

# Sheriff's Sale

## Writ of Execution

The State of Texas  
County of Hidalgo

January 8, 2025

NOTICE IS HEREBY GIVEN That by virtue of a certain Writ of Execution Cause No. to C-2477-20-M issued out of the Honorable 476th District of Hidalgo County, Texas on the 4th day of December, 2024 and styled Steve Lewis, LLC dba Lewis Mechanical Sales Plaintiff – VS – Koepke, Inc. Defendant for the sum of one hundred eight thousand three hundred fourteen dollars and zero cents (\$108,314.00) plus attorney fees in the amount of fourteen thousand four hundred seventy dollars and zero cents (\$14,470.00), with interest thereon from July 24, 2024 at a rate of 8.5% per annum from the date of the judgment until paid, together with the sum of \$553.00 costs of suit, and also the cost of executing this writ and you will forthwith execute this writ according to law and the mandates thereof together with the Sheriff's fees, under judgment in favor of Steve Lewis, LLC dba Lewis Mechanical Sales and placed in my hands for service on December 10, 2024, I J.E. Eddie Guerra, as Sheriff of Hidalgo County, Texas did on the 3rd day of January, 2025, levy on certain Real Property,

Legal Description: JOHN H. SHARY 1AC AN IRR TR-W259.11'-E320'-N194'-S644-33' LOT 492, Hidalgo County, Texas.

Property Address: 11113 N. Glasscock Road, Mission, Texas 78573.

And levied upon as the property of Koepke, Inc. and that on the first Tuesday in the month of February, 2025, the same being the 4th, day of said month at the Hidalgo County Administrative Building, 2802 South Business Hwy 281, Edinburg, Texas 78539 hereby designed by the Hidalgo County Commissioners Court, between the hours of 10:00 a.m. and 4:00 p.m. by virtue of said levy and said Writ of Execution/ Order of Sale, I will sell said above real estate at public venue, for cash, to the highest bidder as the property of Koepke, Inc. and in compliance with the law, I give this notice by publication, in the English language, once a week for three (3) consecutive weeks immediately proceeding said day of sale, in The Monitor in Hidalgo County Texas.

The Property is Sold As Is, Where Is, And Without Any Warranty, Either Express Or Implied. Neither The County Nor The Sheriff's Office Warrants Or Makes Any Representations About The Property's Title, Condition, Habitability, Merchantability, Or Fitness For A Particular Purpose. BUYERS ASSUME ALL RISKS.

Witness my hand, this 8th day of January, 2025

J.E. Eddie Guerra  
Sheriff, of Hidalgo County  
By: Sr. Deputy Jesus Contreras #2020