

IN THE CIRCUIT COURT OF BENTON COUNTY, ARKANSAS
CIVIL DIVISION

COMMUNITY FIRST BANK

PLAINTIFF

V.

CV 2012-2427-6

MICHEL R. NICHOLAS, a/k/a MICHAEL R. NICHOLAS,
AND LINDA G. NICHOLAS

DEFENDANTS

NOTICE OF COMMISSIONER'S SALE

NOTICE IS HEREBY GIVEN, That in pursuance of the authority and directions contained in the decretal order of the Circuit Court of Benton County, made and entered on the 29th day of January, 2013, in a certain cause CV 2012-2427-6 then pending therein between Community First Bank, Plaintiff, and Michel R. Nicholas and Linda G. Nicholas, Defendants, the undersigned, as Commissioner of said Court, will offer for sale at public venue to the highest bidder, at the West Front Door of the Benton County Circuit Courthouse in Bentonville, Arkansas, located at 102 Northeast A Street, in the County of Benton, State of Arkansas, at 10:45 a.m. on Thursday, the 21st day of February, 2013, the following described real estate situated in Benton County, Arkansas, to wit:

Lot 2, Top Flite Addition No. 1, Benton County, Arkansas, as shown on Plat 6 at Page 48.

TERMS OF SALE: This sale is made AS IS, where is, and is subject to stipulations and conditions set forth in the decree referenced above. The Commissioner makes no warranties as to title, boundary lines, taxes, assessments or any other matters. Sale shall be to the highest bidder on a credit of three (3) months, and the purchaser at such sale shall be required to give bond with approved security to secure payment of the purchase price, and the lien shall be

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retained on the said property to further secure the purchase price. Purchaser takes subject to all taxes and assessments owed on the property.

Any questions concerning this sale may be directed to James D. Sprott, attorney for Community First Bank, 870-741-3633.

Given under my hand this 8th day of February, 2013.

BRENDA DESHIELDS, COMMISSIONER