

CLERK OF THE COURT
TABATHA FERGUSON
BOSQUE COUNTY CLERK
P O BOX 617
MERIDIAN, TX 76665

ATTORNEY FILING
JOHN A. HASTINGS, JR
P.O. BOX 899
MERIDIAN, TEXAS 76665

THE STATE OF TEXAS

TO ALL PERSONS INTERESTED IN THE SALE OF MINOR'S PROPERTY
CHLOE TEAGUE Docket No **P08444**, County Court At Law Bosque County, Texas.

TRACY TEAGUE, Applicant, filed in the County Court at Law of Bosque County, Texas, on the **20th DAY OF DECEMBER, 2021**, an **APPLICATION TO SELL MINOR'S PROPERTY WITHOUT GUARDIANSHIP**.

Description:

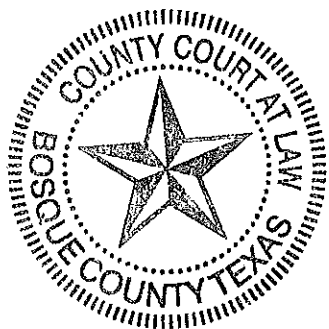
All certain lot, tract or parcel of land being Lots 1 and 2, Block 13 of the Mound Addition to the City of Walnut Springs, Bosque County, Texas as per plat recorded in volume 2 Page 637, Deed Records, Bosque County, Texas

(25%) Interest

Anyone opposing the above sale has the right under Section 1158.254 of the Estate Code to file such opposition in writing with the clerk of the court. Such opposition must be filed by said the **First Monday next after the expiration of ten days** from the date of posting this citation, the same being the **03rd DAY OF JANUARY, 2022**, at the County Clerk's Office, 110 South Main, Meridian, Texas.

The officer executing this citation shall post the copy citation at the Courthouse Door of the county in which proceedings are pending, or at the place in or near said Courthouse where public notices customarily are posted, for not less than 10 days before the return day thereof, exclusive of the date of posting and return the original copy of this citation to the Clerk stating in a written return thereon the time when and the place where he posted such copy.

GIVEN UNDER MY HAND AND THE SEAL OF SAID COURT at office in Meridian, Texas, this the **20th DAY OF DECEMBER, 2021**.



Tabatha Ferguson

TABATHA FERGUSON
BOSQUE COUNTY CLERK

Melissa Cralh

Deputy

OFFICER'S RETURN ON CITATION

Came to hand on the 20 day of Dec, 2021, at
3:41 o'clock P.M. and executed on the 20 day of Dec, 2021
by posting a copy of the within citation for ten days, exclusive of the day of posting,
before the return day hereof, at the County Courthouse door of Bosque County,
Texas, or at the place in or near the said courthouse where public notices customarily are
posted, that is from 12/20, 2021, through 1/3,
2022, inclusive.



CONSTABLE
BOSQUE COUNTY, TEXAS

Printed name: Scott Ferguson

Cause No. _____

IN THE INTEREST OF) IN THE COUNTY COURT
CHLOE TEAGUE) OF BOSQUE COUNTY, TEXAS

Application to Sell Minor's Property Without Guardianship

Applicant, Tracy Teague, files this application for the sale of property of a minor and shows the court as follows:

Applicant is the natural parent of Chloe Teague, a minor who is not a ward. The court has venue of this proceeding pursuant to Section 1351.001 of the Texas Estates Code, because the child resides in Bosque County and the Property being sold is in Bosque County.

The description of the property sought to be sold is as follows:

All that certain lot, tract or parcel of land being Lots 1 and 2, Block 13 of the Mound Addition to the City of Walnut Springs, Bosque County, Texas as per plat recorded in Volume 2 Page 637, Deed Records, Bosque County, Texas.

The name of the minor is Chloe Teague and she has an undivided twenty-five percent (25%) interest in the following described property, to-wit: Lots 1 and 2, Block 13 of the Mound Addition to the City of Walnut Springs, Bosque County, Texas as per plat recorded in Volume 2 Page 637, Deed Records, Bosque County, Texas.

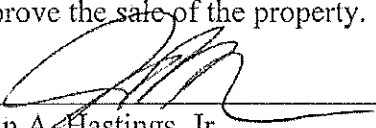
The name of the purchaser of the minor's interest in the property is Fabiola Alvarez.

The sale of the minor's interest in the property is for cash.

All of the funds received from the sale of minor's interest in the Property shall be deposited into the registry of the court and are to be used for the minor's use and benefit.

It is in the best interest of the minor that the property be sold because ad valorem taxes are past due; the ad valorem taxes are continuing to accrue on the property; and there is no income being derived from the property.

Applicant request the court to set a hearing on this application, and upon hearing, to approve the sale of the property.



John A. Hastings, Jr.,
Attorney for Applicant
State Bar No. 09209500
P.O. Box 899, Meridian, Tx 76665
254/435/2373