

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 February 5, 2021, seized, levied upon, and will, on the first Tuesday in March, 2021, the same being the 2nd day of said month, 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	20231 10/22/20	R000036778 FEBRUARY 05, 2021	LLANO COUNTY, ET AL VS. TIMMY HARDIN, INDIVIDUALLY AND FORMERLY DOING BUSINESS AS TIMMY'S REPAIR AND WRECKER SERVICE, ET AL	Personal Property consisting of Manufactured Home Label #TEX0277915; Serial #15L12337, located on the North Half of Block 48, in the Barler Subdivision, in Llano County, Texas	\$14,020.00	\$14,020.00
2	20231 10/22/20	R000072063 FEBRUARY 05, 2021	LLANO COUNTY, ET AL VS. TIMMY HARDIN, INDIVIDUALLY AND FORMERLY DOING BUSINESS AS TIMMY'S REPAIR AND WRECKER SERVICE, ET AL	Part of the J. C. Ragsdale League and Labor Survey No. 219, including part Of Block 48 of the Barler Addition, Town of Llano, Llano County, Texas, Described in Volume 1316, Page 497, Official Public Records of Llano County, Texas	\$43,310.00	\$6,023.15
3	20724 10/22/20	R000072461 FEBRUARY 05, 2021	LLANO COUNTY, ET AL VS. SHANE SAN FILIPPO	The East Half of Lot 2 and all of Lot 3, Royal Oaks Estates Subdivision, Unit 7, Llano County, Texas, described in Volume 1558, Page 907, Official Public Records of Llano County, Texas	\$20,630.00	\$1,107.83
4	20926 10/22/20	R000024308 FEBRUARY 05, 2021	LLANO COUNTY, ET AL VS. WARONKER FAMILY LAND HOLDINGS, LLC, ET AL	Lot W23048, Horseshoe Bay West Subdivision, Llano County, Texas, described in Volume 1544, Page 3724, Official Public Records of Llano County, Texas	\$2,410.00	\$1,233.00
5	21039 10/22/20	R000020025 FEBRUARY 05, 2021	LLANO COUNTY, ET AL VS. MICHAEL P. STEPHENS, ET AL	Lot 3048-A, Horseshoe Bay Applehead Addition, City of Horseshoe Bay, Llano County, Texas, Described in Volume 1552, Page 3255, Official Public Records of Horseshoe Bay, Texas	\$9,500.00	\$1,695.84
6	21039 10/22/20	R000019991 FEBRUARY 05, 2021	LLANO COUNTY, ET AL VS. MICHAEL P. STEPHENS, ET AL	Lot 3046-A, Horseshoe Bay Applehead Addition, City of Horseshoe Bay, Llano County, Texas, Described in Volume 1552, Page 3257, Official Public Records of Horseshoe Bay, Texas	\$9,500.00	\$1,695.84

Sale #	Cause # Judgment Date	Acct # Order Issue Date	Style of Case	Legal Description	Adjudged Value	Estimated Minimum Bid
7	21167 10/22/20	R000018806 FEBRUARY 05, 2021	LLANO COUNTY, ET AL VS. RICHARD SPEAR	Lots 309 and 310, and the West one-half of Lot 311, Granite Shoals Lake Shores Subdivision, Llano County, Texas, described in Volume 1391, Page 418, Official Public Records of Llano County, Texas	\$71,620.00	\$5,674.05
8	21176 10/22/20	R000039249 FEBRUARY 05, 2021	LLANO COUNTY, ET AL VS. RUTH E. LESSING	Lot 18006, Horseshoe Bay Subdivision, Llano County, Texas, described in Volume 200, Page 142, Deed Records of Llano County, Texas	\$7,110.00	\$2,020.84

(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, February 5, 2021

Bill Blackburn

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) 634-3818.