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Notice of Public Sale of Real Estate

THE STATE OF TEXAS
COUNTY OF LAMAR

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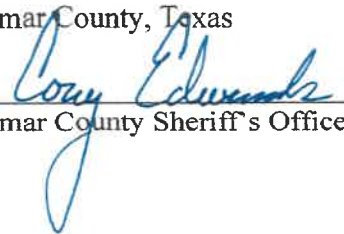
Notice of Public Sale of Real Estate is hereby given pursuant to Texas Rules of Civil Procedure 647 and 21(a) and the Texas Property Code. By virtue of a Writ of Execution issued on February 13, 2025 out of the Honorable 40th Judicial District Court, of Ellis County, Texas on a judgment rendered in said court July 8, 2024, in favor of UGOTEM, LLC dba Texas Ace Heating And Air as Plaintiff, against Loye Earl Justice and Dorothy Faye Justice D/B/A Justice Construction Management Cause no. 114097. I did on March 24, 2021, levy upon the following described tracts or parcels of land in the county of Lamar, State of Texas, as property of Dorothy Faye Justice

LAMAR COUNTY APPRAISAL DISTRICT PROPERTY ID: 53766; GEO ID: A0808-0020-000-25; LEGAL: A808 I RUBLE, SURVEY, TRACT 2, ACRES 36.23; SITUS: 32505 CO. RD. TX; OWNER ID: 106848986, and more particularly described in that particular Warranty Deed with Vendor's Lien, dated November 6, 2020, and recorded in Lamar County, Texas Deed Records as Document Number 176403-2020.

On May 6, 2025, being the first Tuesday of said month, between the hours of 10:00 am and 4:00 pm on said day, at 119 N. Main St. Paris, Texas, @ 12:15pm, I will offer for sale and sell at public auction, for cash, all the right, title, and interest of the above-named defendant(s), in and to said above-described Property, as provided for by the Texas Rules of Civil Procedure and Texas Property Code. This sale will be conducted to satisfy the judgment for Writ of Execution, plus interests, and attorney's fees in the amount of **\$129,487.94** due on the properties described herein, costs of court and sale. I do hereby verify that true and correct copies of the foregoing notice of tax sale have been delivered by United States Postal Service certified mail, return receipt requested, and by regular mail, to each of the defendants named in the above numbered and styled cause.

Dated at Lamar, Texas this 9 day of April, 2025.

Scott Cass, Sheriff
Lamar County, Texas


Lamar County Sheriff's Office

RECEIVED BY
LAMAR COUNTY CLERKS OFFICE
ON THIS THE 14 DAY OF Apr, 2025.