

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

**CENTENNIAL BANK**

**PLAINTIFF**

v.

**Case No. 17CV-19-214**

**HOLSTED HEAT & AIR, INC.; MATT S.  
HOLSTED; FORT SMITH HMA, LLC; and  
M & A SUPPLY CO., INC. a/k/a M & A  
SUPPLY COMPANY, INC.**

**DEFENDANTS**

**NOTICE OF COMMISSIONER'S SALE**

Notice is hereby given that pursuant to the authority and direction of a certain Judgment, decree and order of sale rendered in the Circuit Court of Crawford County, Arkansas, on the 22nd day of May 2019, in the cause of Centennial Bank vs. Holsted Heat & Air, Inc., *et al.*, Case No. 17CV-19-214, in which Centennial Bank recovered judgment against the Defendants, in the Judgment amounts as stated, and against the real property herein described, together with further interest thereon, until paid; including attorney's fees and costs and which Judgment appears of record in the proceedings of said court in the office of the Circuit Clerk and Ex Officio Recorder in said county and said judgment and costs not having been paid within the time required by said decree and said judgment having been declared a lien upon the real property hereinafter described and said real property ordered sold to satisfy the same.

NOW, THEREFORE, the undersigned, as Commissioner of said Court will, on the 10th day of July 2019, at 10:00 o'clock a.m., expose for sale at public outcry to the highest bidder on a credit of three (3) months at the front door of the Crawford County Circuit Clerk Complex, 317 Main Street, Van Buren, Crawford County, Arkansas, between the hours prescribed by law for judicial sales the following described real estate situated in said county and state, to-wit:

PART OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 9, TOWNSHIP 10 NORTH, RANGE 30 WEST DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID FORTY AND RUN EAST 294.2 FEET FOR POINT OF BEGINNING; THENCE EAST 165 FEET; THENCE SOUTH 528 FEET; THENCE WEST 165 FEET; THENCE NORTH 528 FEET TO THE POINT OF BEGINNING.

ALSO:

PART OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 9, TOWNSHIP 10 NORTH, RANGE 30 WEST DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID FORTY

AND RUN EAST 294.2 FEET AND SOUTH 528 FEET FOR POINT OF BEGINNING OF THIS CONVEYANCE; THENCE RUN EAST 165 FEET; THENCE SOUTH TO THE SOUTH LINE OF THE FORTY; THENCE WEST 165 FEET; THENCE NORTH TO POINT OF BEGINNING.

LESS AND EXCEPT: PART OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 9, TOWNSHIP 10 NORTH, RANGE 30 WEST, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID FORTY AND RUN EAST 294.2 FEET AND SOUTH 792 FEET FOR POINT OF BEGINNING OF THIS CONVEYANCE: THENCE RUN EAST 165 FEET; THENCE SOUTH TO THE SOUTH LINE OF THE FORTY; THENCE WEST 165 FEET; THENCE NORTH TO THE POINT OF BEGINNING.

The purchaser at said sale will be required to pay 10% of the purchase price down at the time of sale and to execute a bond with sufficient sureties thereon for the balance of the purchase price, bearing interest from the date of sale until paid at the rate of 10% per annum, due in three (3) months and a lien will be retained on said real property sold to secure payment of the purchase money.

This sale is made subject to any and all stipulations made in the decretal Order filed of record on May 22, 2019. The Commissioner does not warrant title, boundary lines, taxes and or improvements, if any, on this property in Crawford County, Arkansas.

Sharon Blount-Baker, COMMISSIONER

*Sharon Blount-Baker*

