

NOTICE OF SALE

STATE OF TEXAS
LLANO COUNTY

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BY VIRTUE OF AN ORDER OF SALE

and issued pursuant to judgment decree(s) of the District Court of Llano County, Texas, by the Clerk of said Court on said date, in the hereinafter numbered and styled suit(s) and to me directed and delivered as Sheriff or Constable of said County, I have on May 6, 2019, seized, levied upon, and will, on the first Tuesday in June, 2019, the same being the 4th day of said month, at the South door of the Courthouse located at 100 W. Sandstone, Llano, TX, between the hours of 10 o'clock a.m. and 4 o'clock p.m. on said day, beginning at 10:00 AM, proceed to sell for cash to the highest bidder all the right, title, and interest of the defendants in such suit(s) in and to the following described real estate levied upon as the property of said defendants, the same lying and being situated in the County of Llano and the State of Texas, to-wit:

Sale #	Cause # Judgment Date	Acct # Order Issue Date	Style of Case	Legal Description	Adjudged Value	Estimated Minimum Bid
1	20055 03/29/19	R000034009 MAY 06, 2019	LLANO COUNTY, ET AL VS. DORSIE G. CREEDEN, ET AL	Lot 20138, Horseshoe Bay Subdivision, Llano County, Texas, described in Volume 199, Page 468, Deed Records of Llano County, Texas	\$2,880.00	\$1,470.00
2	20300 03/29/19	R000070002 MAY 06, 2019	LLANO COUNTY, ET AL VS. INVESTING PARTNERS OF TEXAS, LLC	Lot 30, Unit 1, Golden Beach Subdivision, Llano County, Texas, described in Volume 1523, Page 2677, Official Public Records of Llano County, Texas	\$8,090.00	\$2,637.00
3	20300 03/29/19	R000070010 MAY 06, 2019	LLANO COUNTY, ET AL VS. INVESTING PARTNERS OF TEXAS, LLC	Lot 29, Unit 1, Golden Beach Subdivision, Llano County, Texas, described in Volume 1523, Page 2677, Official Public Records of Llano County, Texas	\$7,770.00	\$2,453.00
4	20683 03/29/19	R000028679 MAY 06, 2019	LLANO COUNTY, ET AL VS. KEVIN DAVEE	Lots 224 and 225, Royal Oaks Estates Subdivision, Section 1, Unit 2, Llano County, Texas, described in Volume 1559, Page 1424, Official Public Records of Llano County, Texas	\$9,480.00	\$1,312.00
5	20698 10/29/18	R000041490	LLANO COUNTY, ET AL VS. DIEGO CARLOS DUPONT, ET AL	Lot W22048 Horseshoe Bay West Subdivision, City of Horseshoe Bay, Llano County, Texas, described in Volume 1558, Page 4277, Official Public Records of Llano County, Texas	\$16,580.00	\$1,853.00
6	20741 03/29/19	R000027453 MAY 06, 2019	LLANO COUNTY, ET AL VS. BRADLEY S. BOHLS, ET AL	Lot 22171, Horseshoe Bay Subdivision, Llano County, Texas, described in Volume 818, Page 62, Official Public Records of Llano County, Texas	\$1,930.00	\$1,031.00

(any volume and page references, unless otherwise indicated, being to the Deed Records, Llano County, Texas, to which instruments reference may be made for a more complete description of each respective tract.) or, upon the written request of said defendants or their attorney, a sufficient portion of the property described above shall be sold to satisfy said judgment(s), interest, penalties, and cost; and any property sold shall be subject to the right of redemption of the defendants or any person having an interest therein, to redeem the said property, or their interest therein, within the time and in the manner provided by law, and shall be subject to any other and further rights to which the defendants or anyone interested therein may be entitled, under the provisions of law. Said sale to be made by me to satisfy the judgment(s) rendered in the above styled and numbered cause(s), together with interest, penalties, and costs of suit, and the proceeds of said sales to be applied to the satisfaction thereof, and the remainder, if any, to be applied as the law directs.

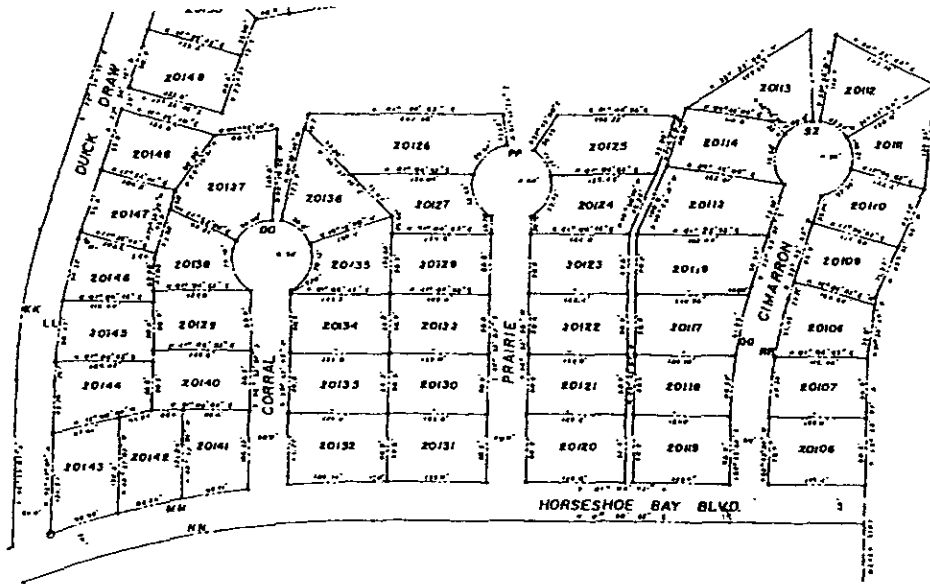
Dated at Llano, Texas, May 6, 2019

Sheriff Bill Blackburn
Llano County, Texas

By _____
Deputy

Notes:

The Minimum Bid is the lesser of the amount awarded in the judgment plus interest and costs or the adjudged value. However, the Minimum Bid for a person owning an interest in the property or for a person who is a party to the suit (other than a taxing unit), is the aggregate amount of the judgments against the property plus all costs of suit and sale. ALL SALES SUBJECT TO CANCELLATION WITHOUT PRIOR NOTICE. THERE MAY BE ADDITIONAL TAXES DUE ON THE PROPERTY WHICH HAVE BEEN ASSESSED SINCE THE DATE OF THE JUDGMENT. For more information, contact your attorney or LINEBARGER GOGGAN BLAIR & SAMPSON, LLP., attorney for plaintiffs, at (512) 634-3701.



HORSESHOE BAY

PLAT 20.1 SHEET 2 of 2

61.37 acres

out of the

NICHOLAS MENDEZ SURVEY NO. 3

LLANO COUNTY, TEXAS

NO.	DESCRIPTION	ACRES	AREA	PERCENT	REMARKS
01	20106	0.10	0.10	0.16	
02	20107	0.10	0.10	0.16	
03	20108	0.10	0.10	0.16	
04	20109	0.10	0.10	0.16	
05	20110	0.10	0.10	0.16	
06	20111	0.10	0.10	0.16	
07	20112	0.10	0.10	0.16	
08	20113	0.10	0.10	0.16	
09	20114	0.10	0.10	0.16	
10	20115	0.10	0.10	0.16	
11	20116	0.10	0.10	0.16	
12	20117	0.10	0.10	0.16	
13	20118	0.10	0.10	0.16	
14	20119	0.10	0.10	0.16	
15	20120	0.10	0.10	0.16	
16	20121	0.10	0.10	0.16	
17	20122	0.10	0.10	0.16	
18	20123	0.10	0.10	0.16	
19	20124	0.10	0.10	0.16	
20	20125	0.10	0.10	0.16	
21	20126	0.10	0.10	0.16	
22	20127	0.10	0.10	0.16	
23	20128	0.10	0.10	0.16	
24	20129	0.10	0.10	0.16	
25	20130	0.10	0.10	0.16	
26	20131	0.10	0.10	0.16	
27	20132	0.10	0.10	0.16	
28	20133	0.10	0.10	0.16	
29	20134	0.10	0.10	0.16	
30	20135	0.10	0.10	0.16	
31	20136	0.10	0.10	0.16	
32	20137	0.10	0.10	0.16	
33	20138	0.10	0.10	0.16	
34	20139	0.10	0.10	0.16	
35	20140	0.10	0.10	0.16	
36	20141	0.10	0.10	0.16	
37	20142	0.10	0.10	0.16	
38	20143	0.10	0.10	0.16	
39	20144	0.10	0.10	0.16	
40	20145	0.10	0.10	0.16	
41	20146	0.10	0.10	0.16	
42	20147	0.10	0.10	0.16	
43	20148	0.10	0.10	0.16	
TOTAL		61.37	61.37	100.00	

49

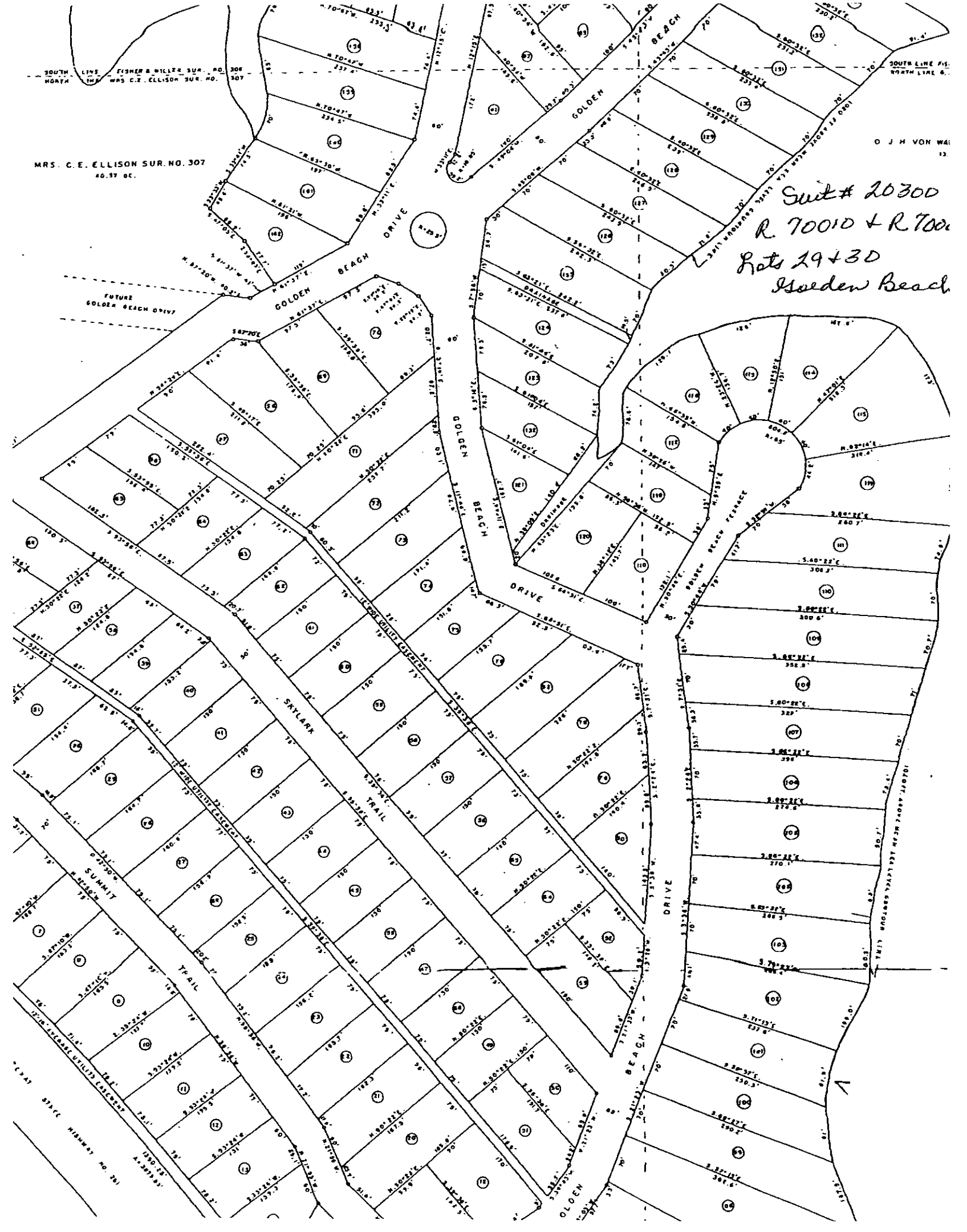
Suit # 20055
 R 34009
 Lot 20138 HSB

SOUTH LINE FISHER & MILLER SUR. NO. 308
NORTH WAD C.E. ELLISON SUR. NO. 307

MRS. C. E. ELLISON SUR. NO. 307
40.37 AC.

O. J. H. VON WAI
13

Suit # 20300
R. 70010 + R. 700
Lots 29 + 30
Isleiden Beach



Suit # 20683

R 28679

Lots 224 + 225

Royal Oaks Est. Unit 2 Sec. 1

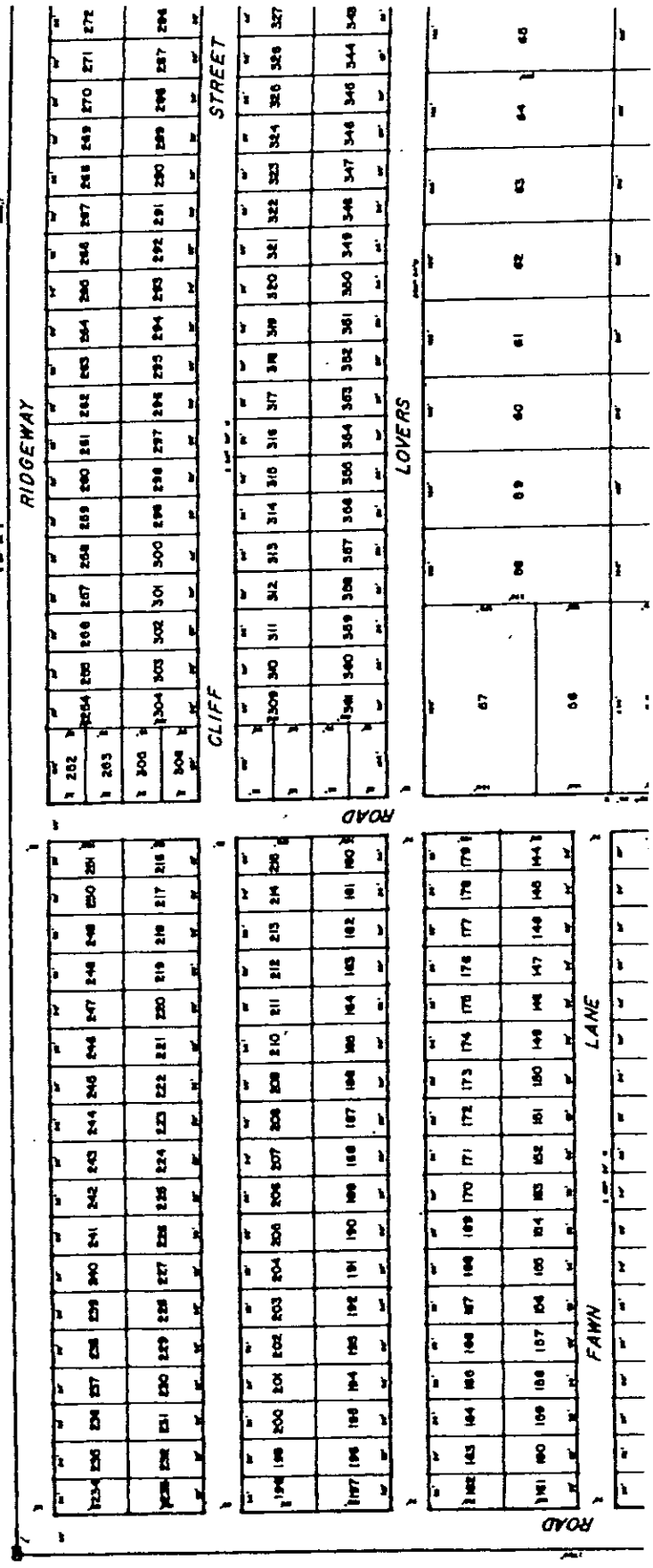
ROYAL OAKS ESTATE

UNIT 2
SECTION 1
Antonio Flores Survey No. 403
Santiago Peralta Survey No. 402
Llano County, Texas



A.M. 6882
P.L. No. 5208

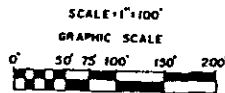
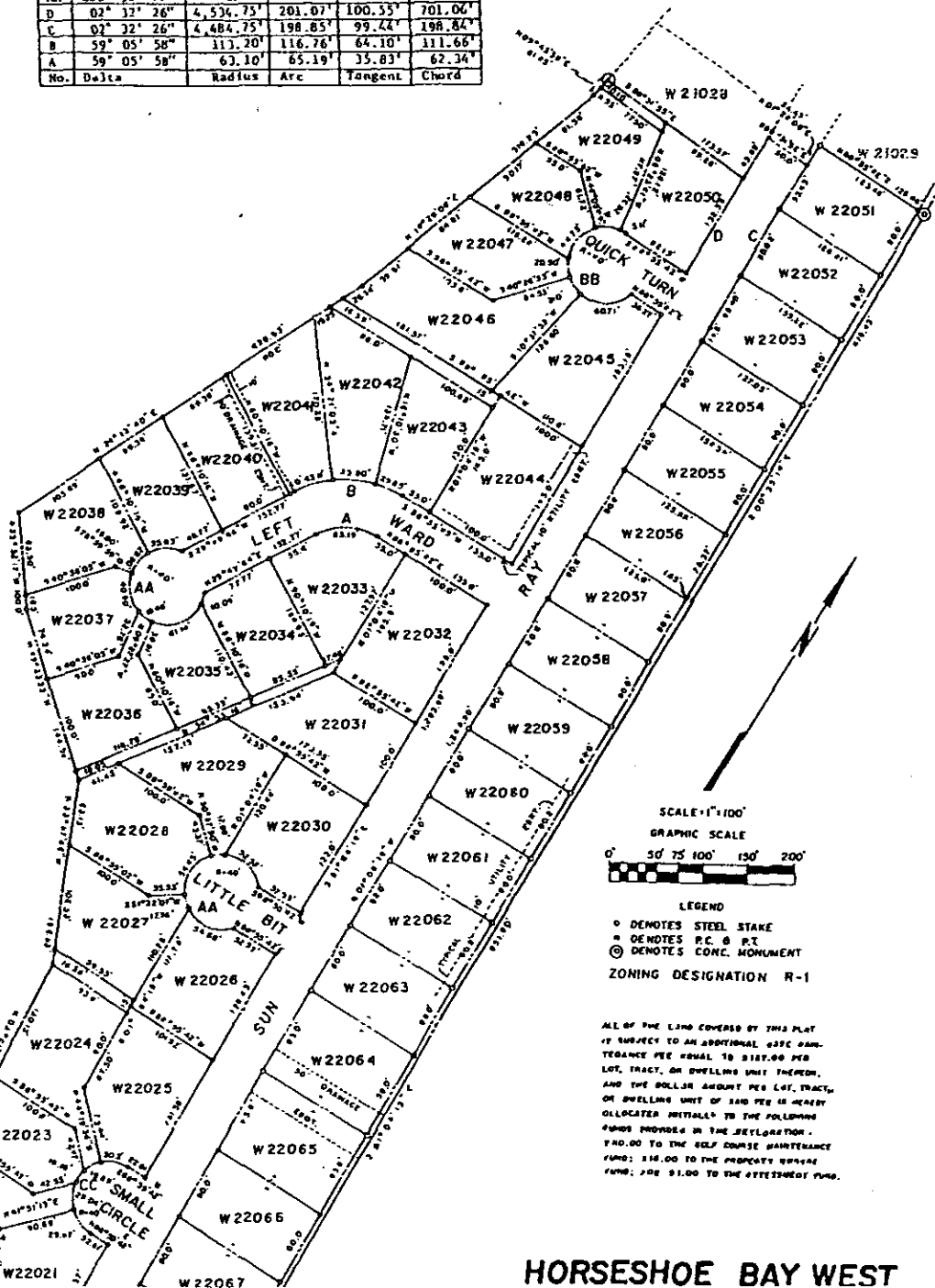
• DENOTES IRON PIN SET AT
Ⓢ DENOTES CONCRETE MARK



Suit # 20698
 R 41490
 Lot W22048
 HSB West

CURVE DATA

No.	Delta	Radius	Arc	Tangent	Chord
CC	280° 00' 00"	40.0'	125.66'		
BB	255° 31' 21"	40.0'	178.39'		
AA	281° 38' 07"	40.0'	197.32'		
D	02° 22' 26"	4,534.75'	201.07'	100.55'	701.06'
C	02° 22' 26"	4,484.75'	198.85'	99.44'	198.84'
B	59° 05' 58"	113.20'	116.76'	64.10'	111.66'
A	59° 05' 58"	63.10'	65.19'	35.83'	62.34'



- LEGEND
- DENOTES STEEL STAKE
 - DENOTES P.C. & P.T.
 - ⊙ DENOTES CONC. MONUMENT
- ZONING DESIGNATION R-1

ALL OF THE LAND COVERED BY THIS PLAT IS SUBJECT TO AN ADDITIONAL \$2500 MAINTENANCE FEE EQUAL TO DIST.00 PER LOT, TRACT, OR DWELLING UNIT THEREON, AND THE DOLLAR AMOUNT PER LOT, TRACT, OR DWELLING UNIT OF \$40 PER YEAR IN MONEY ALLOCATED HERETO TO THE FOLLOWING PURPOSES PROVIDED IN THE DECLARATION: \$20.00 TO THE SELF COURSE MAINTENANCE FUND; \$10.00 TO THE PROPERTY RESERVE FUND; AND \$10.00 TO THE ATTIREMENT FUND.

HORSESHOE BAY WEST

PLAT 22.1 SHEET 1

Unit # 20741
R 27453
Lot 22171 HSB

