

IN THE CIRCUIT COURT OF
GARLAND COUNTY, ARKANSAS,
CIVIL DIVISION
ARVEST BANK, PLAINTIFF
vs.
Case No.: 26CV-26-1309
MARK A. LANE;
The Unknown Spouse of Mark
A. Lane, if any; and
The Tenants of 344 Holly St.,
Hot Springs, AR 72901, if any, DE-
FENDANTS

NOTICE OF
COMMISSIONER'S SALE
NOTICE IS HEREBY GIVEN that
pursuant to the authority and di-
rections contained in the Judg-
ment and Decree of Foreclosure
entered on the 11th day of Sep-
tember, 2026, in Case No. 26CV-
26-1309 between ARVEST BANK,
Plaintiff, and MARK A. LANE, The
Unknown Spouse of Mark A. Lane,
if any, and The Tenants of 344
Holly St., Hot Springs, AR 72901,
if any, Defendants, the under-
signed, as Commissioner of such
Court, will offer for public sale to
the highest bidder at the North en-
trance in front of the elevator in
the Garland County Courthouse,
501 Ouachita Ave., Hot Springs,
AR, 71901, within the hours pre-
scribed by law for judicial sales,
on the 28th day of October, 2026
at 11:00 a.m., the following de-
scribed real property situated in
Garland County, Arkansas:

Part of Lot 10, Block 150 of the
HOT SPRINGS RESERVATION, as
surveyed, mapped and platted by
the U. S. Hot Springs Commission-
ers, particularly described as fol-
lows: Commence on the line of Lot
10 and Holly Street, at a point
which is 62 feet distant from the
dividing line between Lots 9 and
10 in said Block, and continue
thence along the line of Lot 10
and Holly Street in a Southeasterly
direction a distance of 50 feet;
thence at right angles to said line
and Holly Street a distance of 100
feet; thence in a Northwesterly di-
rection parallel with Holly Street a
distance of 50 feet; thence in a
straight line to the Point of Begin-
ning; said tract or parcel of land
being also known as all of Lot 2
and part of Lot 3 of B.W. and I.M.
Eddy's Subdivision of Parts of Lots
6, 8, 10 and 11 in Block 150 as
shown by plat recorded in Vol. 38,
Page 556, Records of Deeds and
Mortgages of Garland County,
Arkansas;

Also, Part of Lot 10, Block 150
of the HOT SPRINGS RESERVA-
TION, as surveyed, mapped and
platted by the U. S. Hot Springs
Commissioners, and more partic-
ularly described as follows: Com-
mence on the line of Lot 10 and
Holly Street at a point which is 62
feet distant from the dividing line
between Lots 9 and 10 in said
Block, run thence at right angles
to Holly Street a distance of 118
feet to the East side of an alley
and the Place of Beginning of the
tract herein conveyed; thence
Southerly parallel with Holly Street
along the east line of said alley a
distance of 50 feet; thence East-
erly at right angles to the line of
said alley a distance of 75 feet,
more or less, to the dividing line
between Lots 7 and 10 in said
Block 150; thence a Northwest-
erly direction along said dividing
line a distance of 55 feet, more or
less, to a point where the first line
at right angles to Holly Street, as
herein mentioned, if extended,
would intersect the dividing line
between Lots 7 and 10 in said
Block; thence in a straight line and
Westerly direction to the Point of
Beginning. (Meaning and intend-
ing to convey all that part of Lot
10 lying East of the alley and be-
tween the lines of the lot, if ex-
tended in an Easterly direction,
which was conveyed to Virginia
Ward Ritz by deed dated May 7th,
1924, and now recorded in Vol.
135, Page 266, Records of Deeds
and Mortgages of Garland County,
Arkansas.

Said property has a physical
address of 344 Holly St., Hot
Springs, AR 72901.

TERMS OF SALE: The purchaser
will pay the full purchase price on
the day of the sale or pay ten per-
cent (10%) of the purchase price,
non-refundable, with the balance
due to the Commissioner, together
with ten percent (10%) interest
per annum from the date of the
sale until fully paid, within three
(3) months from the date of the
sale. Prior to the commencement
of bidding, any individual who
shall desire to bid shall inform the
Commissioner that they will pay
the full purchase price in cash or
he shall present a letter of credit
or a bond as required by law to
the Commissioner and shall re-
ceive pre-approval by the Com-
missioner to secure the payment
of the remainder of the purchase
price within three (3) months from
the date of the sale. A lien shall
be retained on the property sold to
secure the payment of the pur-
chase price until the balance is
paid in full. The property shall be
sold "as is", "where is", without
warranty of any kind. The pur-
chaser shall be responsible for the
costs of the sale, as well as for
any unpaid real estate taxes.

This sale is made subject to
any and all stipulations made in
the decretal Order filed of record
on September 11, 2026. The
Commissioner does not warrant
title, boundary lines, taxes and or
improvements, if any, on this
property in Garland County,
Arkansas.

Given under my hand this 24th
day of September, 2026.
/s/ Kristie Womble-Hughes
Garland County Commissioner
in Circuit Court
625619f