

## NOTICE OF SALE



2 pgs

202240069

In accordance with:

- (1) the authority conferred upon Brodie Heights Condominium Community, Inc. by those certain instruments entitled: *Declaration of Condominium Regime For Brodie Heights Condominiums* (collectively the "Declaration"), which is filed in the *Official Public Records of Real Property of Travis County, Texas*, under Travis County Clerk's File Number 2007122559, and all amendments and supplements to the above-referenced documents, if any [the documents described above collectively hereinafter referred to as the "Declaration"];
- (2) the lien created in the Declaration in favor of Brodie Heights Condominium Community, Inc. (hereinafter the "Association") and the Texas Uniform Condominium Act (the "Act") against the property described below; and
- (3) the deed recorded in the Official Public Records of Real Property of Travis County, Texas conveying the property described below to Kelly Jones;

the Agent and Trustee for the Association, which is the beneficiary of the power of sale contained in the Declaration and in Section 82.113(d) of the Act, will, at the request of the Association in order to satisfy the indebtedness of Kelly Jones resulting from Kelly Jones default in the payment to the Association of assessments and other charges authorized by the Declaration and/or the Act, sell the property described below on March 1, 2022 (that being the first Tuesday of said month), at public auction to the highest bidder, for cash.

**Assert and protect your rights as a member of the armed forces of the United States. If you or your spouse is serving on active military duty, including active military duty as a member of the Texas National Guard or the National Guard of another state or as a member of a reserve component of the armed forces of the United States, please send written notice of the active duty military service to the sender of this notice immediately.**

The sale of the property described below will be subject to any superior liens as provided for in the Declaration and/or at law. The sale will take place at West Steps of the County Courthouse, 1000 Guadalupe Street, Austin, TX 78701, where sales pursuant to the Texas Property Code Section 51.002 are to take place and is the area designated in the Commissioners Court. The sale will take place no earlier than 10:00 a.m. and no later than three (3) hours after that time.

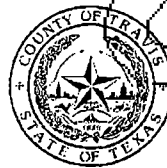
UNIT 1403, BUILDING 14, BRODIE HEIGHTS CONDOMINIUMS, A CONDOMINIUM PROJECT IN TRAVIS COUNTY, TEXAS, TOGETHER WITH AN UNDIVIDED PERCENT INTEREST IN AND TO THE LIMITED COMMON ELEMENTS AND THE GENERAL COMMON ELEMENTS APPURTENANT THERETO, ACCORDING TO THE CONDOMINIUM DECLARATION, AND THE PLATS AND EXHIBITS ATTACHED THERETO, RECORDED IN DOCUMENT NO. 2007122559 AND IN DOCUMENT NO. 2007139497, OF THE OFFICIAL PUBLIC RECORDS OF TRAVIS COOUNTY, TEXAS and more commonly known as 9201 Brodie Lane # 1403, Austin, TX 78748

EXECUTED this the 2nd day of February, 2022.



Sipra Boyd, Clinton F. Brown, Cliff Davis, Noelle Hicks, Ashley Koirtyohann, Melissa McClain, Brady Ortego, Agent and Trustee for Brodie Heights Condominium Community, Inc.

4347-00018



FILED AND RECORDED  
OFFICIAL PUBLIC RECORDS



Dana DeBeauvoir, County Clerk  
Travis County, Texas

202240069

Feb-08, 2022 08:08 AM

Fee: \$3.00 PEREZTA