

# CONSTABLE'S SALE

Notice is hereby Given, that by virtue of a certain ORDER OF SALE Issued by the Clerk of the 240<sup>TH</sup> Court of FORT BEND County, on the 13<sup>th</sup> day of NOVEMBER, 2024, in a certain cause number 22-DCV-299512 wherein COLONY GRANT HOMEOWNERS ASSOCIATION, INC plaintiff , and MARK J. LESLIE, JR. AND HEATHER LESLIE JOINTLY AND SEVERALLY defendant, in which cause a judgment was rendered on the 21<sup>ST</sup> day of NOVEMBER, 2023, in favor of the said plaintiff COLONY GRANT HOMEOWNERS ASSOCIATION, INC against said defendant MARK J. LESLIE, JR AND HEATHER LESLIE, JOINTLY AND SEVERALLY, for the sum of \$4,192.57; FOR UNPAID ASSESSMENTS AND CHARGES THAT ACCRUED ON DEFENDANTS' ASSESSMENT ACCOUNT THROUGH OCTOBER 23,2023;; JOINTLY AND SEVERALLY, REASONABLE AND NECESSARY ATTORNEY'S FEES FOR LEGAL SERVICES RENDERED IN THE AMOUNT OF \$3,215.00 AND EXPENSES/COSTS INCURRED IN THE AMOUNT OF \$1,963.10; JOINTLY AND SEVERALLY, ADDITIONAL ATTORNEY FEES OF \$660.00(330.00X2HRS.), SAME BEING FOR 2 HOURS OF ATTORNEY TIME PREPARE FOR, TRAVEL TO/FROM THE COURTHOUSE AND PRESENT PLAINTIFF'S DISPOSITIVE DEFAULT MOTION TO THE COURT; JOINTLY AND SEVERALLY, INTEREST ON ALL AMOUNTS AWARDED IN THIS JUDGMENT AT THE RATE OF 7.5% PER ANNUM FROM THE DATE OF THIS JUDGMENTUNTIL PAID IN FULL; with the interest thereon at the rate of 7.5% per annum from date of judgment, together with all costs of suit, I levied upon, and will, on the 6<sup>th</sup> day of JANUARY, 2025 within legal hours, proceed to sell for cash to the highest bidder, all the right, title and interest of MARK J LESLIE, JR AND HEATHER LESLIE, JOINTLY AND SEVERALLY in and to the following described REAL property, levied upon as the property of MARK J. LESLIE, JR AND HEATHER LESLIE, JOINTLY AND SEVERALLY to wit:

PROPERTY DESCRIPTION: LOT 14,BLOCK02, OF COLONY BEND, SECTION 2,AN ADDITION IN FORT BEND COUNTY,TEXAS, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN THE MAP RECORDS OF FORT BEND COUNTY, TEXAS, UNDER VOLUME 22, PAGE 24, AS MODIFIED BY ANY SUPPLEMENTS THERETO OR REPLATS THEREOF

DATE OF SALE: FEBRUARY 4, 2025  
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 \$4,192.57; FOR UNPAID ASSESSMENTS AND CHARGES THAT ACCRUED ON DEFENDANTS' ASSESSMENT ACCOUNT THROUGH OCTOBER 23,2023;; JOINTLY AND SEVERALLY, REASONABLE AND NECESSARY ATTORNEY'S FEES FOR LEGAL SERVICES RENDERED IN THE AMOUNT OF \$3,215.00 AND EXPENSES/COSTS INCURRED IN THE AMOUNT OF \$1,963.10; JOINTLY AND SEVERALLY, ADDITIONAL ATTORNEY FEES OF \$660.00(330.00X2HRS.), SAME BEING FOR 2 HOURS OF ATTORNEY TIME PREPARE FOR, TRAVEL TO/FROM THE COURTHOUSE AND PRESENT PLAINTIFF'S DISPOSITIVE DEFAULT MOTION TO THE COURT; JOINTLY AND SEVERALLY, INTEREST ON ALL AMOUNTS AWARDED IN THIS JUDGMENT AT THE RATE OF 7.5% PER ANNUM FROM THE DATE OF THIS JUDGMENTUNTIL PAID IN FULL; dollars, in favor of COLONY GRANT HOMEOWNERS ASSOCIATION, INC together with the costs of said suit, and the proceeds applied to the satisfaction thereof.

ALI SHEIKHANI  
Constable Pct. 3  
SUGAR LAND, Texas  
By  
RACHEL PATTERSON 1311-  
DEPUTY  
JANUARY 6,2025

**CONSTABLE'S  
SALE**

Constable Case No. 23-410

Docket No. 22-DCV-299512

COLONY GRANT HOMEOWNERS ASSOCIATION, INC  
Plaintiff

VS.

MARK J. LESLIE, JR AND HEATHER LESLIE  
Defendant

-CONSTABLE'S SALE-

Date of Levy JANUARY 6, 2025

Date of Sale FEBRUARY 4, 2025