

CONSTABLE'S SALE

Notice is hereby Given, that by virtue of a certain ORDER OF SALE Issued by the Clerk of the 240TH Court of FORT BEND County, on the 13th day of JULY, 2023, in a certain cause number 19-DCV-267294 wherein RIVERSTONE HOMEOWNER ASSOCIATION INC. plaintiff , and SHASHANK PRABHU AND NAYANATARA RAO-PRABHU defendant, in which cause a judgment was rendered on the 15TH day of SEPTEMBER, 2020, in favor of the said plaintiff RIVERSTONE HOMEOWNER ASSOCIATION, INC. against said defendant SHASHANK PRABHU AND NAYANATARA RAO-PRABHU , for the sum of \$3,555.60 AS TOTAL AMOUNT DUE ON THE ASSESSMENT ACCOUNT OF PROPERTY THAT IS SECURED BY THE PLAINTIFF'S LIEN ON THE PROPERTY AS OF THE DATE THE MOTION FOR DEFAULT WAS FILED; REASONABLE ATTORNEY'S FEES IN THE AMOUNT OF \$ 3,201.73; ADDITIONAL ATTORNEY'S FEES IN AMOUNT OF \$1,800.00; ALL COSTS OF COURT IN THE AMOUNT OF \$316.90, PROCESS SERVER FEES IN THE AMOUNT OF 230.00, AND POST -JUDGEMENT INTEREST AT THE RATE OF 5% PER ANNUM OF THE TOTAL JUDGEMENT , INCLUDING ATTONERY'S FEES AWARDED HEREIN, FROM THE DATE THIS JUDGEMENT IS SIGNED UNTIL FULLY PAID with the interest thereon at the rate of 5% per annum from date of judgment, together with all costs of suit, I levied upon, and will, on the 5TH day of SEPTEMBER, 2023 within legal hours, proceed to sell for cash to the highest bidder, all the right, title and interest of SHASHANK PRABHU AND NAYANATARA RAO-PRABHU in and to the following described REAL property, levied upon as the property of SHASHANK PRABHU AND NAYANATARA RAO-PRABHU to wit:

PROPERTY DESCRIPTION: LOT FIVE (5) IN BLOCK ONE (1) OF SENOVA AT RIVERSTONE, SECTION THREE (3), PHASE TWO (2), A SUBDIVISION IN FORT BEND COUNTY, TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT NO.20120222 OF THE PLAT RECORDS OF FORT BEND COUNTY, TEXAS MORE COMMONLY KNOWN AS 4015 TURTLE TRAILS LANE, SUGARLAND, TX 77479 ("PROPERTY")

DATE OF SALE: SEPTEMBER 5TH, 2023
TIME OF SALE: APPROXIMATELY 10:00 AM
PLACE OF SALE: 4310 HWY 36 SOUTH, ROSENBERG, TEXAS 77471
TERMS OF SALE: CASH
CREDIT- \$0.00

The above sale to be made by me to satisfy the above described judgment for \$3,555.60 AS TOTAL AMOUNT DUE ON THE ASSESSMENT ACCOUNT OF PROPERTY THAT IS SECURED BY THE PLAINTIFF'S LIEN ON THE PROPERTY AS OF THE DATE THE MOTION FOR DEFAULT WAS FILED; REASONABLE ATTORNEY'S FEES IN THE AMOUNT OF \$ 3,201.73; ADDITIONAL ATTORNEY'S FEES IN AMOUNT OF \$1,800.00; ALL COSTS OF COURT IN THE AMOUNT OF \$316.90, PROCESS SERVER FEES IN THE AMOUNT OF 230.00, AND POST -JUDGEMENT INTEREST AT THE RATE OF 5% PER ANNUM OF THE TOTAL JUDGEMENT , INCLUDING ATTONERY'S FEES AWARDED HEREIN, FROM THE DATE THIS JUDGEMENT IS SIGNED UNTIL FULLY PAID. dollars, in favor of RIVERSTONE HOMEOWNERS ASSOCIATION, INC. together with the costs of said suit, and the proceeds applied to the satisfaction thereof.

NABIL SHIKE
Constable Pct. 3
SUGAR LAND, Texas
By
RACHEL PATTERSON 1311-
DEPUTY
AUGUST 8TH, 2023

**CONSTABLE'S
SALE**

Constable Case No. 23-248

Docket No. 19-DCV-267294

RIVERSTONE HOMEOWNERS ASSOCIATION, INC.
Plaintiff

VS.

SHASHANK PRABHU AND NAYANATARA RAO-PRABHU
Defendant

-CONSTABLE'S SALE-

Date of Levy AUGUST 8, 2023

Date of Sale SEPTEMBER 5, 2023