

COMMISSIONER'S SALE NOTICE

NOTICE IS HEREBY GIVEN that pursuant to the authority and directions contained in the decretal order of the Circuit Court of Benton County, Arkansas, made and entered on February 11, 2013, in a certain cause (No. CV-2012-1517-4) then pending between Ocwen Loan Servicing, LLC, Plaintiff, and Dale G. Hutson, et al., Defendants, the undersigned, as Commissioner of said Court, will offer for sale at public venue to the highest bidder, at the Benton County Courthouse in which said Court is held, located in Bentonville, Arkansas, within the hours prescribed by law for judicial sales, on Monday, October 21, 2013 at 9:15 A.M., the following described real estate, situated in Benton County, Arkansas:

Part of the SW $\frac{1}{4}$ of the NW $\frac{1}{4}$ of Section 35, Township 21 North, Range 30 West, Benton County, Arkansas, more particularly described as follows, to-wit:

Commencing at the Southeast corner of the SE $\frac{1}{4}$ of the NW $\frac{1}{4}$ of said Section 35; Thence along the South line of said SE $\frac{1}{4}$ of the NW $\frac{1}{4}$, North 87 degrees, 18 minutes, 02 seconds West 781.00 feet to a set $\frac{1}{2}$ " rebar with cap #1466; Thence leaving said South line, North 02 degrees, 45 minutes, 27 seconds East for a distance of 1320 feet to a point; Thence North 87 degrees, 18 minutes, 02 seconds West for a distance of 763.41 feet to a set $\frac{1}{2}$ " rebar with cap #1466, said point being the True Point of Beginning of the hereinafter described tract; Thence South 02 degrees, 45 minutes, 27 seconds West for a distance of 300.00 feet to a set $\frac{1}{2}$ " rebar with cap #1466; Thence North 87 degrees, 18 minutes, 02 seconds West for a distance of 435.59 feet to a set $\frac{1}{2}$ " rebar with cap #1466; Thence North 02 degrees, 45 minutes, 27 seconds East for a distance of 300.00 feet to a set $\frac{1}{2}$ " rebar with cap #1466; Thence South 87 degrees, 18 minutes, 02 seconds East for a distance of 435.59 feet to the Point of Beginning as shown on Plat Record Book 2005 at Page 477 and in Plat Record Book 2005 at Page 478. Subject to easement and covenants of record.

The property is more commonly known as 10550 Hazelton Road, Pea Ridge, AR 72751.

TERMS OF SALE: On a credit of three months, provided the purchaser shall execute a commercial corporate surety bond as required by law and the order and decree of said Court in said cause, with approved security, bearing interest at the maximum legal rate per annum from date of sale until paid, an a lien being retained on the premises sold to secure the payment of the

purchase money. The property will be sold subject to any and all property taxes due and payable.

GIVEN under my hand this 16th day of September, 2013.

Brenda Deshields
Commissioner in Circuit

Approved by:

J.P. Sellers, Bar #2009232
MACKIE WOLF ZIENTZ & MANN, P.C.
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