

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

BANK OZK

PLAINTIFF

VS.

Case No. 60CV-24-11348

**CHARLIE GARNER; CITY OF
LITTLE ROCK; UNITED STATES OF
AMERICA, DEPARTMENT OF HOUSING
AND URBAN DEVELOPMENT; and BETTER
COMMUNITY DEVELOPMENT, INC.**

DEFENDANTS

NOTICE OF COMMISSIONER'S SALE

NOTICE IS HEREBY GIVEN, that pursuant to the authority and directions contained in the decretal order of the Circuit Court of Pulaski County, Arkansas, entered on May 7, 2025, in Case No. 60CV-24-11348, then pending therein between Bank OZK, Plaintiff, and Charlie Garner; City of Little Rock; United States of America, Department of Housing and Urban Development; and Better Community Development, Inc., the undersigned, as Commissioner of said Court, will offer for sale at public venue to the highest bidder, at 401 W. Markham Street, Little Rock, AR 72201, within the hours prescribed by law for judicial sales, on the 10th day of July, 2025 at 12:00 p.m. (noon), the following described real estate, to-wit:

Lot 8, Block 15, W.B. Worthen Addition to the City of Little Rock, Pulaski County, Arkansas.

TERMS OF SALE: Such sale will be at public auction to the highest bidder for cash or upon credit of three (3) months, provided that if the sale is upon credit, ten percent (10%) of the purchase price, non-refundable, shall be given to the Commissioner on the date of sale, and the balance of the purchase price shall bear interest from the date of the sale until paid at the highest rate allowed by law; provided, however, that if Bank OZK is the highest bidder at the time of such foreclosure, Bank OZK may pay the purchase price by credit given upon the judgment granted Bank OZK, except as to the cost of sale. The above-described real property will be sold "as is" with no representations or warranties of any kind.

The sale is made subject to any and all stipulations made in the Decretal Order filed of record on the 7th day of May, 2025. The Commissioner does not warrant title, boundary lines, taxes and or improvements, if any, on this property or properties in Pulaski County, Arkansas.

GIVEN under my hand this ____ day of _____, 2025.

TERRI HOLLINGSWORTH,
Commissioner

By: _____

Printed Name _____

Title: _____

NEWSPAPER..... ARKANSAS DEMOCRAT GAZETTE
PUBLISH ONCE.....AT LEAST TEN (10) DAYS PRIOR TO DATE OF SALE

BILL ATTORNEY:
Grant E. Fortson
Lax, Vaughan, Fortson, Rowe & Threet, P.A.
Cantrell West Building
11300 Cantrell Road, Suite 201
Little Rock, Arkansas 72212



Case Title: BANK OZK V CHARLIE GARNER, ET AL

Case Number: 60CV-24-11348

Type: NOTICE COMMISSIONER'S SALE

So Ordered

A handwritten signature in blue ink, consisting of a large, stylized 'D' and 'W' followed by a horizontal line.

Dawn A. Williams, Pulaski Circuit Court
Administrator