

CONSTABLE'S SALE

Notice is hereby Given, that by virtue of a certain ORDER OF SALE Issued by the Clerk of the 458TH Court of FORT BEND County, on the 20TH day of SEPTEMBER, 2023, in a certain cause number 23-DCV-302871 wherein RIVERSTONE HOMEOWNERS ASSOCIATION, INC. plaintiff , and SYED ZIA AND SYED ZIAUDDIN AHMED defendant, in which cause a judgment was rendered on the 28TH day of JULY, 2023, in favor of the said plaintiff RIVERSTONE HOMEOWNER ASSOCIATION, INC. against said defendant SYED ZIA AND SYED ZIAUDDIN AHMED, for the sum of \$6,188.60 AS THE TOTAL AMOUNT DUE ON THE ASSESSMENT ACCOUNT OF THE PROPERTY THAT IS SECURED BY THE PLAINTIFF'S LIEN ON THE PROPERTY AS OF THE DATE THE MOTION FOR DEFAULT WAS FILED; REASONABLY ATTORNEY'S FEES IN THE AMOUNT OF \$3,467.00; ADDITIONAL ATTONERY'S FEES IN THE AMOUNT OF \$1,800.00; ALL COSTS OF COURT IN THE AMOUNT OF 376.58, PROCESS SERVER FEES IN THE AMOUNT OF 409.00 ,AND POST JUDGEMENT INTEREST AT THE RATE OF 8.25% PER ANNUM ON THE TOTAL JUDGEMENT , EXCLUDING ATTORNEY'S AWARDED HEREIN, FROM THE DATE THIS JUDGMENT IS SIGNED UNTIL FULLY PAID, with the interest thereon at the rate of 8.25% per annum from date of judgment, together with all costs of suit, I levied upon, and will, on the 10TH day of OCTOBER, 2023 within legal hours, proceed to sell for cash to the highest bidder, all the right, title and interest of SYED ZIA AND SYED ZIAUDDIN AHMED in and to the following described REAL property, levied upon as the property of SYED ZIA AND SYED ZIAUDDIN AHMED to wit:

PROPERTY DESCRIPTION: LOT TWENTY-SIX(26), IN BLOCK ONE(1), OF AVALON AT RIVERSTONE, SECTION SIX(6), AN ADDITION IN FORT BEND COUNTY , TEXAS ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN/UNDER PLAT NO.20140120 OF THE PLAT RECORDS OF FORT BEND COUNTY, TEXAS MORE COMMONLY KNOWN AS 4939 BLACKWATER LANE , SUGARLAND, TX 77479 ("PROPERTY")

DATE OF SALE: NOVEMBER 7, 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 \$6,188.60 AS THE TOTAL AMOUNT DUE ON THE ASSESSMENT ACCOUNT OF THE PROPERTY THAT IS SECURED BY THE PLAINTIFF'S LIEN ON THE PROPERTY AS OF THE DATE THE MOTION FOR DEFAULT WAS FILED; REASONABLY ATTORNEY'S FEES IN THE AMOUNT OF \$3,467.00; ADDITIONAL ATTONERY'S FEES IN THE AMOUNT OF \$1,800.00; ALL COSTS OF COURT IN THE AMOUNT OF 376.58, PROCESS SERVER FEES IN THE AMOUNT OF 409.00 ,AND POST JUDGEMENT INTEREST AT THE RATE OF 8.25% PER ANNUM ON THE TOTAL JUDGEMENT , EXCLUDING ATTORNEY'S AWARDED HEREIN, FROM THE DATE THIS JUDGMENT 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
OCTOBER 10, 2023

**CONSTABLE'S
SALE**

Constable Case No. 23-353

Docket No. 23-DCV-302871

RIVERSTONE HOMEOWNER ASSOCIATION, INC.
Plaintiff

VS.

SYED ZIA AND SYED ZIAUDDIN AHMED
Defendant

-CONSTABLE'S SALE-

Date of Levy OCTOBER 10, 2023

Date of Sale NOVEMBER 7, 2023