

IN THE CIRCUIT COURT OF BENTON COUNTY ARKANSAS

ARVEST BANK

PLAINTIFF

v.

Case No. CIV-2013-1773-1

BRENT N. COFFEE; CHRISTINE MCKNIGHT;
DANIELLE MCKNIGHT; and BNC FARMERS SUPPLY, INC.

DEFENDANTS

COMMISSIONER'S SALE

NOTICE IS GIVEN that in pursuance of the authority contained in the decretal order of the Benton County Circuit Court entered on the 20th day of August, 2014, in Case No. CV-2013-1773-1 then pending herein between Arvest Bank, Plaintiff, and Brent N. Coffee, et al, Defendants, the undersigned, as Commissioner of said Court, will offer for sale at public venue to the highest bidder, at the West Front Entrance of the County Courthouse, 102 NE A Street, Bentonville, AR 72712, in which said Court is held, in the County of Benton, City of Bentonville, Arkansas, within the hours prescribed by law for judicial sales at 9:30 a.m. on Monday the 15th day of September, 2014, the following described real estate, situated in Benton County, Arkansas, to wit:

PART OF THE SW ¼ OF THE SW ¼ OF SECTION 12, TOWNSHIP 20 NORTH, RANGE 33 WEST, TO THE CITY OF GRAVETTE, BENTON COUNTY, ARKANSAS, MORE PARTICULARLY DESCRIBED AS FOLLOWS: FROM THE SW CORNER OF SAID SECTION 12, RUN N 00° 00' 00" W 456.64 FEET TO THE POINT OF BEGINNING; THENCE N 00° 00' 00" 124.36 FEET; THENCE N 58° 27' 22" E 7.77 FEET TO THE BUILDING CORNER; THENCE N 27° 56' 42" E 107.40 FEET ALONG SAID BUILDING; THENCE N 19° 35' 55" E 47.45 FEET ALONG SAID BUILDING; THENCE S 70° 16' 38" E 2.08 FEET ALONG SAID BUILDING; THENCE N 18° 50' 30" E 94.63 FEET; THENCE S 70° 13' 35" E 53.42 FEET; THENCE S 24° 40' 30" W 372.74 FEET TO THE POINT OF BEGINNING, AS SHOWN AS TRACT 1 OF A SURVEY FILED AS PLAT BOOK & PAGE 2006 326. SUBJECT TO ANY AND ALL EASEMENTS AND RIGHTS OF WAY OF RECORD.

And

PART OF LOT 2, BLOCK 1 IN WELLS ADDITION TO THE CITY OF GRAVETTE, BENTON COUNTY, ARKANSAS, DESCRIBED AS FOLLOWS: BEGINNING 386 FEET NORTH OF THE CORNER OF SECTIONS 11, 12, 13 & 14, TOWNSHIP 20 NORTH, RANGE 33 WEST, RUN THENCE NORTH 112 FEET; THENCE WEST TO

THE K.C.S. RAILROAD RIGHT OF WAY; THENCE SOUTHWESTERLY ALONG SAID RIGHT OF WAY TO A POINT WEST OF THE BEGINNING POINT; THENCE EAST TO THE PLACE OF BEGINNING. THE NORTH LINE OF SAID TRACT BEING DUE WEST OF THE NORTH LINE OF THE ALLEY RUNNING EAST AND WEST THROUGH BLOCK 22 OF THE ORIGINAL TOWN OF GRAVETTE.

TERMS OF SALE: On a credit of three months, with 10% down and the purchaser being required to execute a bond as required by law and the order and decree of said Court in said cause, with approved security, bearing interest at the rate of 10 percent per annum from date of sale until paid, and a lien being retained on the premises sold to secure the payment of the purchase money.

Given under my hand this 28th day August, 2014.

COMMISSIONER IN CIRCUIT COURT

By: /s/Brenda DeShields