

**IN THE CIRCUIT COURT OF BENTON COUNTY, ARKANSAS
CIVIL DIVISION**

**UNIFY FINANCIAL CREDIT UNION
f/k/a WESTERN FEDERAL CREDIT UNION**

PLAINTIFF

v.

No. 04CV-17-246

**MARTHA RICE f/k/a MARTHA KASPER-JONES; HEATHER
DAWN SCOTT a/k/a HEATHER DAWN RICE individually and
as Trustee of Samuel Franklin Rice Revocable Trust, dated May 13, 2010;
SAMUEL FRANKLIN RICE REVOCABLE TRUST, dated May 13, 2010;
CANDICE PICKETT a/k/a CANDICE RICE; REBEKAH ANN
COATS a/k/a REBEKAH RICE; and JASON COLBY RICE**

DEFENDANTS

NOTICE OF COMMISSIONER'S SALE

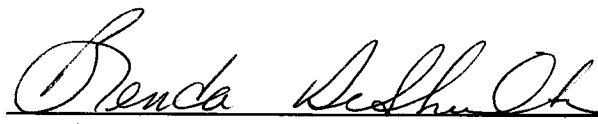
NOTICE IS HEREBY GIVEN that pursuant to the authority and directions contained in the Order and Decree of Foreclosure of the Circuit Court of Benton County, Arkansas entered on the 6th day of July, 2017, between UNIFY FINANCIAL CREDIT UNION f/k/a WESTERN FEDERAL CREDIT UNION, and MARTHA RICE f/k/a MARTHA KASPER-JONES; HEATHER DAWN SCOTT a/k/a HEATHER DAWN RICE individually and as Trustee of Samuel Franklin Rice Revocable Trust, dated May 13, 2010; SAMUEL FRANKLIN RICE REVOCABLE TRUST, dated May 13, 2010; CANDICE PICKETT a/k/a CANDICE RICE; REBEKAH ANN COATS a/k/a REBEKAH RICE; and JASON COLBY RICE, defendants, the undersigned, as Commissioner of such Court, will offer for public sale to the highest bidder at the entrance to the circuit clerk's office in the Benton County Courthouse, 102 N.E. "A" Street, Bentonville, Arkansas 72712, within the hours prescribed by law for judicial sales, on the 14th day of August, 2017 at 9:45 a.m., the following described real estate situated in Benton County, Arkansas:

LOT 950, BEAVER SHORES, INC., UNIT 5, BENTON
COUNTY, ARKANSAS, AS SHOWN IN PLAT RECORD D, AT
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PARCEL ID: 15-01026

TERMS OF SALE: The purchaser will pay the full purchase price on the day of the sale or pay ten percent (10%) of the purchase price, non-refundable, with the balance due to the Commissioner, together with ten percent (10%) interest per annum from the date of the sale until fully paid, within three (3) months from the date of the sale. Prior to the commencement of bidding, any individual who shall desire to bid on the real estate shall inform the Commissioner that he will pay the full purchase price of the real estate in cash or he shall present a letter of credit or a bond as required by law to the Commissioner and shall receive pre-approval by the Commissioner to secure the payment of the remainder of the purchase price within three (3) months from the date of the sale. A lien shall be retained on the premises sold to secure the payment of the purchase price until the balance is paid in full. The property shall be sold "as is", without warranty of any kind. The purchaser shall be responsible for the costs of the sale, including the Commissioner's fee and recording fee, as well as for any unpaid real estate taxes.

Given under my hand this 10th day of July, 2017.



Brenda DeShields,
Commissioner in Circuit Court

