EL DEPARTAMENTO DEL SHERIFF GARANTIZAN NI HACEN DECLARACIONES SOBRE EL TÍTULO, CONDICIÓN, HABITABILIDAD, COMERCIABILIDAD O IDONEIDAD DE LA PROPIEDAD PARA UN PROPOSITO PARTICULAR. LOS COMPRADORES ASUMEN TODOS LOS RIESGOS. LOS OFERTANTES OFERTARÁN POR LOS DERECHOS, TÍTULOS Y INTERESES, SI LOS HAY, EN LA PROPIEDAD INMOBILIARIA OFRECIDA."

"EN ALGUNAS SITUACIONES, SE PRESUME QUE UN LOTE DE CINCO ACRES O MENOS ESTÁ DESTINADO A USO RESIDENCIAL. SIN EMBARGO, SI LA PROPIEDAD CARECE DE SERVICIO DE AGUA O AGUAS RESIDUALES, ES POSIBLE QUE LA PROPIEDAD NO CALIFIQUE PARA USO RESIDENCIAL. UN COMPRADOR POTENCIAL QUE DESEA OBTENER MÁS INFORMACIÓN DEBE REALIZAR CONSULTAS ADICIONALES O CONSULTAR CON UN ABOGADO PRIVADO."

GIVEN UNDER MY

SHERIFF'S SALES  
CONTINUED ON NEXT PAGE

SHERIFF'S SALES  
CONTINUED

HAND this 20th day of March, 2024.  
**MARIAN BROWN**  
Sheriff Dallas County, Texas  
By: Billy House #517 & Larry Tapp #411  
Phone: (214) 653-3506 or (214) 653-3505

4/3,4/10,4/17



NOTICE OF SHERIFF'S SALE (REAL ESTATE)  
050724-02

BY VIRTUE OF AN Order of Sale issued out of the Honorable 160th Judicial District Court on the 22nd day of February, 2024, in the case of plaintiff DALLAS COUNTY, ET AL, Plaintiff, vs. CLANFORD J. NASH, ET AL, Defendant(s), Cause No. TX-20-00348, JUDGMENT PRIOR TO NUNC PRO TUNC IS JANUARY 26, 2023. To me, as sheriff, directed and delivered, I have levied upon this 20th day of March, 2024, and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in May, 2024 it being the 7th day of said month, pursuant to Texas Tax Code 34.01(a-1) and 34.05(d), and as further provided in the Order To Allow Online Auctions For Tax Foreclosure Sales and Tax Resales adopted by vote of Commissioners Court of Dallas County, Texas, on December 12, 2020, and recorded as instrument number 202000365988 in the Official Public Records of Dallas County, Texas. The sale shall be conducted as an ONLINE AUCTION at the following URL: <https://dallas.texas.sheriffssaleauctions.com/>, between the hours of 9 o'clock a.m. and 4 o'clock p.m. on said day, beginning at 9:00 AM, proceed to sell for cash to the highest bidder all the right, title, and interest which the aforementioned defendant had on the 26th day of January, 2023, A.D. or at any time thereafter, of, in and to the following described property, to-wit: PROPERTY ADDRESS: 224

BUNCHE STREET, NO TOWN, DALLAS COUNTY, TEXAS. ACCT. NO. 60045610010170000 ; LOT 17 IN BLOCK 1, SECOND INSTALLMENT OF DOLLARS ADDITION TO KLEBERG IN DALLAS COUNTY, TEXAS, AS SHOWN BY THE WARRANTY DEED RECORDED IN VOLUME 81014 PAGE 1764 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE COMMONLY ADDRESSED AS 224 BUNCHE STREET, NO TOWN, DALLAS COUNTY, TEXAS. DALLAS COUNTY: 2002-2007, 2009-2012, 2015-2018 & 2020-2021=\$375.75, PHD: 2002-2007, 2009-2012, 2015-2018 & 2020-2021 = \$ 4 5 1 . 4 3 , DCCCD N/K/A DALLAS COLLEGE: 2002-2007, 2009-2012, 2015-2018 & 2020-2021=\$144.13, DCSEF: 2002-2007, 2009-2012, 2015-2018 & 2020-2021 = \$ 9 . 7 5 , DALLAS ISD: 2002-2007, 2009-2012, 2015-2018 & 2020-2021=\$2,631.23.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$3,612.29 and 12% interest thereon from 01/26/2023 in favor of DALLAS COUNTY, ET AL, and all cost of court amounting to \$5,003.04 and further costs of executing this writ. This property may have other liens, taxes due or encumbrances, which may become responsibility of the successful bidder.

"THE PROPERTY IS SOLD AS IS, WHERE IS, AND WITHOUT ANY WARRANTY, EITHER EXPRESS OR IMPLIED. NEITHER THE SELLER DALLAS COUNTY NOR THE SHERIFF'S DEPARTMENT WARRANTS OR MAKES ANY REPRESENTATIONS ABOUT THE PROPERTY'S TITLE, CONDITION, HABITABILITY, MERCHANTABILITY, OR FITNESS FOR A PARTICULAR PURPOSE. BUYERS ASSUME ALL RISKS. BIDDERS WILL BID ON THE RIGHTS, TITLE, AND INTERESTS, IF ANY, IN THE REAL PROPERTY OFFERED." THIS

SALE IS BEING CONDUCTED PURSUANT TO STATUTORY OR INTERESTS, IF ANY, IN THE REAL PROPERTY OFFERED."

IN SOME SITUATIONS, A LOT OF FIVE ACRES OR LESS IS PRESUMED TO BE INTENDED FOR RESIDENTIAL USE. HOWEVER, IF THE PROPERTY LACKS WATER OR WASTE WATER SERVICE, THE PROPERTY MAY NOT QUALIFY FOR RESIDENTIAL USE. A POTENTIAL BUYER WHO WOULD LIKE MORE INFORMATION SHOULD MAKE ADDITIONAL INQUIRIES OR CONSULT WITH PRIVATE COUNSEL."

"LA PROPIEDAD SE VENDE COMO ESTÁ, DONDE ESTÁ Y SIN NINGUNA GARANTÍA, YA SEA EXPRESA O IMPLICITA. NI EL VENDEDOR CONDAO DE DALLAS NI EL DEPARTAMENTO DEL SHERIFF GARANTIZAN NI HACEN DECLARACIONES SOBRE EL TÍTULO, CONDICIÓN, HABITABILIDAD, COMERCIALIZACIÓN O IDONEIDAD DE LA PROPIEDAD PARA UN PROPOSITO PARTICULAR. LOS COMPRADORES ASUMEN TODOS LOS RIESGOS. LOS OFERTANTES OFERTARÁN POR LOS DERECHOS, TÍTULOS Y INTERESES, SI LOS HAY, EN LA PROPIEDAD INMOBILIARIA OFRECIDA."

"EN ALGUNAS SITUACIONES, SE PRESUME QUE UN LOTE DE CINCO ACRES O MENOS ESTÁ DESTINADO A USO RESIDENCIAL. SIN EMBARGO, SI LA PROPIEDAD CARECE DE SERVICIO DE AGUA O AGUAS RESIDUALES, ES POSIBLE QUE LA PROPIEDAD NO CALIFIQUE PARA USO RESIDENCIAL. UN COMPRADOR POTENCIAL QUE DESEA OBTENER MÁS INFORMACIÓN DEBE REALIZAR CONSULTAS ADICIONALES O CONSULTAR CON UN ABOGADO PRIVADO."

GIVEN UNDER MY HAND this 20th day of March, 2024.  
**MARIAN BROWN**  
Sheriff Dallas County, Texas  
By: Billy House #517 & Larry Tapp #411

Phone: (214) 653-3506 or (214) 653-3505

4/3,4/10,4/17



NOTICE OF SHERIFF'S SALE (REAL ESTATE)  
050724-03

BY VIRTUE OF AN Order of Sale issued out of the Honorable 101st Judicial District Court on the 21st day of February, 2024, in the case of plaintiff DALLAS COUNTY, ET AL, Plaintiff, vs. CHRISTIAN PHILLIPS PROPERTIES, ET AL, Defendant(s), Cause No. TX-22-00384. To me, as sheriff, directed and delivered, I have levied upon this 20th day of March, 2024, and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in May, 2024 it being the 7th day of said month, pursuant to Texas Tax Code 34.01(a-1) and 34.05(d), and as further provided in the Order To Allow Online Auctions For Tax Foreclosure Sales and Tax Resales adopted by vote of Commissioners Court of Dallas County, Texas, on December 12, 2020, and recorded as instrument number 202000365988 in the Official Public Records of Dallas County, Texas. The sale shall be conducted as an ONLINE AUCTION at the following URL: <https://dallas.texas.sheriffssaleauctions.com/>, between the hours of 9 o'clock a.m. and 4 o'clock p.m. on said day, beginning at 9:00 AM, proceed to sell for cash to the highest bidder all the right, title, and interest which the aforementioned defendant had on the 7th day of February, 2023, A.D. or at any time thereafter, of, in and to the following described property, to-wit: PROPERTY ADDRESS: 11517 MOLLY MAC DRIVE, BALCH SPRINGS, DALLAS COUNTY, TEXAS. ACCT. NO. 12047500010100000 ; LOT 10 IN BLOCK 1 OF R. L. MC MICHAEL SUBDIVISION, AN ADDITION IN THE CITY OF BALCH SPRINGS, DALLAS COUNTY, TEXAS, AS SHOWN BY THE WARRANTY

DEED W/VENDOR'S LIEN RECORDED AS INSTRUMENT NUMBER 200503636624 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE COMMONLY ADDRESSED AS 11517 MOLLY MAC DRIVE, THE CITY OF BALCH SPRINGS, DALLAS COUNTY, TEXAS. DALLAS COUNTY: 2020-2022=\$369.41, PHD: 2020-2022=\$407.45, DALLAS COLLEGE: 2020-2022=\$196.37, DCSEF: 2020-2022=\$16.27, DALLAS ISD: 2020-2022=\$2,010.92, CITY OF BALCH SPRINGS: 2020-2022=\$1,295.70.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$4,090.75 and 12% interest thereon from 02/07/2023 in favor of DALLAS COUNTY, ET AL, and all cost of court amounting to \$2,403.37 and further costs of executing this writ. This property may have other liens, taxes due or encumbrances, which may become responsibility of the successful bidder.

"THE PROPERTY IS SOLD AS IS, WHERE IS, AND WITHOUT ANY WARRANTY, EITHER EXPRESS OR IMPLIED. NEITHER THE SELLER DALLAS COUNTY NOR THE SHERIFF'S DEPARTMENT WARRANTS OR MAKES ANY REPRESENTATIONS ABOUT THE PROPERTY'S TITLE, CONDITION, HABITABILITY, MERCHANTABILITY, OR FITNESS FOR A PARTICULAR PURPOSE. BUYERS ASSUME ALL RISKS. BIDDERS WILL BID ON THE RIGHTS, TITLE, AND INTERESTS, IF ANY, IN THE REAL PROPERTY OFFERED." THIS SALE IS BEING CONDUCTED PURSUANT TO STATUTORY OR INTERESTS, IF ANY, IN THE REAL PROPERTY OFFERED."

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**SHERIFF'S SALES**  
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USE. HOWEVER, IF THE PROPERTY LACKS WATER OR WASTE WATER SERVICE, THE PROPERTY MAY NOT QUALIFY FOR RESIDENTIAL USE. A POTENTIAL BUYER WHO WOULD LIKE MORE INFORMATION SHOULD MAKE ADDITIONAL INQUIRIES OR CONSULT WITH PRIVATE COUNSEL."

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GIVEN UNDER MY HAND this 20th day of March, 2024.

**MARIAN BROWN**  
Sheriff Dallas County, Texas  
By: Billy House #517 & Larry Tapp #411  
Phone: (214) 653-3506 or (214) 653-3505

4/3,4/10,4/17



**NOTICE OF SHERIFF'S SALE (REAL ESTATE)**  
050724-04

BY VIRTUE OF AN Order of Sale issued out of the Honorable 44th Judicial District Court on the 22nd day of February, 2024, in the case of plaintiff DALLAS COUNTY, ET AL, Plaintiff, vs. ALFREDO MORENO, ET AL, Defendant(s), Cause No. TX-18-01899. To me, as sheriff, directed and delivered, I have levied upon this 20th day of March, 2024, and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in May, 2024 it being the 7th day of said month, pursuant to Texas Tax Code 34.01(a-1) and 34.05(d), and as further provided in the Order To Allow Online Auctions For Tax Foreclosure Sales and Tax Resales adopted by vote of Commissioners Court of Dallas County, Texas, on December 12, 2020, and recorded as instrument number 202000365988 in the Official Public Records of Dallas County, Texas. The sale shall be conducted as an ONLINE AUCTION at the following URL: <https://dallas.texas.sheriffsaleauctions.com/>, between the hours of 9 o'clock a.m. and 4 o'clock p.m. on said day, beginning at 9:00 AM, proceed to sell for cash to the highest bidder all the right, title, and interest which the aforementioned defendant had on the 5th day of August, 2019, A.D. or at any time thereafter, of, in and to the following described property, to-wit: PROPERTY ADDRESS: 425 DAVID DRIVE, GRAND PRAIRIE, DALLAS COUNTY, TEXAS. ACCT. NO. 28210700020210000 ; LOT 21, BLOCK 2 OF SOUTH PARK ADDITION, AN ADDITION IN THE CITY OF GRAND PRAIRIE, DALLAS COUNTY, TEXAS, AS SHOWN BY THE WARRANTY DEED W/VENDOR'S LIEN RECORDED IN VOLUME 98072 PAGE 2295 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE

COMMONLY AD-DRESSED AS 425 DAVID DRIVE, THE CITY OF GRAND PRAIRIE, DALLAS COUNTY, TEXAS 75052. DALLAS COUNTY: 2015-2018=\$873.93, PHD: 2 0 1 5 - 2018=\$1,004.57, DCCCD: 2015-2018=\$444.76, DCSEF: 2015-2018=\$35.09, GRAND PRAIRIE ISD: 2015-2018=\$5,273.57, CITY OF GRAND PRAIRIE: 2015-2018=\$2,751.08.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$10,383.00 and 12% interest thereon from 08/05/2019 in favor of DALLAS COUNTY, ET AL, and all cost of court amounting to \$862.00 and further costs of executing this writ. This property may have other liens, taxes due or encumbrances, which may become responsibility of the successful bidder.

"THE PROPERTY IS SOLD AS IS, WHERE IS, AND WITHOUT ANY WARRANTY, EITHER EXPRESS OR IMPLIED. NEITHER THE SELLER DALLAS COUNTY NOR THE SHERIFF'S DEPARTMENT WARRANTS OR MAKES ANY REPRESENTATIONS ABOUT THE PROPERTY'S TITLE, CONDITION, HABITABILITY, MERCHANTABILITY, OR FITNESS FOR A PARTICULAR PURPOSE. BUYERS ASSUME ALL RISKS. BIDDERS WILL BID ON THE RIGHTS, TITLE, AND INTERESTS, IF ANY, IN THE REAL PROPERTY OFFERED."

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GIVEN UNDER MY HAND this 20th day of March, 2024.

**MARIAN BROWN**  
Sheriff Dallas County, Texas  
By: Billy House #517 & Larry Tapp #411  
Phone: (214) 653-3506 or (214) 653-3505

4/3,4/10,4/17



**NOTICE OF SHERIFF'S SALE (REAL ESTATE)**  
050724-05

BY VIRTUE OF AN Order of Sale issued out of the Honorable 95th Judicial District Court on the 23rd day of February, 2024, in the case of plaintiff DALLAS COUNTY, ET AL, Plaintiff, vs. ROSALINDA G. ORTIZ,

A/K/A ROSALINDA GUZMAN, ET AL, Defendant(s), Cause No. TX-22-01711. To me, as sheriff, directed and delivered, I have levied upon this 20th day of March, 2024, and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in May, 2024 it being the 7th day of said month, pursuant to Texas Tax Code 34.01(a-1) and 34.05(d), and as further provided in the Order To Allow Online Auctions For Tax Foreclosure Sales and Tax Resales adopted by vote of Commissioners Court of Dallas County, Texas, on December 12, 2020, and recorded as instrument number 202000365988 in the Official Public Records of Dallas County, Texas. The sale shall be conducted as an ONLINE AUCTION at the following URL: <https://dallas.texas.sheriffsaleauctions.com/>, between the hours of 9 o'clock a.m. and 4 o'clock p.m. on said day, beginning at 9:00 AM, proceed to sell for cash to the highest bidder all the right, title, and interest which the aforementioned defendant had on the 25th day of October, 2023, A.D. or at any time thereafter, of, in and to the following described property, to-wit: PROPERTY ADDRESS: 1526 AVENUE A, GRAND PRAIRIE, DALLAS COUNTY, TEXAS. ACCT. NO. 28111500070170000; BEING LOT 17, BLOCK 'G', LAKECREST UNIT, NO. 1, AN ADDITION IN THE CITY OF GRAND PRAIRIE, DALLAS COUNTY, TEXAS, AS SHOWN BY THE ASSUMPTION DEED RECORDED IN VOLUME 72126 PAGE 1972 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE COMMONLY AD-DRESSED AS 1526 AVENUE A, THE CITY OF GRAND PRAIRIE, DALLAS COUNTY, TEXAS.

DALLAS COUNTY: 2017, 2019-2022=\$2,434.45, PHD: 2017, 2019-2022=\$2,698.33, DALLAS COLLEGE: 2017, 2019-2022=\$1,276.16,

*SHERIFF'S SALES*  
*CONTINUED ON NEXT PAGE*

SHERIFF'S SALES  
CONTINUED

DCSEF: 2017, 2019-2022=\$104,655, GRAND PRAIRIE ISD: 2017, 2019-2022=\$15,082.77, CITY OF GRAND PRAIRIE: 2017, 2019-2022=\$6,975.75.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$28,572.11 and 12% interest thereon from 10/25/2023 in favor of DALLAS COUNTY, ET AL, and all cost of court amounting to \$1,584.00 and further costs of executing this writ. This property may have other liens, taxes due or encumbrances, which may become responsibility of the successful bidder.

"THE PROPERTY IS SOLD AS IS, WHERE IS, AND WITHOUT ANY WARRANTY, EITHER EXPRESS OR IMPLIED. NEITHER THE SELLER DALLAS COUNTY NOR THE SHERIFF'S DEPARTMENT WARRANTS OR MAKES ANY REPRESENTATIONS ABOUT THE PROPERTY'S TITLE, CONDITION, HABITABILITY, MERCHANTABILITY, OR FITNESS FOR A PARTICULAR PURPOSE. BUYERS ASSUME ALL RISKS. BIDDERS WILL BID ON THE RIGHTS, TITLE, AND INTERESTS, IF ANY, IN THE REAL PROPERTY OFFERED."

IN SOME SITUATIONS, A LOT OF FIVE ACRES OR LESS IS PRESUMED TO BE INTENDED FOR RESIDENTIAL USE. HOWEVER, IF THE PROPERTY LACKS WATER OR WASTE WATER SERVICE, THE PROPERTY MAY NOT QUALIFY FOR RESIDENTIAL USE. A POTENTIAL BUYER WHO WOULD LIKE MORE INFORMATION SHOULD MAKE ADDITIONAL INQUIRIES OR CONSULT WITH PRIVATE COUNSEL."

"LA PROPIEDAD SE VENDE COMO

ESTÁ, DONDE ESTÁ Y SIN NINGUNA GARANTÍA, YA SEA EXPRESA O IMPLICITA. NI EL VENDEDOR CON-DADO DE DALLAS NI EL DEPARTAMENTO DEL SHERIFF GARANTIZAN NI HACEN DECLARACIONES SOBRE EL TÍTULO, CONDICIÓN, HABITABILIDAD, COMERCIABILIDAD O IDONEIDAD DE LA PROPIEDAD PARA UN PROPOSITO PARTICULAR. LOS COMPRADORES ASUMEN TODOS LOS RIESGOS. LOS OFERTANTES OFERTARÁN POR LOS DERECHOS, TÍTULOS Y INTERESES, SI LOS HAY, EN LA PROPIEDAD INMOBILIARIA OFRECIDA."

"EN ALGUNAS SITUACIONES, SE PRESUME QUE UN LOTE DE CINCO ACRES O MENOS ESTÁ DESTINADO A USO RESIDENCIAL. SIN EMBARGO, SI LA PROPIEDAD CARECE DE SERVICIO DE AGUA O AGUAS RESIDUALES, ES POSIBLE QUE LA PROPIEDAD NO CALIFIQUE PARA USO RESIDENCIAL. UN COMPRADOR POTENCIAL QUE DESEA OBTENER MÁS INFORMACIÓN DEBE REALIZAR CONSULTAS ADICIONALES O CONSULTAR CON UN ABOGADO PRIVADO."

GIVEN UNDER MY HAND this 20th day of March, 2024. MARIAN BROWN Sheriff Dallas County, Texas By: Billy House #517 & Larry Tapp #411 Phone: (214) 653-3506 or (214) 653-3505

4/3,4/10,4/17



NOTICE OF SHERIFF'S SALE (REAL ESTATE) 050724-06

BY VIRTUE OF AN Order of Sale issued out of the Honorable 191st Judicial District Court on the 23rd day of February, 2024, in the case of plaintiff DALLAS COUNTY, ET AL, Plaintiff, vs. MARIA LUISA RIOS, Defendant(s), Cause No. TX-19-00635. To me, as sheriff, directed and delivered, I have levied upon this 20th day of March,

2024, and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in May, 2024 it being the 7th day of said month, pursuant to Texas Tax Code 34.01(a-1) and 34.05(d), and as further provided in the Order To Allow Online Auctions For Tax Foreclosure Sales and Tax Re-sales adopted by vote of Commissioners Court of Dallas County, Texas, on December 12, 2020, and recorded as instrument number 202000365988 in the Official Public Records of Dallas County, Texas. The sale shall be conducted as an ONLINE AUCTION at the following URL: https://dallas.texas.sheriffssaleauctions.com/, between the hours of 9 o'clock a.m. and 4 o'clock p.m. on said day, beginning at 9:00 AM, proceed to sell for cash to the highest bidder all the right, title, and interest which the aforesaid defendant had on the 23rd day of July, 2020, A.D. or at any time thereafter, of, in and to the following described property, to-wit: PROPERTY ADDRESS: 437 NE 36TH STREET, GRAND PRAIRIE, DALLAS COUNTY, TEXAS. ACCT. NO. 28175500020010000 ; LOT 1, BLOCK 2, OF PARKWAY ADDITION, AN ADDITION IN THE CITY OF GRAND PRAIRIE, DALLAS COUNTY, TEXAS, AS SHOWN BY THE SPECIAL WARRANTY DEED RECORDED IN VOLUME 94055 PAGE 5415 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE COMMONLY ADDRESSED AS 437 NORTHEAST 36TH STREET, THE CITY OF GRAND PRAIRIE, DALLAS COUNTY, TEXAS. DALLAS COUNTY: 2017-2019=\$935.30, PHD: 2017-2019=\$1,063.44, DCCCD: 2017-2019=\$477.42, DCSEF: 2017-2019=\$38.47, GRAND PRAIRIE ISD: 2017-2019=\$6,070.72, CITY OF GRAND PRAIRIE: 2017-2019=\$2,577.79, CREDITS FROM DATE OF JUDGMENT: \$9,900.00 FOR TAX YEARS: 2017-2019.

Said property being levied on as

the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$11,163.14 and 12% interest thereon from 07/23/2020 in favor of DALLAS COUNTY, ET AL, and all cost of court amounting to \$867.00 and further costs of executing this writ. This property may have other liens, taxes due or encumbrances, which may become responsibility of the successful bidder.

"THE PROPERTY IS SOLD AS IS, WHERE IS, AND WITHOUT ANY WARRANTY, EITHER EXPRESS OR IMPLIED. NEITHER THE SELLER DALLAS COUNTY NOR THE SHERIFF'S DEPARTMENT WARRANTS OR MAKES ANY REPRESENTATIONS ABOUT THE PROPERTY'S TITLE, CONDITION, HABITABILITY, MERCHANTABILITY, OR FITNESS FOR A PARTICULAR PURPOSE. BUYERS ASSUME ALL RISKS. BIDDERS WILL BID ON THE RIGHTS, TITLE, AND INTERESTS, IF ANY, IN THE REAL PROPERTY OFFERED."

IN SOME SITUATIONS, A LOT OF FIVE ACRES OR LESS IS PRESUMED TO BE INTENDED FOR RESIDENTIAL USE. HOWEVER, IF THE PROPERTY LACKS WATER OR WASTE WATER SERVICE, THE PROPERTY MAY NOT QUALIFY FOR RESIDENTIAL USE. A POTENTIAL BUYER WHO WOULD LIKE MORE INFORMATION SHOULD MAKE ADDITIONAL INQUIRIES OR CONSULT WITH PRIVATE COUNSEL."

"LA PROPIEDAD SE VENDE COMO ESTÁ, DONDE ESTÁ Y SIN NINGUNA GARANTÍA, YA SEA EXPRESA O IMPLICITA. NI EL VENDEDOR CON-DADO DE DALLAS NI EL DEPARTAMENTO DEL SHERIFF GARANTIZAN NI HACEN DECLARACIONES SOBRE EL TÍTULO, CONDICIÓN, HABITABILIDAD, COMERCIABILIDAD O

IDONEIDAD DE LA PROPIEDAD PARA UN PROPOSITO PARTICULAR. LOS COMPRADORES ASUMEN TODOS LOS RIESGOS. LOS OFERTANTES OFERTARÁN POR LOS DERECHOS, TÍTULOS Y INTERESES, SI LOS HAY, EN LA PROPIEDAD INMOBILIARIA OFRECIDA."

"EN ALGUNAS SITUACIONES, SE PRESUME QUE UN LOTE DE CINCO ACRES O MENOS ESTÁ DESTINADO A USO RESIDENCIAL. SIN EMBARGO, SI LA PROPIEDAD CARECE DE SERVICIO DE AGUA O AGUAS RESIDUALES, ES POSIBLE QUE LA PROPIEDAD NO CALIFIQUE PARA USO RESIDENCIAL. UN COMPRADOR POTENCIAL QUE DESEA OBTENER MÁS INFORMACIÓN DEBE REALIZAR CONSULTAS ADICIONALES O CONSULTAR CON UN ABOGADO PRIVADO."

GIVEN UNDER MY HAND this 20th day of March, 2024. MARIAN BROWN Sheriff Dallas County, Texas By: Billy House #517 & Larry Tapp #411 Phone: (214) 653-3506 or (214) 653-3505

4/3,4/10,4/17



NOTICE OF SHERIFF'S SALE (REAL ESTATE) 050724-07

BY VIRTUE OF AN Order of Sale issued out of the Honorable 162nd Judicial District Court on the 8th day of February, 2024, in the case of plaintiff DALLAS COUNTY, ET AL, Plaintiff, vs. WHISPERING GROVE, INC., Defendant(s), Cause No. TX-22-01391. To me, as sheriff, directed and delivered, I have levied upon this 20th day of March, 2024, and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in May, 2024 it being the 7th day of said month, pursuant to Texas Tax Code 34.01(a-1) and 34.05(d), and as further provided in

**SHERIFF'S SALES**  
**CONTINUED**

the Order To Allow Online Auctions For Tax Foreclosure Sales and Tax Resales adopted by vote of Commissioners Court of Dallas County, Texas, on December 12, 2020, and recorded as instrument number 202000365988 in the Official Public Records of Dallas County, Texas. The sale shall be conducted as an ONLINE AUCTION at the following URL: <https://dallas.texas.sheriffsaleauctions.com/>, between the hours of 9 o'clock a.m. and 4 o'clock p.m. on said day, beginning at 9:00 AM, proceed to sell for cash to the highest bidder all the right, title, and interest which the aforementioned defendant had on the 15th day of February, 2023, A.D. or at any time thereafter, of, in and to the following described property, to-wit: PROPERTY ADDRESS: 424 COXVILLE LANE, #085, DALLAS, DALLAS COUNTY, TEXAS. ACCT. NO. 008817000000S085 ; BEING LOT 85, BLOCK 8817, OF WHISPERING OAKS MOBILE VILLAGE, UNRECORDED, AN ADDITION IN THE CITY OF DALLAS, DALLAS COUNTY, TEXAS, AS SHOWN BY THE SPECIAL WARRANTY DEED RECORDED IN VOLUME 82078 PAGE 1570 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE COMMONLY ADDRESSED AS 424 COXVILLE LANE, #085, THE CITY OF DALLAS, DALLAS COUNTY, TEXAS. DALLAS COUNTY: 2 0 0 2 - 2022=\$1,619.95, PHD: 2002-2022=\$1,882.92, DALLAS COLLEGE: 2002-2022=\$702.57, DCSEF: 2002-2022=\$53.31, CITY OF DALLAS: 2002-2022=\$5,406.91, MESQUITE ISD: 2 0 1 1 - 2022=\$4,332.40.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$13,914.27 and 12% interest thereon from 02/15/2023 in favor of DALLAS COUNTY, ET AL, and

all cost of court amounting to \$1,933.79 and further costs of executing this writ. This property may have other liens, taxes due or encumbrances, which may become responsibility of the successful bidder.

"THE PROPERTY IS SOLD AS IS, WHERE IS, AND WITHOUT ANY WARRANTY, EITHER EXPRESS OR IMPLIED. NEITHER THE SELLER DALLAS COUNTY NOR THE SHERIFF'S DEPARTMENT WARRANTS OR MAKES ANY REPRESENTATIONS ABOUT THE PROPERTY'S TITLE, CONDITION, HABITABILITY, MERCHANTABILITY, OR FITNESS FOR A PARTICULAR PURPOSE. BUYERS ASSUME ALL RISKS. BIDDERS WILL BID ON THE RIGHTS, TITLE, AND INTERESTS, IF ANY, IN THE REAL PROPERTY OFFERED."

IN SOME SITUATIONS, A LOT OF FIVE ACRES OR LESS IS PRESUMED TO BE INTENDED FOR RESIDENTIAL USE. HOWEVER, IF THE PROPERTY LACKS WATER OR WASTE WATER SERVICE, THE PROPERTY MAY NOT QUALIFY FOR RESIDENTIAL USE. A POTENTIAL BUYER WHO WOULD LIKE MORE INFORMATION SHOULD MAKE ADDITIONAL INQUIRIES OR CONSULT WITH PRIVATE COUNSEL."

"LA PROPIEDAD SE VENDE COMO ESTÁ, DONDE ESTÁ Y SIN NINGUNA GARANTÍA, YA SEA EXPRESA O IMPLÍCITA. NI EL VENDEDOR CONDADO DE DALLAS NI EL DEPARTAMENTO DEL SHERIFF GARANTIZAN NI HACEN DECLARACIONES SOBRE EL TÍTULO, CONDICIÓN, HABITABILIDAD, COMERCIABILIDAD O IDONEIDAD DE LA PROPIEDAD PARA UN PROPOSITO PARTICULAR. LOS COMPRADORES ASUMEN TODOS LOS RIESGOS. LOS OFERTANTES OFERTARÁN POR

LOS DERECHOS, TÍTULOS Y INTERESES, SI LOS HAY, EN LA PROPIEDAD INMOBILIARIA OFRECIDA."

"EN ALGUNAS SITUACIONES, SE PRESUME QUE UN LOTE DE CINCO ACRES O MENOS ESTÁ DESTINADO A USO RESIDENCIAL. SIN EMBARGO, SI LA PROPIEDAD CARECE DE SERVICIO DE AGUA O AGUAS RESIDUALES, ES POSIBLE QUE LA PROPIEDAD NO CALIFIQUE PARA USO RESIDENCIAL. UN COMPRADOR POTENCIAL QUE DESEA OBTENER MÁS INFORMACIÓN DEBE REALIZAR CONSULTAS ADICIONALES O CONSULTAR CON UN ABOGADO PRIVADO."

GIVEN UNDER MY HAND this 20th day of March, 2024.

MARIAN BROWN  
Sheriff Dallas County, Texas  
By: Billy House #517 & Larry Tapp #411  
Phone: (214) 653-3506 or (214) 653-3505

4/3,4/10,4/17



NOTICE OF SHERIFF'S SALE (REAL ESTATE) 050724-08

BY VIRTUE OF AN Order of Sale issued out of the Honorable 14th Judicial District Court on the 28th day of February, 2024, in the case of plaintiff DALLAS COUNTY, ET AL, Plaintiff, vs. ELISEO GONZALEZ, A/K/A ELISEO GONZALEX, ET AL, Defendant(s), Cause No. TX-22-01238. To me, as sheriff, directed and delivered, I have levied upon this 20th day of March, 2024, and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in May, 2024 it being the 7th day of said month, pursuant to Texas Tax Code 34.01(a-1) and 34.05(d), and as further provided in the Order To Allow Online Auctions For Tax Foreclosure Sales and Tax Resales adopted by vote of Commissioners Court of Dallas County, Texas, on December 12, 2020, and recorded as instrument number 202000365988 in the Official Public

Records of Dallas County, Texas. The sale shall be conducted as an ONLINE AUCTION at the following URL: <https://dallas.texas.sheriffsaleauctions.com/>, between the hours of 9 o'clock a.m. and 4 o'clock p.m. on said day, beginning at 9:00 AM, proceed to sell for cash to the highest bidder all the right, title, and interest which the aforementioned defendant had on the 5th day of January, 2024, A.D. or at any time thereafter, of, in and to the following described property, to-wit: PROPERTY ADDRESS: 6406 LOVETT AVENUE, DALLAS, DALLAS COUNTY, TEXAS. ACCT. NO. 0000043885000000 ; BEING LOT 2 IN BLOCK 11/5810 OF PEACOCK TERRACE ADDITION, AN ADDITION IN THE CITY OF DALLAS, DALLAS COUNTY, TEXAS, AS SHOWN BY THE WARRANTY DEED RECORDED IN VOLUME 88249 PAGE 642 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE COMMONLY ADDRESSED AS 6406 LOVETT AVENUE, THE CITY OF DALLAS, DALLAS COUNTY, TEXAS. DALLAS COUNTY: 2 0 1 5 - 2 0 1 7 , 2022=\$1,138.51, PHD: 2015-2017, 2022=\$1,288.73, DALLAS COLLEGE: 2 0 1 5 - 2 0 1 7 , 2022=\$587.22, DCSEF: 2015-2017, 2022=\$47.63, DALLAS ISD: 2015-2017, 2022=\$5,587.93, CITY OF DALLAS: 2 0 1 5 - 2 0 1 7 , 2022=\$3,738.13.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$12,388.15 and 12% interest thereon from 01/05/2024 in favor of DALLAS COUNTY, ET AL, and all cost of court amounting to \$980.00 and further costs of executing this writ. This property may have other liens, taxes due or encumbrances, which may become responsibility of the successful bidder.

"THE PROPERTY IS SOLD AS IS, WHERE IS, AND WITHOUT ANY WARRANTY, EITHER EXPRESS OR IMPLIED. NEITHER

THE SELLER DALLAS COUNTY NOR THE SHERIFF'S DEPARTMENT WARRANTS OR MAKES ANY REPRESENTATIONS ABOUT THE PROPERTY'S TITLE, CONDITION, HABITABILITY, MERCHANTABILITY, OR FITNESS FOR A PARTICULAR PURPOSE. BUYERS ASSUME ALL RISKS. BIDDERS WILL BID ON THE RIGHTS, TITLE, AND INTERESTS, IF ANY, IN THE REAL PROPERTY OFFERED."

IN SOME SITUATIONS, A LOT OF FIVE ACRES OR LESS IS PRESUMED TO BE INTENDED FOR RESIDENTIAL USE. HOWEVER, IF THE PROPERTY LACKS WATER OR WASTE WATER SERVICE, THE PROPERTY MAY NOT QUALIFY FOR RESIDENTIAL USE. A POTENTIAL BUYER WHO WOULD LIKE MORE INFORMATION SHOULD MAKE ADDITIONAL INQUIRIES OR CONSULT WITH PRIVATE COUNSEL."

"LA PROPIEDAD SE VENDE COMO ESTÁ, DONDE ESTÁ Y SIN NINGUNA GARANTÍA, YA SEA EXPRESA O IMPLÍCITA. NI EL VENDEDOR CONDADO DE DALLAS NI EL DEPARTAMENTO DEL SHERIFF GARANTIZAN NI HACEN DECLARACIONES SOBRE EL TÍTULO, CONDICIÓN, HABITABILIDAD, COMERCIABILIDAD O IDONEIDAD DE LA PROPIEDAD PARA UN PROPOSITO PARTICULAR. LOS COMPRADORES ASUMEN TODOS LOS RIESGOS. LOS OFERTANTES OFERTARÁN POR LOS DERECHOS, TÍTULOS Y INTERESES, SI LOS HAY, EN LA PROPIEDAD INMOBILIARIA OFRECIDA."

"EN ALGUNAS SITUACIONES, SE PRESUME QUE UN LOTE DE CINCO ACRES O MENOS ESTÁ DESTINADO A USO RESIDENCIAL. SIN EMBARGO, SI LA PROPIEDAD

SHERIFF'S SALES  
CONTINUED

CARECE DE SERVICIO DE AGUA O AGUAS RESIDUALES, ES POSIBLE QUE LA PROPIEDAD NO CALIFIQUE PARA USO RESIDENCIAL. UN COMPRADOR POTENCIAL QUE DESEA OBTENER MÁS INFORMACIÓN DEBE REALIZAR CONSULTAS ADICIONALES O CONSULTAR CON UN ABOGADO PRIVADO."

GIVEN UNDER MY HAND this 20th day of March, 2024.  
MARIAN BROWN  
Sheriff Dallas County, Texas  
By: Billy House #517 & Larry Tapp #411  
Phone: (214) 653-3506 or (214) 653-3505

4/3,4/10,4/17



NOTICE OF SHERIFF'S SALE (REAL ESTATE) 050724-09

BY VIRTUE OF AN Order of Sale issued out of the Honorable 160th Judicial District Court on the 29th day of February, 2024, in the case of plaintiff DALLAS COUNTY, ET AL, Plaintiff, vs. JOHNNIE MITCHELL, ET AL, Defendant(s), Cause No. TX-19-00356 COMBINED W/TX-09-31304, JUDGMENT DATE IS AUGUST 18, 2011. To me, as sheriff, directed and delivered, I have levied upon this 20th day of March, 2024, and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in May, 2024 it being the 7th day of said month, pursuant to Texas Tax Code 34.01(a-1) and 34.05(d), and as further provided in the Order To Allow Online Auctions For Tax Foreclosure Sales and Tax Resales adopted by vote of Commissioners Court of Dallas County, Texas, on December 12, 2020, and recorded as instrument number 202000365988 in the Official Public Records of Dallas County, Texas. The sale shall be conducted as an ONLINE AUCTION at the following URL: <https://dallas.texas.sheriffsaleauc->

tions.com/, between the hours of 9 o'clock a.m. and 4 o'clock p.m. on said day, beginning at 9:00 AM, proceed to sell for cash to the highest bidder all the right, title, and interest which the aforementioned defendant had on the 18th day of August, 2011, A.D. or at any time thereafter, of, in and to the following described property, to-wit: PROPERTY ADDRESS: 2803 SIMPSON STUART ROAD, DALLAS, DALLAS COUNTY, TEXAS. ACCT. NO. 00000643093000000 ; LOT 6, BLOCK 15/6890 OF THE CARVER HEIGHTS NO. 2 ADDITION, AN ADDITION IN THE CITY OF DALLAS, DALLAS COUNTY, TEXAS, AS SHOWN BY THE WARRANTY DEED RECORDED IN VOLUME 71034 PAGE 1855 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE COMMONLY ADDRESSED AS 2803 SIMPSON STUART ROAD, THE CITY OF DALLAS, DALLAS COUNTY, TEXAS. TX-19-00356: DALLAS COUNTY: 2011-2019=\$456.26, PHD: 2011-2019=\$519.97, DCCCD: 2011-2019=\$225.44, DCSEF: 2011-2019=\$18.61, DALLAS ISD: 2019=\$2,437.02, CITY OF DALLAS: 2019=\$1,482.70, TX-09-31304: DALLAS COUNTY: 1994-1995, 1997-2010=\$580.42, CITY OF DALLAS: 1994-2010=\$2,079.09, DALLAS ISD: 1994-2010=\$4,302.92, PHD: 1994-1995, 1997-2010=\$646.77, DCCCD: 1994-1995, 1997-2010=\$188.02, DCSEF: 1994-1995, 1997-2010=\$16.33.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$12,874.33 and 12% interest thereon from 08/18/2011 in favor of DALLAS COUNTY, ET AL, and all cost of court amounting to \$7,965.69 and further costs of executing this writ. This property may have other liens, taxes due or encumbrances, which may become responsibility of the successful bidder.

"THE PROPERTY IS SOLD AS IS,

WHERE IS, AND WITHOUT ANY WARRANTY, EITHER EXPRESS OR IMPLIED. NEITHER THE SELLER DALLAS COUNTY NOR THE SHERIFF'S DEPARTMENT WARRANTS OR MAKES ANY REPRESENTATIONS ABOUT THE PROPERTY'S TITLE, CONDITION, HABITABILITY, MERCHANTABILITY, OR FITNESS FOR A PARTICULAR PURPOSE. BUYERS ASSUME ALL RISKS. BIDDERS WILL BID ON THE RIGHTS, TITLE, AND INTERESTS, IF ANY, IN THE REAL PROPERTY OFFERED."

IN SOME SITUATIONS, A LOT OF FIVE ACRES OR LESS IS PRESUMED TO BE INTENDED FOR RESIDENTIAL USE. HOWEVER, IF THE PROPERTY LACKS WATER OR WASTE WATER SERVICE, THE PROPERTY MAY NOT QUALIFY FOR RESIDENTIAL USE. A POTENTIAL BUYER WHO WOULD LIKE MORE INFORMATION SHOULD MAKE ADDITIONAL INQUIRIES OR CONSULT WITH PRIVATE COUNSEL."

"LA PROPIEDAD SE VENDE COMO ESTÁ, DONDE ESTÁ Y SIN NINGUNA GARANTÍA, YA SEA EXPRESA O IMPLÍCITA. NI EL VENDEDOR CONDAO DE DALLAS NI EL DEPARTAMENTO DEL SHERIFF GARANTIZAN NI HACEN DECLARACIONES SOBRE EL TÍTULO, CONDICIÓN, HABITABILIDAD, COMERCIABILIDAD O IDONEIDAD DE LA PROPIEDAD PARA UN PROPOSITO PARTICULAR. LOS COMPRADORES ASUMEN TODOS LOS RIESGOS. LOS OFERTANTES OFERTARÁN POR LOS DERECHOS, TÍTULOS Y INTERESES, SI LOS HAY, EN LA PROPIEDAD INMOBILIARIA OFRECIDA."

"EN ALGUNAS SITUACIONES, SE PRESUME QUE UN LOTE DE CINCO ACRES O MENOS ESTÁ DESTINADO A USO RESIDENCIAL. SIN EMBARGO, SI

LA PROPIEDAD CARECE DE SERVICIO DE AGUA O AGUAS RESIDUALES, ES POSIBLE QUE LA PROPIEDAD NO CALIFIQUE PARA USO RESIDENCIAL. UN COMPRADOR POTENCIAL QUE DESEA OBTENER MÁS INFORMACIÓN DEBE REALIZAR CONSULTAS ADICIONALES O CONSULTAR CON UN ABOGADO PRIVADO."

GIVEN UNDER MY HAND this 20th day of March, 2024.  
MARIAN BROWN  
Sheriff Dallas County, Texas  
By: Billy House #517 & Larry Tapp #411  
Phone: (214) 653-3506 or (214) 653-3505

4/3,4/10,4/17



NOTICE OF SHERIFF'S SALE (REAL ESTATE) 050724-10

BY VIRTUE OF AN Order of Sale issued out of the Honorable 160th Judicial District Court on the 1st day of March, 2024, in the case of plaintiff DALLAS COUNTY, ET AL, Plaintiff, vs. DORIS L. KELLEY, Defendant(s), Cause No. TX-23-00792. To me, as sheriff, directed and delivered, I have levied upon this 20th day of March, 2024, and will between the hours of 9 o'clock A.M. and 4 o'clock P.M., on the 1st Tuesday in May, 2024 it being the 7th day of said month, pursuant to Texas Tax Code 34.01(a-1) and 34.05(d), and as further provided in the Order To Allow Online Auctions For Tax Foreclosure Sales and Tax Resales adopted by vote of Commissioners Court of Dallas County, Texas, on December 12, 2020, and recorded as instrument number 202000365988 in the Official Public Records of Dallas County, Texas. The sale shall be conducted as an ONLINE AUCTION at the following URL: <https://dallas.texas.sheriffsaleauc->

highest bidder all the right, title, and interest which the aforementioned defendant had on the 25th day of January, 2024, A.D. or at any time thereafter, of, in and to the following described property, to-wit: PROPERTY ADDRESS: 6466 BARABOO DR, DALLAS, DALLAS COUNTY, TEXAS. ACCT. NO. 00000639588450000 ; LOT 23, BLOCK 2/6870 OF HIGHLAND GREEN IN THE CITY OF DALLAS, DALLAS COUNTY, TEXAS, AS SHOWN BY THE WARRANTY DEED RECORDED IN VOLUME 72146 PAGE 2123 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE COMMONLY ADDRESSED AS 6466 BARABOO DRIVE, THE CITY OF DALLAS, DALLAS COUNTY, TEXAS. DALLAS COUNTY: 2018-2022=\$2,004.56, PHD: 2018-2022=\$2,229.76, DALLAS COLLEGE: 2018-2022=\$1,046.81, DCSEF: 2018-2022=\$85.73, DALLAS ISD: 2018-2022=\$11,011.09, CITY OF DALLAS: 2018-2022=\$6,593.29.

Said property being levied on as the property of aforesaid defendant and will be sold to satisfy a judgment amounting to \$22,971.24 and 12% interest thereon from 01/25/2024 in favor of DALLAS COUNTY, ET AL, and all cost of court amounting to \$1,329.00 and further costs of executing this writ. This property may have other liens, taxes due or encumbrances, which may become responsibility of the successful bidder.

"THE PROPERTY IS SOLD AS IS, WHERE IS, AND WITHOUT ANY WARRANTY, EITHER EXPRESS OR IMPLIED. NEITHER THE SELLER DALLAS COUNTY NOR THE SHERIFF'S DEPARTMENT WARRANTS OR MAKES ANY REPRESENTATIONS ABOUT THE PROPERTY'S TITLE, CONDITION, HABITABILITY, MER-



**SHERIFF'S SALES**  
*CONTINUED*

CHANT ABILITY, OR FITNESS FOR A PARTICULAR PURPOSE. BUYERS ASSUME ALL RISKS. BIDDERS WILL BID ON THE RIGHTS, TITLE, AND INTERESTS, IF ANY, IN THE REAL PROPERTY OFFERED." THIS SALE IS BEING CONDUCTED PURSUANT TO STATUTORY OR INTERESTS, IF ANY, IN THE REAL PROPERTY OFFERED."

IN SOME SITUATIONS, A LOT OF FIVE ACRES OR LESS IS PRESUMED TO BE INTENDED FOR RESIDENTIAL USE. HOWEVER, IF THE PROPERTY LACKS WATER OR WASTE WATER SERVICE, THE PROPERTY MAY NOT QUALIFY FOR RESIDENTIAL USE. A POTENTIAL BUYER WHO WOULD LIKE MORE INFORMATION SHOULD MAKE ADDITIONAL INQUIRIES OR CONSULT WITH PRIVATE COUNSEL."

"LA PROPIEDAD SE VENDE COMO ESTÁ, DONDE ESTÁ Y SIN NINGUNA GARANTÍA, YA SEA EXPRESA O IMPLÍCITA. NI EL VENDEDOR CONDICIONADO DE DALLAS NI EL DEPARTAMENTO DEL SHERIFF GARANTIZAN NI HACEN DECLARACIONES SOBRE EL TI-

**T U L O ,** CONDICIÓN, HABITABILIDAD, COMERCIALIZACIÓN O IDONEIDAD DE LA PROPIEDAD PARA UN PROPOSITO PARTICULAR. LOS COMPRADORES ASUMEN TODOS LOS RIESGOS. LOS OFERTANTES OFERTARÁN POR LOS DERECHOS, TÍTULOS Y INTERESES, SI LOS HAY, EN LA PROPIEDAD INMUEBLE OFRECI-DA."

"EN ALGUNAS SITUACIONES, SE PRESUME QUE UN LOTE DE CINCO ACRES O MENOS ESTÁ DESTINADO A USO RESIDENCIAL. SIN EMBARGO, SI LA PROPIEDAD CARECE DE SERVICIO DE AGUA O AGUAS RESIDUALES, ES POSIBLE QUE LA PROPIEDAD NO CALIFIQUE PARA USO RESIDENCIAL. UN COMPRADOR POTENCIAL QUE DESEA OBTENER MÁS INFORMACIÓN DEBE REALIZAR CONSULTAS ADICIONALES O CONSULTAR CON UN ABOGADO PRIVADO."

GIVEN UNDER MY HAND this 20th day of March, 2024. **MARIAN BROWN** Sheriff Dallas County, Texas  
By: Billy House #517 & Larry Tapp #411  
Phone: (214) 653-3506 or (214) 653-3505

4/3,4/10,4/17

**CONSTABLE'S SALES**

**NOTICE OF CONSTABLE'S SALE (REAL ESTATE) (DC-23-17087)**

Notice is hereby given, that by virtue of a certain Order of Sale issued out of the 193rd District Court Dallas County, State of Texas 23rd Day of January 2024 AD, in cause numbered DC-23-17087 S ASA TSANG AND SHEILA SERRANO-TSANG Plaintiff Versus TODD WILLIAMS Defendant To me, as Constable directed and delivered, I have levied upon this 20th Day of March 2024 AD, and will start between the hours of 10:00 AM and 4:00 PM on the 1st Tuesday of the month of May 2024 AD being the 7th day of said month, at the Dallas County Records Building, 500 Elm St. Room 3 on the 7th and interest which the aforementioned defendant has on the 23rd day of January 2024 A.D. Or at any time thereafter, of, in and to the following described property, to wit: **Being Unit No. 4 in Building B and 2.0833 percent undivided interest in and to the general and limited common elements of Winter Park Place Condominiums, condominium regime in the City of Garland, Dallas County, Texas, according to the Condominium Declaration, dated March 20, 1984, recorded in Volume 84058, Page 1441 of the Rel Property Records of Dallas County, Texas, when taken with all Amendments and/or Supplements thereto. The lien to be foreclosed related to Unit 4, 3935 North Garland Avenue, Garland, TX 75040 is Vendor's Lien in Special Warranty Deed indexed or recorded at Document No. 20200014252 and recorded in the real property records of Dallas County, Texas. Better known as: 3935 North Garland Avenue, Garland, TX 75040 Unit No.4 Building B**

Said property being levied on as the property of aforesaid defendants and will be sold to satisfy a Judgment amount of **\$91,500.00** Pre-judgment Interest **\$19,520.00** Post judgment \$ court cost **\$186.50** Attorney Fees **\$1,750.00** Interest rate @ % per annum from \_\_\_ in favor Of **S ASA TSANG AND SHEILA SERRANO-**

**TSANG** and for all further costs of executing this writ. Given Under My Hand, This **20th day of March 2024 A.D.** **DEANNA HAMMOND** DALLAS COUNTY CONSTABLE PRECINCT 2 Deputy J.SIPES #238 Ph.: 214-643-4765 joshua.sipes@dallas-county.org

4/3,4/10,4/17

**NOTICE OF CONSTABLE'S SALE (REAL ESTATE) (DC-23-17087)**

Notice is hereby given, that by virtue of a certain Order of Sale issued out of the 193rd District Court Dallas County, State of Texas 23rd Day of January 2024 AD in cause numbered DC-23-17087 S ASA TSANG AND SHEILA SERRANO-TSANG Plaintiff Versus TODD WILLIAMS Defendant To me, as Constable directed and delivered, I have levied upon this 20th Day of March 2024 AD and will start between the hours of 10:00 AM and 4:00 PM on the 1st Tuesday of the month of May 2024 AD being the 7th day of said month, at the Dallas County Records Building, 500 Elm St. Room 3 on the 7th and interest which the aforementioned defendant has on the 23rd day of January 2024 A.D. Or at any time thereafter, of, in and to the following described property, to wit: **BEING part of Winter Park Place, Condominium apartment project in the City of Garland, Dallas County, Texas, according to that certain Declaration of Condominium Regime, dated March 20, 1984, establishing Condominium Regime therefor and the Exhibits attached thereto as part thereof, filed for record on March 22, 1984, in the office of the County Clerk, Dallas County, Texas, recorded in Volume 84058, Page 1441, Condominium Records of Dallas County, Texas, reference to all of which is hereby made for all purposes, Winter Park Place Condominium Project is situated on that certain tract of land, being more particularly described by metes and Bounds in the Declaration of Condominium Regime. The said apartment unit, limited common elements and undivided percentage interest in the general common elements constituting the apartment**

hereby conveyed are more particularly as follows: (1) **Apartment Unit 2, Building C, and the space encompassed by the boundaries thereof according to the Declaration of Condominium Regime.** (2) **The other limited common elements appurtenant to said Apartment Unit as set forth in Declaration of Condominium Regime.** (3) **An undivided 148th ownership interest in the general common elements of Winter Park Place Condominium Project set Forth in the Declaration of Condominium Regime.** Better known as: **3939 North Garland Avenue, Garland, TX 75040 Unit 2 Building C**

Said property being levied on as the property of aforesaid defendants and will be sold to satisfy a Judgment amount of **\$91,500.00** Pre-judgment Interest **\$19,520.00** Post judgment \$ court cost **\$186.50** Attorney Fees **\$1,750.00** Interest rate @ % per annum from \_\_\_ in favor Of **S ASA TSANG AND SHEILA SERRANO-TSANG** and for all further costs of executing this writ.

Given Under My Hand, This **20th day of March 2024 A.D.** **DEANNA HAMMOND** DALLAS COUNTY CONSTABLE PRECINCT 2 Deputy J.SIPES #238 Ph.: 214-643-4765 joshua.sipes@dallas-county.org

4/3,4/10,4/17

**NOTICE OF CONSTABLE'S SALE (REAL ESTATE) (DC-23-20319)**

BY VIRTUE OF A Writ of Execution, issued out of the 193rd District Court, Dallas County, Texas, on the 31st day of October 2023, in the case of Plaintiff JAT Project Holdings, Texas LLC and JAT Real Property Holdings, LLC versus, Johnny Aguinaga, Dew Projects, DFW Projects, LLC, LLC, Westmoreland JAT/ DFW Properties, LLC and Risk-Free Investments, LLC. To me, as deputy constable directed and delivered, I have levied upon this 25th day of March 2024, and will start between the hours of 10:00 a.m. and 4:00 p.m., on the 1st Tuesday in the month of May 2024.

The Dallas County Records Building - 7th Floor

4/3,4/10,4/17

**LEGAL NOTICES**  
*CONTINUED ON NEXT PAGE*

My kid would never vape.

More than 5 million American kids vape. Which means, they're being set up for a lifetime of addiction. Good students. Athletes. Kids who'd never smoke regular cigarettes. All types of kids. Maybe even yours. Talk to your kid about vaping. Start by getting the facts at [TalkAboutVaping.org](http://TalkAboutVaping.org)

**GET YOUR HEAD OUT OF THE CLOUD**

**LEGAL NOTICES**  
**CONTINUED**

Being the **7th** day of said month, at the Dallas County Records Building, 500 Elm Street, Dallas Texas 75207, 7th floor, in the city of Dallas, proceed to sell at public auction to the highest bidder, for cash in hand, all right, title, and interest which the aforementioned defendant has on the **25th day of March 2024**, or at any time thereafter, of, in and to the following described property, to-wit: As described to me by Plaintiff Attorney Jose Rubio 1) **ALL THAT CERTAIN LOT, TRACT OR PARCEL OF LAND SITUATED IN THE CITY OF DALLAS, IN DALLAS COUNTY, TEXAS AND DESCRIBED AS FOLLOWING: BEING A PART OF LOT 10 IN BLOCK 865/14 OF GRAVES HEIGHTS ADDITION, AN ADDITION TO THE CITY OF DALLAS, TEXAS, ACCORDING TO THE MAP THEREOF RECORDED IN THE MAP RECORDS OF DALLAS COUNTY, TEXAS AND DESCRIBED BY METES AND BOUNDS AS FOLLOWS:**

**BEGINNING AT THE INTERSECTION OF THE N.W. LINE OF SANTA FE AVENUE AND**

**THE S.W. LINE OF ORLEANS ST., SAID POINT BEING THE N.W. LINE OF SANTA FE AVE.;**

**THENCE S.W. A DISTANCE OF 60.5 FT. TO A POINT FOR CORNER IN THE N.W. LINE OF SANTA FE AVE.;**

**THENCE N.W. ALONG THE N.B. LINE OF A TRACT OF LAND HERETOFORE CONVEYED BY W. B. MARTIN TO ELDORA KICKORILLO, BY DEED DATED JULY 12, 1949, TO A POINT IN THE S.B. LINE OF AN ALLEY;**

**THENCE N.E. ALONG THE SAID S.B. LINE OF SAID ALLEY TO A POINT FOR CORNER,**

**SAID POINTS BEING THE INTERSECTION OF THE S.W. LINE OF ORLEANS ST. AND**

**THE S.E. LINE OF SAID ALLEY, FURTHER IDENTIFIED AS BEING THE N.E. CORNER OF SAID LOT 10;**

**THENCE S.E. ALONG THE S.W. LINE OF ORLEANS ST., A DISTANCE OF 28 FEET TO THE PLACE OF BEGINNING AND BEING THE SAME PROPERTY CONVEYED BY WARRANTY DEED DATED MARCH 5TH, 1957, EXECUTED BY MYSIE ROBIN-**

**SON MARTIN AND RECORDED IN VOL. 4668, PAGE 431, DEED RECORDS OF DALLAS COUNTY, TEXAS, COMMONLY KNOWN AS: 2015 ORLEANS STREET, DALLAS, TEXAS 75226.**

**2) LOT 51, BLOCK C, OF BECKLEY CITY LOTS ADDITION, AN ADDITION TO THE CITY OF LANCASTER, DALLAS COUNTY, TEXAS, ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 11, PAGE 93, OF THE MAP RECORDS OF DALLAS COUNTY, TEXAS. COMMONLY KNOWN AS: 1619 MARSALIS RD., LANCASTER, TEXAS.**

**3) BEING LOT TWENTYTWO (22) MARSALIS OF THE FREEMONT ADDITION, AN ADDITION TO THE CITY OF DALLAS, DALLAS COUNTY, TEXAS, ACCORDING TO THE MAP THEREOF, RECORDED IN VOL 85013, PAGE 3047, DALLAS COUNTY, TEXAS. COMMONLY KNOWN AS: 2839 S. MARSALIS AVE., DALLAS, TEXAS 75216.**

**4) LOT 10 OF THE HOMESTEAD ADDITION SITUATED IN CITY BLOCK E/7116 IN THE CITY OF DALLAS, DALLAS COUNTY, TEXAS AS SHOWN BY DEED RECORDED IN VOLUME 89198, PAGE 742 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS AND MORE COMMONLY ADDRESSED AS 3116 NAVARRO STREET, DALLAS, DALLAS COUNTY, TEXAS, ALSO SHOWN IN THAT CERTAIN SHERIFF'S DEED RECORDED IN INSTRUMENT NUMBER 201500040294 OF THE DEED RECORDS OF DALLAS COUNTY, TEXAS. COMMONLY KNOWN AS: 3116 Navarro Street, Dallas, Texas 75212**

Said property being levied on as the property of aforesaid defendants and will be sold to satisfy a judgment amount of **\$1,345,000.00 plus \$414.00 cost of Court and post judgment interest at 8.5% per annum from 31st of October 2023** in favor of **JAT Project Holdings, Texas LLC and JAT Real Property Holdings, LLC**, and for all further costs of executing this writ.

**GIVEN UNDER MY HAND, THIS 22nd day of March 2024**

Tracey L. Gulley, Constable  
DALLAS COUNTY  
PRECINCT 1  
By: Deputy N. McMahan #

120  
Phone: (972) 228-0006

4/3,4/10,4/17

**NOTICE OF  
CONSTABLE'S SALE  
(REAL ESTATE)  
(DC-19-03360)**

BY VIRTUE OF a Writ of Execution issued out of the **160th District Court, Dallas County, Texas, on the 28th day of March 2024**, in the case of plaintiff **DTC Partners LLC – Series 1 A Series of Dallas Texas Capital Partners LLC** versus **KOKB Medical Properties, LLC. Sullivan Bryant et al., Cause Number DC-19-03360**. To me, as deputy constable directed and delivered, I have levied upon this **9th day of April 2024**, and will start between the hours of 10:00 a.m. and 4:00 p.m., on the **1st Tuesday in the month of May 2024**.

The Dallas County  
Records Building  
The Multipurpose Room –  
7th Floor

Being the **7th** day of said month, at the Dallas County Records Building, 500 Elm St. Dallas, TX 75202 on the 7th floor, in the city of Dallas, proceed to sell at public auction to the highest bidder, for cash in hand, all rights, title, and interest which the aforementioned defendant has on the **29th day of March A.D. 2022**, or at any time thereafter, of, in and to the following described property, to-wit: **Being Lot 3 and West Part of Lot 4, Block 26/7127 of Victory Gardens No 5, Section 2, an Addition to the City of Dallas, Dallas County, Texas According to the Map Thereof Recorded in Volume 8, Page 175, Map Records, Dallas, County, Texas. Commonly known as: 2056 Life Avenue Dallas, TX 75212.**

Said property being levied on as the property of aforesaid defendants and will be sold to satisfy a judgment amount of **\$239,767.36 PRINCIPAL/ PLUS \$108,576.71 ACCUMULATED INTEREST/ PLUS \$87,873.10 ACCUMULATED DEFAULT INTEREST/ PLUS \$112,629.26 NEGATIVE ESCROW BALANCE/PLUS \$58,896.70 ACCUMULATED INTEREST ON ESCROW/ PLUS \$164,330.11 CORPORATE ADVANCES/ PLUS \$374.00 NSF FEES/PLUS \$160,429.31 ATTORNEYS' FEES ALREADY INTEGRATED INTO CORPORATE ADVANCES/ PLUS**

**ATTORNEY FEES IN THE EVENT OF AN APPEAL \$5,000.00/PLUS \$10,000.00 PETITION FOR REVIEW TEXAS SUPREME COURT/ PLUS \$5,000.00 MOTION FOR NEW TRIAL with interest at the rate of 18% PLUS \$717.00 in Court Cost until paid in full in favor of DTC Partners LLC – Series 1 A Series of Dallas Texas Capital Partners LLC, and for all further costs of executing this writ.**

**GIVEN UNDER MY HAND, THIS 9th day of April, 2024**  
**MICHAEL OROZCO**  
Dallas County Constable Precinct 5

By: Deputy M. Hernandez #540  
Phone: (214) 943-1765

4/10,4/17,4/24

**NOTICE OF  
CONSTABLE'S SALE  
(REAL ESTATE)  
(DC-19-03360)**

BY VIRTUE OF a Writ of Execution issued out of the **160th District Court, Dallas County, Texas, on the 28th day of March 2024**, in the case of plaintiff **DTC Partners LLC – Series 1 A Series of Dallas Texas Capital Partners LLC** versus **KOKB Medical Properties, LLC. Sullivan Bryant et al., Cause Number DC-19-03360**. To me, as deputy constable directed and delivered, I have levied upon this **9th day of April 2024**, and will start between the hours of 10:00 a.m. and 4:00 p.m., on the **1st Tuesday in the month of May 2024**.

The Dallas County  
Records Building  
The Multipurpose Room –  
7th Floor

Being the **7th** day of said month, at the Dallas County Records Building, 500 Elm St. Dallas, TX 75202 on the 7th floor, in the city of Dallas, proceed to sell at public auction to the highest bidder, for cash in hand, all rights, title, and interest which the aforementioned defendant has on the **29th day of March A.D. 2022**, or at any time thereafter, of, in and to the following described property, to-wit: **Being North Part Tr 8, Block 7129 of Victory Gardens No 5, Section 2, an Addition to the City of Dallas, Dallas County, Texas According to the Map Thereof Recorded in Volume 8, Page 175, Map Records, Dallas, County, Texas further described as follows: The North 100' of the following described tract of land: All that certain lot, tract of parcel of**

**land being part of a 14.85 acre tract in the J.P. Cole Survey, designated as Tract E2 in the partition deed executed by J. Lee Vilbig, et al, dated June 25, 1957, filed July 9, 1957, and described by metes and bounds as follows: Beginning at a point in the East line of Hampton Road, being the West boundary line of said Tract #2, 510.38 feet North of the North boundary line of Kraft Street; Thence North with the East boundary line of Hampton Road and the West boundary line of said Tract #2, 200 feet to the Northwest corner of said Tract #2; Thence East with the North boundary line of said Tract #2, 200 feet to point for corner, Thence South and parallel with Hampton Road, 200 feet to point for corner; Thence West and parallel with the North boundary line of said Tract #2, 200 feet to the Place of Beginning. Commonly known as: 3530 N. Hampton Road Dallas, TX 75212.**

Said property being levied on as the property of aforesaid defendants and will be sold to satisfy a judgment amount of **\$239,767.36 PRINCIPAL/ PLUS \$108,576.71 ACCUMULATED INTEREST/ PLUS \$87,873.10 ACCUMULATED DEFAULT INTEREST/ PLUS \$112,629.26 NEGATIVE ESCROW BALANCE/PLUS \$58,896.70 ACCUMULATED INTEREST ON ESCROW/ PLUS \$164,330.11 CORPORATE ADVANCES/ PLUS \$374.00 NSF FEES/PLUS \$160,429.31 ATTORNEYS' FEES ALREADY INTEGRATED INTO CORPORATE ADVANCES/ PLUS ATTORNEY FEES IN THE EVENT OF AN APPEAL \$5,000.00/PLUS \$10,000.00 PETITION FOR REVIEW TEXAS SUPREME COURT/ PLUS \$5,000.00 MOTION FOR NEW TRIAL with interest at the rate of 18% PLUS \$717.00 in Court Cost until paid in full in favor of DTC Partners LLC – Series 1 A Series of Dallas Texas Capital Partners LLC, and for all further costs of executing this writ.**

**GIVEN UNDER MY HAND, THIS 9th day of April, 2024**  
**MICHAEL OROZCO**  
Dallas County Constable Precinct 5  
By: Deputy M. Hernandez #540



**LEGAL NOTICES**  
*CONTINUED*

Phone: (214) 943-1765

4/10,4/17,4/24

**NOTICE OF  
CONSTABLE'S SALE  
(REAL ESTATE)  
(DC-19-03360)**

**BY VIRTUE OF** a Writ of Execution issued out of the **160th District Court, Dallas County, Texas**, on the **28th day of March 2024**, in the case of plaintiff **DTC Partners LLC – Series 1 A Series of Dallas Texas Capital Partners LLC** versus **KOKB Medical Properties, LLC, Sullivan Bryant et al., Cause Number DC-19-03360**. To me, as deputy constable directed and delivered, I have levied upon this **9th day of April 2024**, and will start between the hours of 10:00 a.m. and 4:00 p.m., on the **1st Tuesday in the month of May 2024**.

The Dallas County Records Building  
The Multipurpose Room – 7th Floor

Being the **7th** day of said month, at the Dallas County Records Building, 500 Elm St. Dallas, TX 75202 on the 7th floor, in the city of Dallas, proceed to sell at public auction to the highest bidder, for **cash in hand**, all rights, title, and interest which the aforementioned defendant has on the **29th day of March A.D. 2022**, or at any time thereafter, of, in and to the following described property, to-wit: **Being South Part of Lot 15 and 16, Block 27/7127 of Victory Gardens No 5, Section 2, an Addition**

**to the City of Dallas, Dallas County, Texas According to the Map Thereof Recorded in Volume 8, Page 175, Map Records, Dallas County, Texas. Commonly known as: 3600 N. Hampton Road Dallas, TX 75212.**

Said property being levied on as the property of aforesaid defendants and will be sold to satisfy a judgment amount of **\$239,767.36 PRINCIPAL/ PLUS \$108,576.71 ACCUMULATED INTEREST/ PLUS \$87,873.10 ACCUMULATED DEFAULT INTEREST/ PLUS \$112,629.26 NEGATIVE ESCROW BALANCE/ PLUS \$58,896.70 ACCUMULATED INTEREST ON ESCROW/ PLUS \$164,330.11 CORPORATE ADVANCES/ PLUS \$374.00 NSF FEES/ PLUS \$160,429.31 ATTORNEYS' FEES ALREADY INTEGRATED INTO CORPORATE ADVANCES/ PLUS ATTORNEY FEES IN THE EVENT OF AN APPEAL \$5,000.00/ PLUS \$10,000.00 PETITION FOR REVIEW TEXAS SUPREME COURT/ PLUS \$5,000.00 MOTION FOR NEW TRIAL with interest at the rate of 18% PLUS \$717.00 in Court Cost until paid in full in favor of **DTC Partners LLC – Series 1 A Series of Dallas Texas Capital Partners LLC**, and for all further costs of executing this writ.**

**GIVEN UNDER MY HAND, THIS 9th day of April, 2024**  
**MICHAEL OROZCO**  
Dallas County Constable Precinct 5  
By: Deputy M. Hernandez #540  
Phone: (214) 943-1765

4/10,4/17,4/24

**PUBLIC SALES**

*Sec. 59.042.*

**PROCEDURE FOR SEIZURE AND SALE**

(a) A lessor who wishes to enforce a contractual landlord's lien by seizing and selling or otherwise disposing of the property to which it is attached must deliver written notice of the claim to the tenant.

(b) If the tenant fails to satisfy the claim before the 15th day after the day that the notice is delivered, the lessor must publish or post notices advertising the sale as provided by this subchapter.

(c) If notice is by publication, the lessor may not sell the property until the 15th day after the day that the first notice is published. If notice is by posting, the lessor may sell the property after the 10th day after the day that the notices are posted.

*SEC. 59.044.*

**NOTICE OF SALE.**

(a) The notice advertising the sale must contain:

- (1) a general description of the property;
- (2) a statement that the property is being sold to satisfy a landlord's lien;
- (3) the tenant's name;
- (4) the address of the self-service storage facility; and
- (5) the time, place, and terms of the sale.

The lessor must publish the notice once in each of two consecutive weeks in a newspaper of general circulation in the county in which the self-service storage facility is located.

**Notice of Public Sale  
All Sales are Final**

Pursuant to Chapter 59, Texas Property Code, an online auction will be held to satisfy a landlord's lien at [www.storage-treasures.com](http://www.storage-treasures.com). Sale is by competitive bidding with bidding ending on April 29th, 2024 at 10:30AM or after. Property will be sold by unit to the highest bidder for cash. All units are sold as-is and contents must be removed within 72 hours at the close of bidding. Sale is subject to cancellation up to the time of sale. Company reserves the right to refuse any online bid. Unless otherwise noted, units contain household goods and/or personal goods. **Securlock Storage Centers**

**320 Texas 121  
Coppell, TX 75019**  
Sang Cha  
Luis Pacheco

4/3,4/10

Self-storage unit contents of the following customers containing household and others goods will be sold for cash by Silverado Self Storage to satisfy a lien on 4/18/24 at approx. 6:00 pm by Silverado Self Storage 11701 C F Hawn Fwy, Dallas, TX 75253 at [www.storage-treasures.com](http://www.storage-treasures.com): Jimmie Larsen, James Brownfield, Rodney Blackshire, Maria Mora, Sevel Williams, Rachel Saunder

4/3,4/10

In accordance with the Texas property code, Chapter 59, A-AMERICAN SELF STORAGE at 725 METKER ST, IRVING TEXAS 75062, will conduct a public auction to satisfy a landlord's lien. Units will be sold to the highest bidder for cash. Seller reserves the right to withdraw any unit or not accept any bid at time of sale. Sale will be held at 725 METKER ST, IRVING TEXAS 75062 on THURSDAY, 04/18/2024 at 1:00 PM.

A deposit may be required for removal and cleanup.

Names of tenants and general description: GERARDO VILLANUEYA, SHERRY HUGLE E Y, C A T H Y STREET, KENDAL LAMOND, HEIDI REYES, MARTIN CHASE, JASON DUNEGAN, JASON DUNEGAN, FRANCISCO JUAREZ, SHANAE ANDERSON, STEFANIE NIELSON, SHMUEL HOFFMAN, TERRANCE GODKOLD, STEVEN KENRICK, PAUL GARZA

Tenants may redeem their goods for full payment in cash only up to time of auction. Call A-AMERICAN SELF STORAGE at 972-255-9011. Auctioneer: WALT CADE

4/3,4/10

**Compass Self Storage  
4330 South State Highway  
360  
Grand Prairie, TX 75052  
214-235-0623**

**Dear  
3013 Leigh Watkins  
4021 Anthony Weston  
5019 Artesha Murray  
1005 Kristi Hawkins  
2005 William Trieu**

The goods in this auction are being sold, pursuant to the TX Self Storage Property Code. The goods are generally described as household goods/business related items,

unless otherwise noted. Compass Self Storage reserves the right to accept or reject any and all bids. The payment terms, are CASH ONLY. Complete terms of the Auction will be posted, the day of the sale, at the Auction Site. See and bid on all units @ [www.selfstorageauction.com](http://www.selfstorageauction.com), 04/17/24, ending at 10:00 am.

4/3,4/10

**Notice Of Sale**

Pursuant to Chapter 59 Texas Property Code, Store Space will hold a Public Sale of Property to satisfy landlords lien on Friday the 26th day of April, 2024 at 10:00 AM. Property will be sold to highest bidder. Property must be removed within 48 hours. Seller reserves the right to reject any bid and withdraw property from a sale. Bidding takes place on [Lockerfox.com](http://Lockerfox.com). Said property is Store Space Glenn Heights, 1713 S. Hampton Rd, Glenn Heights, TX, 75154 **Albert Garcia G02** Household, Misc. **Brietta Stout NC084** Household, Misc. **Byron Sparks NC055** Household, Misc. **Charles Collins G33** Household, Misc. **Courtney Stoner ND122** Household, Misc. **Dan Jackson NG011** Household, Misc. **Katina Harper F38** Household, Misc. **Kedrick Smith ND007** Household, Misc. **Kennedy ballard NC072** Household, Misc. **Kenneth Johnson A21** Household, Misc. **Lester Smith E25** Household, Misc. **Michelle Jones NC052** Household, Misc. **Miesha Battie D23** Household, Misc. **Nelda Clark ND107** Household, Misc. **Nyisha Rembert D25** Household, Misc. **pamela Dudley ND035** Household, Misc. **Quinton Morgan ND211** Household, Misc. **Raymond Buckley ND120** Household, Misc. **Robert Myers C05** Household, Misc. **Shenikka Davison G45** Household, Misc. **Shirley Brown A09** Household, Misc. **Tamara Branch A39** Household Misc. **Terry Dunn F17** Household, Misc. **Joan Jackson F18** Household, Misc.; Store Space Oak Cliff, 3316 Hansboro Avenue, Dallas, TX, 75233 **Aden Feerow 00004** Household, Misc. **Anthony Parish 00006** Household, Misc. **Broderick Evans 00158** Household, Misc. **Carlos Barreto 00046** Household, Misc. **Corey Coleman 00105** Household, Misc. **Jonathan Coaston 00266** Household, Misc. **Jorge Vega**

FOR SOME, FEELING  
**LEFT OUT**  
LASTS MORE THAN A MOMENT.

**WE CAN CHANGE THAT.**

We've all had moments where we've felt we didn't belong. But for people who moved to this country, that feeling lasts more than a moment. Together, we can build a better community. Learn how at [BelongingBeginsWithUs.org](http://BelongingBeginsWithUs.org)



LEGAL NOTICES  
CONTINUED

**Vega 00107** Household, Misc.  
**Luis Castillo 00162** Household, Misc. *Natalie Harrison 00275* Household, Misc.  
**Rosie Laino 00227** Household, Misc.

4/10,4/17

**NOTICE OF PUBLIC SALE**

To satisfy a landlord's lien, PS Retail Sales, LLC will sell at public lien sale on April 25, 2024, the personal property in the below-listed units, which may include but are not limited to: household and personal items, office and other equipment. The public sale of these items will begin at 08:00 AM and continue until all units are sold. Lien sale to be held at the online auction website, [www.storage-treasures.com](http://www.storage-treasures.com), where indicated. For online lien sales, bids will be accepted until 2 hours after the time of the sale specified.

**PUBLIC STORAGE # 29234, 4900 State Highway 121, Lewisville, TX 75056, (469) 240-9043**

**Time: 08:00 AM**  
**Sale to be held at [www.storage-treasures.com](http://www.storage-treasures.com).**

Parker, John; Ford, Lyvia; Smith, Kelly; Lyles, Jamie; Sneed, Ariyanna; Uwnawich, Peaches; Moore, Cameron; WInebrenner, Matthew; ER of Texas Texas, ER of; Baker, Jessica; Jackson, Bryce; Anderson, Erin; Ruiz, Dominique; McMullen, Dan; Villarreal, Brenda; Jackson, Selena; Parker, Atiya; Duran, Karen; Italia, Mike; deary, vanessa; Abron, Michael; Hernandez, Nicole; Clark, DMario; Walton, Roderick; White, Vanessa; Garst, Alexander; Garst, Jennifer; Elrod, Ian; Hutchins, Tinesha; toles, robert; Jackson, Ladairis

Public sale terms, rules, and regulations will be made available prior to the sale. All sales are subject to cancellation. We reserve the right to refuse any bid. Payment must be in cash or credit card-no checks. Buyers must secure the units with their own personal locks. To claim tax-exempt status, original RESALE certificates for each space purchased is required. By PS Retail Sales, LLC, 701 Western Avenue, Glendale, CA 91201. (818) 244-8080.

4/10,4/17

**NOTICE OF PUBLIC SALE:**

Pursuant to Chapter 59 of the Texas Property Code **Storage Sense located at 2300 Imperial Dr, Irving, TX 75062 (972)258-5261** will release the

contents of storage units described below to be sold at public auction or otherwise disposed of to satisfy a Landlord's Lien. Sale will end on **THURSDAY, April 25, 2024, at 1:00 PM.** Everything sold is purchased AS IS for CASH ONLY. See and bid on all units 24/7 @ [www.Lockerfox.com](http://www.Lockerfox.com). Frances Cornier 359- Boxes, totes, dollies, household items, pallets.

4/10,4/17

**ADVERTISEMENT  
NOTICE**

**NOTICE OF PUBLIC SALE** of property to satisfy landlord's lien under Chapter 59 of the Texas Property Code Law. The Sale will take place at Blue Sky Self Storage Irving, located at **304 W. Airport Frwy Irving, TX 75062** online on [www.selfstorageauction.com](http://www.selfstorageauction.com). The auction will start on **April 17th, 2024, and end at 10:00 AM on April 24th 2024 or Thereafter.** Property will be sold to highest bidder for cash. Cleanup & removal deposit is required. IF bidder does not pay in allotted time, the property will go to the 2nd highest bidder. Payment will be accepted only at the facility on **304 W. Airport Frwy.** proceeding the end of the online auction. Seller reserves the right to withdraw property from sale. All units include household items & misc. items unless otherwise noted: **Abimael Valdespino, Sheila Foley (2 Units), Dorian Richardson, Luis A. Carrillo, Anthony Colvin, Patricia P. Creswell, Amanda Meza, Melanie Keck, Lakeisha Slade & Raymond Heath.** Tenants have the right to redeem the contents at any time prior to the Sale. The public is invited to bid.

4/10,4/17

Pursuant to Chapter 59, Texas Property Code, Advantage Storage Interchange, which is located at 5200 Lakeview Pkwy, Rowlett, TX 75088, will hold a public auction of property being sold to satisfy a landlord's lien online at [www.StorageTreasures.com](http://www.StorageTreasures.com). **The auction will end on or around 11:00 AM on Friday, April 26th, 2024.** Property will be sold to the highest bidder. **A \$100.00 Deposit** for removal and cleanup will be required. Seller reserves the right to withdraw property from sale. Property being sold includes contents in spaces of the following tenant **SUZIE HARRIS:** personal items, fur-

niture; Contact Advantage Storage at 972-412-2188.

4/10,4/18

**BID  
NOTICES**

**CITY OF  
UNIVERSITY PARK**

**NOTICE TO BIDDERS**

The City of University Park ("City") is accepting sealed **Bids** for Curb Ramp and Sidewalk Construction as specified in the attached pages, until **Friday, May 10, 2024 at 10:00 AM CST.** Late submissions will not be accepted.

**BidSync - New Name "Periscope"**

Effective September 2020, the bidding software "BidSync" has been re-named "Periscope". The City of University Park uses Periscope (formerly "BidSync") to post all formal solicitations.

**Receipt of Bids**

**Bids will be accepted electronically via BidSync or in paper format.**

**a)** Paper bids must include one (1) set of unbound documents. These must be delivered to the Purchasing Manager's office before the CSP deadline. The address is City of University Park, Attn: Purchasing 2nd Floor, 3800 University Blvd., University Park, TX 75205. Paper proposals must be in a sealed, opaque envelope and marked with the Bid name and number:

**"BID # 2024-06- Curb Ramp and Sidewalk Construction"**

**b)** Electronic bids must be submitted through BidSync. Respondents can register for BidSync free of charge at <https://prod.bidsync.com/the-city-of-university-park> or [www.bidsync.com](http://www.bidsync.com). All potential Respondents are urged to contact BidSync Customer Service at 800-990-9339 for assistance downloading this Bid packet or uploading a response.

**Mandatory Pre-Proposal Meeting**

The City will hold a **MANDATORY Pre-Bid Meeting on Tuesday, April 23, 2024 at 10:00 AM CST** at the City's Peek Service Center. The address is 4420 Worcola Street, Dallas, TX 75206 and the meeting will be held in the EOC Conference Room on the first floor.

**Bid Bond**

A bid bond worth five percent (5%) of the total proposal price

is required with each submission.

**Bid Packets**

Interested parties may obtain packets at [www.BidSync.com](http://www.BidSync.com) or by calling the City's Purchasing Division at 214.987.5480. This solicitation is also posted on the City's website at <https://www.up-texas.org/254/Bids-RFPs>.

Receipt of responses does not bind the City to any contract for said services, nor does it give any guarantee that a contract will be awarded.

4/10,4/17

**NOTICE OF INTENT TO  
PURCHASE EQUIPMENT,  
SUPPLIES, AND/OR SERVICES**

As authorized by Chapter 49, subchapter I of the Texas Water Code, the Trinity River Authority of Texas (TRA) hereby gives notice of its intent to purchase the following equipment, supplies and/or services:

**Bearings, Belts, & Drive Parts**

**Bio-Solids Hauling  
Electrical Supplies  
Flowserve Centrifugal Pumps**

**Flygt Pump Parts & Repair  
Generator/ATS Inspection  
Hach Brand Misc. Parts.  
Internal Pipeline Cleaning & CCTV**

**Janitorial Services-General Office**

**Laboratory Chemicals and Supplies  
Microbiological Testing Supplies**

**Right Of Way Mowing, Debris Clean & Tree Trimming  
Street Sweeping  
Aqua Aerobics Filter Parts  
Bar Screen Waste and Grit Removal**

**Vertical Turbine Pumps**

For information regarding this bid, please visit the Administrative Services Purchasing Department electronic bid website <https://tra.procurement.com>. All meetings for these purchases will be held at 6500 W. Singleton Blvd., Dallas, Texas 75212.

Submit sealed bids by electronically uploading to <https://tra.procurement.com> until 12:00 pm **Wednesday April 24, 2024.** The bids will be publicly opened and read at 2:00 pm at the Central Regional Wastewater System 6500 W. Singleton Blvd., Dallas, TX 75212. Bids will be submitted to the Board of Directors of the Trinity River Authority at its next meeting. It shall be within the discretion of the Board of Directors to determine the lowest and best bidder. Bids, which do not

represent the fair market value of the equipment or supplies, may be rejected. All bids must comply with all applicable laws and regulations. The Authority welcomes disadvantaged business enterprises the opportunity to participate in the performance of the bid.

To obtain any additional information, please contact Michelle Ojeda at (972) 975-4311 or send an e-mail request to [MilesM@trinityra.org](mailto:MilesM@trinityra.org)

4/10,4/17

**CITY OF  
GARLAND**

The City of Garland is accepting bids for **Campbell Road Terminal Upgrade - Minor Materials.** Bid documents are available at [garlandtx.ionwave.net](http://garlandtx.ionwave.net) or by calling 972-205-2415. Public bid opening: 04/25/24 3:00 pm CST at 200 North Fifth St. Garland, TX 75040.

4/10,4/17

**CITY OF  
GARLAND**

The City of Garland is accepting bids for GP&L College to Brand Steel Monopole Structures. Bid documents are available at [garlandtx.ionwave.net](http://garlandtx.ionwave.net) or by calling 972-205-2415. Public bid opening: 04/25/24 3:00 pm CST at 200 North Fifth St. Garland, TX 75040.

4/10,4/17

**CITY OF  
GARLAND**

The City of Garland is accepting bids for **Bid 0645-24 Term Contract for Raised Pavement Marker Installation.** Bid documents are available at [garlandtx.ionwave.net](http://garlandtx.ionwave.net) or by calling 972-205-2415. Public bid opening: 4/23/24 3:00 pm CST at 200 North Fifth St. Garland, TX 75040.

4/10,4/17

**MAKE SURE  
CUTIE PIE IS IN  
THE RIGHT SEAT.**  
[NHTSA.gov/TheRightSeat](http://NHTSA.gov/TheRightSeat)

**PUBLIC  
NOTICES**

**CITY OF  
BALCH SPRINGS**

**NOTICE OF PUBLIC  
HEARING**

The City of Balch Springs **City Council** will conduct a public hearing at a meeting on Monday, May 13, 2024 at 7:00 p.m. located at the Balch Springs City Hall, 13503 Alexander Road, Balch Springs, TX 75181 to consider the following:

**Rezoning Application 002-2024** by Ivan Gonzalez to rezone subject parcel totaling (+/-) 13.6822 acres located at 4708 Pioneer Road from "C," Commercial Zoning District to "PD," Planned Development District to develop a mixed use community, incorporating commercial, agricultural, and residential uses.

For more information contact the Planning & Zoning Division, Jordan Ott, jott@cityof-balchsprings.com at 214-217-5429, or C. Dyser, cdyser@cityofbalchsprings.com 214-217-5448 or visit the city website at www.cityof-balchsprings.com

4/10

**TEXAS ALCOHOL  
& BEVERAGE  
COMMISSION  
LICENSES &  
RENEWALS**

**Legal Notice:**

In accordance with the terms and provisions of the Texas Alcoholic Beverage Code Catch Dallas Uptown, LLC has filed for a Mixed Beverage, Late Hours Certificate and Food and Beverage Certificate for Catch located at 3005 Maple Ave., Dallas, Dallas County, Texas 75201. Officers of said company are Tilman Fertitta – President, Steven L. Scheinthal – VP/Sec./Manager, and

**Richard H. Liem – VP/Treas.**

4/10,4/11

Application has been made with the Texas Alcoholic Beverage Commission for a Food and Beverage Certificate (FB) and Mixed Beverage Permit (MB) for askinfotec LLC dba EMILIO'S MEXICAN KITCHEN at 6243 Retail Rd. Suite 400, Dallas, Dallas County, TX 75231.

**Sivakumar Arza - Manager**

4/10,4/11

Application has been made with the Texas Alcoholic Beverage Commission for a Retail Dealer's On-Premise License (BE) (Malt Beverage) for Dos Carnales Restaurante LLC dba Dos Carnales Restaurante at 10840 Harry Hines Blvd Suite 102, Dallas, Dallas County, TX 75220.

**Dignaris Gonzalez Quiala – Manager**

4/10,4/11

Application has been made with the Texas Alcoholic Beverage Commission for a Local Distributor's Permit (LP) and Package Store Permit (P) for Luka's Beverages, LLC. dba Luka's Liquor Beer & Wine at 313 E. Las Colinas Boulevard, Irving, Dallas County, Texas, 75039.

**Balraj Singh Bhugra – Manager**

4/10,4/11

Application has been made with the Texas Alcoholic Beverage Commission for a Food and Beverage

**Certificate (FB) and Mixed Beverage Permit (MB) for Krio Bishop Arts LLC dba Sportsbook at 233 W 7th St #100 Dallas, TX 75208.**

**Dan Bui**

4/10,4/11

**NOTICE TO  
CREDITORS**

**Notice to Creditors For**

Notice is hereby given that Letters Testamentary upon the Estate of Hossein Shojaei, Deceased were granted to the undersigned on the 1st of April, 2024 by The Probate Court of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to Saliah Noorani within the time prescribed by law. My address is 2105 North Denton Drive, Carrollton, Texas 75006 Independent Executor of the Estate of Hossein Shojaei Deceased.

CAUSE NO. PR-24-00643-1

4/10

**Notice to Creditors For THE ESTATE OF BILLYE B. NUTTING, Deceased**

Notice is hereby given that Letters Testamentary upon the Estate of BILLYE B. NUTTING, Deceased were granted to the undersigned on the 8TH of MARCH, 2024 by Probate Court No. 2 of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to DEBORAH N. MERRITT within the time prescribed by law. My address is 4112 Camino Dr. Plano, TX 75074 Independent Executor of the Estate of BILLYE B. NUTTING Deceased.

CAUSE NO. PR-23-03154-2

4/10

**Notice to Creditors For THE ESTATE OF SCOTT CHRISTOPHER BARNES, Deceased**

Notice is hereby given that Letters of Administration upon the Estate of SCOTT CHRISTOPHER BARNES, Deceased were granted to the undersigned on the 2 of April, 2024 by Probate Court No. 3 of Dallas County, Texas. All persons having claims against

said estate are hereby required to present the same to Jane Marie Jenevein, a/k/a Jane Marie Barnes within the time prescribed by law.

My address is 3930 Bowser Ave., Unit 5 Dallas, TX 75219

Administrator of the Estate of SCOTT CHRISTOPHER BARNES Deceased.

CAUSE NO. PR-23-01207-3

4/10

**Notice to Creditors For THE ESTATE OF NORMA PETERSON WALKER, Deceased**

Notice is hereby given that Letters Testamentary upon the Estate of NORMA PETERSON WALKER, Deceased were granted to the undersigned on the 1st of April, 2024 by Probate Court No. 2 of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to Laurel Lea Hunt a/k/a Laurel Walker Hunt within the time prescribed by law.

My address is c/o Alex E. Nakos, Malouf Nakos Jackson & Swinson PC, 12222 Merit Drive, Suite 1000, Dallas TX 75251

Independent Executor of the Estate of NORMA PETERSON WALKER Deceased.

CAUSE NO. PR-24-00438-2

4/10

**Notice to Creditors For THE ESTATE OF Dwight Owen Shields, Deceased**

Notice is hereby given that Letters Testamentary upon the Estate of Dwight Owen Shields, Deceased were granted to the undersigned on the 1st of April, 2024 by The Probate Court of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to Dawn May Shields Harris within the time prescribed by law.

My address is 6017 Raleigh Garland, Texas 75044

Independent Executor of the Estate of Dwight Owen Shields Deceased.

CAUSE NO. PR-24-00014-1

4/10

**Notice to Creditors For THE ESTATE OF Carol Greenberg a/k/a Carol Messing Greenberg, Deceased**

Notice is hereby given that Letters Testamentary upon the Estate of Carol Greenberg a/k/a Carol Messing Greenberg, Deceased were granted to the undersigned on the 27th of March, 2024 by The Pro-

bate Court of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to Robert Philippon and Andree Greenberg Rosen within the time prescribed by law.

My address is c/o Peter D. King, Geary, Porter & Donovan, P.C., 16475 Dallas Parkway, Suite 400, Addison, Texas 75001

Independent Co-Executors of the Estate of Carol Greenberg a/k/a Carol Messing Greenberg Deceased.

CAUSE NO. PR-24-00460-1

4/10

**Notice to Creditors For THE ESTATE OF Nita Banewicz, Deceased**

Notice is hereby given that Letters Testamentary upon the Estate of Nita Banewicz, Deceased were granted to the undersigned on the 1st of April, 2024 by The Probate Court of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to Maria Banewicz Ward within the time prescribed by law.

My address is 6117 Averill Way #B

Dallas, Texas 75225

Independent Executor of the Estate of Nita Banewicz Deceased.

CAUSE NO. PR-24-00734-1

4/10

**Notice to Creditors For THE ESTATE OF Raymond George, Deceased**

Notice is hereby given that Letters Testamentary upon the Estate of Raymond George, Deceased were granted to the undersigned on the 20th of March, 2024 by The Probate Court of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to Ashley George Rader c/o Hillis Law Firm, PLLC, Attn: Christopher Hillis, 5706 E. Mockingbird Lane, Suite #115-237, Dallas, Texas 75206 within the time prescribed by law.

My address is c/o Hillis Law Firm, PLLC

Attn: Christopher Hillis 5706 E. Mockingbird Lane Suite #115-237 Dallas, Texas 75206

Independent Executrix of the Estate of Raymond George Deceased.

CAUSE NO. PR-24-00318-1

4/10

LEGAL NOTICES  
CONTINUED

Notice to Creditors For  
THE ESTATE OF RAYMOND  
CLYCE TUEL, JR., De-  
ceased

Notice is hereby given that Letters Testamentary upon the Estate of RAYMOND CLYCE TUEL, JR., Deceased were granted to the undersigned on the 20 of March, 2024 by Probate Court No. 2 of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to CHRISTOPHER MARC TUEL within the time prescribed by law. My address is 10103 Garland Road Dallas, Texas 75218 Dependent Administrator of the Estate of RAYMOND CLYCE TUEL, JR. Deceased. CAUSE NO. PR-23-04383-2

4/10

Notice to Creditors For  
THE ESTATE OF JOE  
KINCHEN MOORE, De-  
ceased

Notice is hereby given that Letters Testamentary upon the Estate of JOE KINCHEN MOORE, Deceased were granted to the undersigned on the 1st of April, 2024 by Probate Court No. 2 of Dallas County, Texas. All persons having claims against said estate are hereby required to present the same to Robert George Moore, James Folker Moore, and Lara Moore Ross, within the time prescribed by law. My address is The Allen Firm, P.C. 181 S. Graham Street Stephenville, Texas 76401 Independent Co-Executors of the Estate of JOE KINCHEN MOORE Deceased. CAUSE NO. PR-23-04367-2

4/10

CITATIONS BY  
PUBLICATION



CITATION  
BY PUBLICATION  
THE STATE OF  
TEXAS

TO: ISAIAH FRANKLIN, UNKNOWN, AND TO ALL WHOM IT MAY CONCERN: You have been sued. You may employ an attorney. If

you or your attorney do not file a written answer with the clerk who issued this citation by 10:00 A.M. on the Monday next following the expiration of twenty (20) days after you were served this citation and petition, a default judgment may be taken against you. The Petition of the Texas Department of Family and Protective Services, Petitioner, was filed in the 254<sup>TH</sup> District Court of Dallas County, Texas, at the George Allen Courts Building, 600 Commerce Street, Dallas, Texas 75202, On the 2<sup>ND</sup> of April 2024, against ANTIONETTE PAYNE, ISASIAH FRANKLIN, UNKNOWN, Respondents, in Cause Number DF24-04064-Z entitled "FIRST AMENDED PETITION FOR PROTECTION OF A CHILD, FOR CONSERVATORSHIP, AND FOR TERMINATION IN SUIT AFFECTING THE PARENT-CHILD RELATIONSHIP," and Styled In The Interest of NICOLE RENAE PAYNE. This suit is a request to terminate the parent-child relationship of respondents and to appoint the Texas Department of Family and Protective Services as managing conservator. The place and date of birth of the children who are the subject of the suit are: NICOLE RENAE PAYNE, born 04/18/2018.

The Court has authority in this suit to enter return showing how you have executed the same.

WITNESS: FELICIA PITRE, Clerk of the District Courts, Dallas County, Texas.

Issued and given under my hand and seal of said Court, at Dallas, Texas, this the 4<sup>TH</sup> day of April 2024.

ATTEST: FELICIA PITRE Clerk of the District Courts Dallas County, Texas By: SHELIA BRADLEY, Deputy

4/10



CITATION  
BY PUBLICATION  
THE STATE OF  
TEXAS

TO: ZACKRY PRATT RESPON-

DENT: You have been sued. You may employ an attorney. If you or your attorney do not file a written answer with the clerk who issued this citation by 10:00 A.M. on the Monday next following the expiration of twenty days after you were served this citation and petition, a default judgment may be taken against you. In addition to filing a written answer with the clerk, you may be required to make initial disclosures to the other parties of this suit. These disclosures generally must be made no later than 30 days after you file your answer with the clerk. Find out more at Texas-LawHelp.org. The Petition of UVONDA S ROBERSON., Petitioner, was filed in the 303RD DISTRICT COURT of Dallas County, Texas, at the George Allen Courthouse, 600 Commerce Street, Dallas, Texas, 75202, ON THIS THE 1ST DAY OF MARCH, 2024, against ZACKRY PRATT AND KARENA GRAHAM Respondent, numbered DF-24-02941 and entitled "In the Interest of k.d.g. a child (or children)". The date and place of birth of the child (children) who is (are) the subject of the suit: K.D.G. DOB: 05/06/2010 POB: NOT STATED.

The Court has authority in this suit to enter any judgment of decree in the child's (children's) interest which will be binding on you, including the termination of the parent-child relationship, the determination of paternity and the appointment of a conservator with authority to consent to the child's (children's) adoption." HEREIN FAIL NOT, but of this writ make due return showing how you have executed the same. WITNESS: FELICIA PITRE, Clerk of the District Courts, Dallas County, Texas. Issued and given under my hand seal of said Court, at Dallas, Texas,

ON THIS THE 4TH DAY OF APRIL, 2024. ATTEST: FELICIA PITRE Clerk of the District Courts Dallas County, Texas By: SHELIA BRADLEY, Deputy

4/10

CITATION  
BY PUBLICATION  
THE STATE OF TEXAS  
THE UNKNOWN HEIRS AT  
LAW OF JOANN VINES, DE-  
CEASED, AND THE UN-  
KNOWN HEIRS AT LAW OF  
MICHAEL VINES, DE-  
CEASED GREETINGS:

You have been sued. You may employ an attorney. If you or your attorney do not file a written answer with the Clerk on or before ten o'clock A.M., of the first Monday after the expiration of forty-two days from the date of issuance of this citation, same being Monday the 20TH DAY OF MAY, 2024, at or before ten o'clock A.M. before the Honorable 134TH DISTRICT COURT of Dallas County, Texas, at the George Allen Courthouse, 600 Commerce Street, Dallas, Texas, 75202, a Default Judgment may be taken against you. In addition to filing a written answer with the clerk, you may be required to make initial disclosures to the other parties of this suit. These disclosures generally must be made no later than 30 days after you file your answer with the clerk. Find out more at Texas-LawHelp.org.

Said Petitioner's Petition was filed in said court, ON THIS THE 27TH DAY OF FEBRUARY, 2024, in this cause, numbered DC-24-03236 on the docket of said Court, and styled: FREEDOM MORTGAGE CORPORATION, Petitioner vs. LATASHA MUSCO, NATASHA MUSCO, THE UNKNOWN HEIRS AT LAW OF JOANN VINES, DECEASED, AND THE UNKNOWN HEIRS AT LAW OF MICHAEL VINES, DECEASED Respondent. A brief statement of the nature of this suit is as follows: THIS PROCEEDING CONCERNS THE FORECLOSURE OF A LIEN ON THE FOLLOWING REAL PROPERTY AND IMPROVEMENTS COMMONLY KNOWN AS 4102 BUCKNELL DR. GARLAND, TX 75042 AND MORE PARTICULARLY DESCRIBED AS LOT 25R, BLOCK 7, WALNUT TERRACE ADDITION, SIXTH SECTION, AN ADDITION TO THE CITY OF GARLAND, DALLAS COUNTY TEXAS ACCORDING TO THE REVISED MAP THEREOF, RECORDED IN VOLUME 700, PAGE 2557. MAP RECORDS DALLAS COUNTY, TEXAS.

as is more fully shown by Petitioner's Petition on file in this suit. If this citation is not served within ninety days after the date of its issuance, it shall be returned unserved. The officer executing this process shall promptly execute the same according to law, and make due return as the law directs. Issued and given under my hand and seal of said Court at Dallas, Texas ON THIS THE 4TH DAY OF APRIL, 2024. FELICIA PITRE Clerk of the District Court of Dallas County, Texas George Allen Courts Building 600 Commerce Street Suite 103 Dallas, Texas, 75202 By: SHELIA BRADLEY, Deputy

4/10, 4/17, 4/24, 5/1