

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

ATTORNEY FILING
PATRICIA FERGUSON
815 WEST 5TH STREET
CLIFTON, TX 76634

THE STATE OF TEXAS

TO ALL PERSONS INTERESTED IN THE PROBATE OF **GEORGE HUBERT POTTER** Docket No **P08310**, County Court At Law Bosque County, Texas.

CALVIN RUETER, Administrator, filed in the County Court at Law of Bosque County, Texas, on the **07th DAY OF JUNE, 2022**, an **APPLICATION FOR ORDER OF SALE OF REMAINING REAL PROPERTY**.

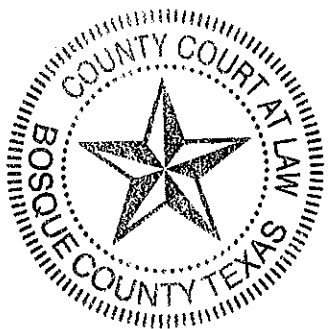
Description:

The Estate's real property liable for the payment of estate debts includes approximately 540 acres of land save and except approximately 76 acres with an estimated value of at least \$3,000,000.00.

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 **20th DAY OF JUNE, 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 **07th DAY OF JUNE, 2022**.



Tabatha Ferguson

TABATHA FERGUSON
BOSQUE COUNTY CLERK

Melissa Crahl

Deputy

OFFICER'S RETURN ON CITATION

Came to hand on the 7 day of June, 2022, at 11:43 o'clock A M. and executed on the 7 day of June, 2022 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 6/7, 2022, through 6/20, 2022, inclusive.


CONSTABLE
BOSQUE COUNTY, TEXAS

Printed name: Scott Ferguson

No. P08310

ESTATE OF § **COUNTY COURT**
GEORGE HUBERT POTTER, § **AT LAW OF**
DECEASED § **BOSQUE COUNTY, TEXAS**

APPLICATION FOR ORDER OF SALE OF REMAINING REAL PROPERTY

Calvin Rueter, Administrator of the Estate of George Hubert Potter, Deceased,
files this Application for the Court's authorization to the estate's remaining real property:

1. This Application is made in accordance with *Texas Estates Code Section 356.251*.

2. Attached to this Application is an exhibit verified by affidavit showing the Estate's condition fully and in detail.

3. The estate involves more than 200 heirs and the interests of some owners are very small. The Estate's only non-cash asset is real estate, which is not susceptible to partition in kind.

3. The Administrator requests the Court's authorization to sell all of Decedent's real property through a licensed broker in a manner suitable for its size and character save and except that previously sold tract of approximately 76 acres out of the Samuel Johnson Survey. Upon approval of this sale, the Administrator will obtain a survey of the property.

4. A sale of the property is necessary or advisable because the sale is in the best interest of the Estate for ultimate distribution of the Estate's assets to Decedent's heirs-at-law.

The Administrator requests that the Court issue citation as required by law and, after hearing, enter an order authorizing the sale of the above-described real property interest and enter all other orders it deems proper.

Respectfully submitted,



Calvin Rueter
Administrator



Patricia Ferguson
Attorney for Applicant
State Bar No.: 06918400
pferguson@bosquelaw.com
Patricia Ferguson & Associates, LLC
815 West 5th Street
Clifton, Texas 76634-1519
Telephone: 254/675-8663
Facsimile: 254/675-4567

Certificate of Service

I certify that a true and correct copy of this pleading was sent on June 7, 2022, as follows:

Via E-file to

Anthony Silas, Attorney Ad Litem for Unknown Heirs, at anthony@silaslaw.com

Dulan D. Elder, Attorney for Roger Wade Adams, Shelly Ann Adams Martin and Brantley Jay Adams, at delder@regllp.com

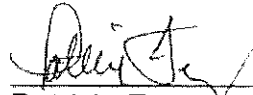
Regular mail

Patricia Kay Morgan, c/o Melissa Morgan Tuthill, AIF, 7024 Bending Oak, Austin, Texas 78749-1888

Carlton Vaden Barrington & Carol Barrington Sloan, c/o Carol Barrington Sloan, 107 Double Eagle Drive, Austin, Texas 78738-1301

Mildred McBride McKean, c/o Wanda Sue McBride Osborne, AIF, 200 Ovaletta Drive, Justin, Texas 76247-1490

Stephen Bernt Dahl, c/o Travis Blake, 400 Austin Avenue, Waco, Texas 76701-2138



Patricia Ferguson
Attorney for Administrator

STATE OF TEXAS
COUNTY OF BOSQUE

VERIFIED EXHIBIT SHOWING CONDITION OF THE ESTATE

BEFORE ME, the undersigned authority, on this day personally appeared **Calvin Rueter, Administrator of the Estate of George Hubert Potter, Deceased**, who, after being duly sworn, stated the following:

I am the Administrator of the Estate of George Hubert Potter, Deceased.

This Exhibit fully shows the condition of the Estate.

Claims Against the Estate: No claims against the Estate are currently existing.


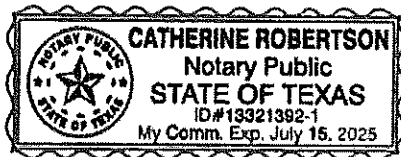
Unpaid Debts: At this time, the Administrator is aware of pending debts only for property insurance and various maintenance expenses. At the appropriate time, Applications will be filed for permission to pay the final attorney's fees and expenses and the Administrator's fees and expenses.

Property of the Estate: The Estate's real property liable for the payment of estate debts includes approximately 540 acres of land save and except approximately 76 acres with an estimated value of at least \$3,000,000.00. As of April 30, 2022, the Estate's money market account balance was \$350,060.41 and its checking account balance was \$33,866.34.



Calvin Rueter
Administrator

SUBSCRIBED AND SWORN TO BEFORE ME by **Calvin Rueter, Administrator** of the Estate of **George Hubert Potter, Deceased**, on June 3, 2022.


Notary Public, State of Texas

Automated Certificate of eService

This automated certificate of service was created by the eFiling system. The filer served this document via email generated by the eFiling system on the date and to the persons listed below. The rules governing certificates of service have not changed. Filers must still provide a certificate of service that complies with all applicable rules.

Jane Rhodes on behalf of Patricia Ferguson
Bar No. 6918400
jane@bosquelaw.com
Envelope ID: 65187765
Status as of 6/7/2022 10:25 AM CST

Associated Case Party: Calvin Rueter

Name	BarNumber	Email	TimestampSubmitted	Status
Patricia Ferguson		pferguson@bosquelaw.com	6/7/2022 9:52:33 AM	SENT

Associated Case Party: GeorgeHubertPotter

Name	BarNumber	Email	TimestampSubmitted	Status
Anthony E.Silas		anthony@silaslaw.com	6/7/2022 9:52:33 AM	SENT

Case Contacts

Name	BarNumber	Email	TimestampSubmitted	Status
Jane Rhodes		jane@bosquelaw.com	6/7/2022 9:52:33 AM	SENT
Dulan DElder		delder@regllp.com	6/7/2022 9:52:33 AM	SENT