

**IN THE CIRCUIT COURT OF BENTON COUNTY, ARKANSAS  
4<sup>th</sup> DIVISION**

**SIGNATURE BANK OF ARKANSAS**

**PETITIONER**

v.

**CASE NO. CV 2013-567-4**

**MIDD DEVELOPMENT, LLC;  
MICHAEL D. GOODWIN;  
PATRICIA Y. GOODWIN;  
ALAN M. DOWN;  
P. MICHELLE DOWN;  
BENTON COUNTY TAX COLLECTOR**

**RESPONDENTS**

**NOTICE OF SALE**

Notice is hereby given that the undersigned commissioner appointed by the Circuit Court of Benton County, Arkansas in cause No. CV 2013-567-4 will offer for public sale the following described lands lying in Benton County, Arkansas, to wit:

LOT 15, BLOCK 1, WILSON'S SUBDIVISION OF THE PROPERTY LINE ADJUSTMENT OF PART OF LOTS 2, 3, AND 4, BLOCK 1, WILSON'S SUBDIVISION, TO THE CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS, AS SHOWN ON PLAT RECORD 2004 AT PAGE 907, LESS AND EXCEPT: PART OF LOT 15, BLOCK 1, OF WILSON'S SUBDIVISION TO THE CITY OF BENTONVILLE, BENTON COUNTY, ARKANSAS AS SHOWN IN PLAT RECORD 2004 AT PAGE 907 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF SAID LANDS, BEING ON THE EXISTING WESTERLY RIGHT OF WAY LINE OF SOUTH MAIN STREET; THENCE LEAVING SAID RIGHT OF WAY NORTH 87 DEGREES 54' 15" WEST 2.18 FEET; THENCE NORTH 2 DEGREES 40'00" EAST 237.88 FEET TO THE NORTH PROPERTY LINE OF SAID LANDS; THENCE SOUTH 87 DEGREES 17'11" EAST 1.26 FEET TO THE EXISTING RIGHT OF WAY LINE OF SOUTH MAIN STREET; THENCE WITH SAID RIGHT OF WAY, SOUTH 2 DEGREES 26' 40" WEST 237.86 FEET TO THE POINT OF BEGINNING, CONTAINING 0.01 ACRE, OR 408.99 SQUARE FEE, MORE OR LESS.

Such sale will be at the front door of the Benton County Courthouse in Bentonville, Arkansas, on July 11, 2013 at 10:45 a.m.

Sale will be to the highest bidder for cash in hand in the amount of the purchase price or on a credit of three months. All bidders must be pre-qualified subject to Petitioner's and Commissioner's approval. Prior to the commencement of the sale, all cash buyers must present a certified cashier's check in the full amount of his/her/its bid, and all other bidders must present a letter of credit from a reputable lending institution subject to the approval of Petitioner and Commissioner. Bidders requiring financing must pay a deposit of 10% of the purchase price in cash or certified funds to the Commissioner at the time of sale and execute a proper bond, with security to be approved by the Petitioner, for payment of the balance of the purchase price payable together with interest at 10% per annum from date of sale until paid, with a lien being retained on the premises sold to secure the payment of the purchase money. The 10% deposit is nonrefundable and will be forfeited in the event the successful bidder fails to complete the purchase. The property will be sold subject to any real property taxes or assessments due on the property, and filing fees and costs of sale (including, but not limited to publication costs and commissioner's fees) shall be paid by the purchaser at said sale.

Brenda DeShields  
Commissioner

Date: June 21, 2013