

FILED FOR RECORD
ROCKWALL CO. TEXAS

25 APR 15 PM 3:10

NOTICE OF ASSESSMENT LIEN SALE

STATE OF TEXAS §
 §
COUNTY OF ROCKWALL §

JENNIFER FOGG
ROCKWALL COUNTY CLERK

BY  DEPUTY

WHEREAS, on or about March 12, 2025, a Notice of Lien was filed in the Deed Records of Rockwall County, Texas, covering the real property herein described concerning default in the payment of the indebtedness owing by Beau J. Knearem, the present owner of said real property, to Rockwall Timber Creek Estates Residential Association, Inc. (the "Association"); and

WHEREAS, the said **Beau J. Knearem** has continued to default in the payment of her indebtedness to the Association and the same is now wholly due, and the Association, acting by and through its duly authorized agent, intends to sell the herein described property to satisfy the present indebtedness of said owners to the Association;

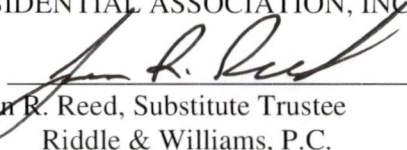
NOW, THEREFORE, notice is hereby given that on Tuesday, **May 6, 2025**, between 10 o'clock a.m. and 4 o'clock p.m., the Association will sell said real estate in the area immediately outside on the front steps of the Rockwall County Courthouse, located at **1111 Yellow Jacket Lane, Rockwall, Rockwall County, Texas**, Rockwall County, Texas, to the highest bidder for cash, subject to all superior liens and encumbrances of record. The earliest time at which said sale will begin will be **1:00 o'clock p.m.**, and the sale will take place not later than three (3) hours after that time.

Said real estate is described as follows:

Lot 39, Block G, of Timber Creek Estates, an Addition to the City of Rockwall, Rockwall County, Texas, according to the Corrected Final Plat thereof, recorded in Cabinet E, Slide 55, Plat Records of Rockwall County, Texas (3885 Poplar Point Drive)

WITNESS my hand this 13th day of March, 2025

ROCKWALL TIMBER CREEK ESTATES
RESIDENTIAL ASSOCIATION, INC.

By: 
Jason R. Reed, Substitute Trustee
Riddle & Williams, P.C.
3811 Turtle Creek Blvd, Suite 500
Dallas, Texas 75219

The within notice was posted by me on the ____ day of _____, 2025, at the Rockwall County Courthouse in Rockwall, Texas.