

SHERIFF'S SALE

CREDIT HUMAN FEDERAL CERDIT UNION

22ND JUDICIAL DISTRICT COURT

VERSUS NO. 120684

PARISH OF WASHINGTON

**COURTNAY STEIB BRUMFIELD A/K/A
COURTNAY S. BRUMFIELD A/K/A COURTNEY
BRUMFIELD**

STATE OF LOUISIANA

Notice is hereby given that by virtue of Writ of SEIZURE out of the above named Court in the matter of Docket No. 120684.

CREDIT HUMAN FEDERAL CERDIT UNION

Versus No. 120684

COURTNAY STEIB BRUMFIELD A/K/A COURTNEY
S. BRUMFIELD A/K/A COURTNEY BRUMFIELD

directed for execution, I have seized and will offer for sale and sell to the highest bidder at the principal front door of the Sheriff's Office in Franklinton, Washington Parish, Louisiana, on Wednesday, October 8, 2025, at 10:00 AM, the described property, to-wit:

That certain piece or portion of ground, together with all the buildings and improvements thereon, and all of the rights, ways, privileges, servitudes, appurtenances, situated in the PARISH OF WASHINGTON, State of Louisiana, in Section 3, Township 3 South, Range 13 East, in the SW1/4 of the SE 1/4 of Section 3, described as follows, to wit:

Begin at the corner common to Sections 3, 4, 9 and 10, T3S-R13E and run East 651.66 feet; thence run North, 218.38 feet to the west margin of Peach Orchard Road, said point being the Point of Beginning; thence run South 66 deg. 48 min. West, 243.20 feet to a point; thence run North 40 deg. 26 min. 27 sec. West a distance of 155.47 feet, thence North 45 deg. East a distance of 60', thence go in an Easterly direction along an arc of a curve having a radius of 50 feet, a distance of 107.87 feet, thence North 71 deg., 22 sec. East a distance of 140 feet, thence South 23 deg. 46 sec. East a distance of 50 feet, thence South 26 deg. 39 sec. East a distance of 100 feet, to the Point of Beginning. All according to survey dated October 28, 1996, by Fontcuberta Surveys Incorporated, filed in COB 470, page 674 of the records of Washington Parish.

Assessor describes said portion of ground as Lot 28, Timberland Village.

Address is believed to be: 60168 PEACH ORCHARD ROAD, BOGALUSA, LA 70427

Writ Amount: \$443,12392 AND \$17,796.02

TERMS OF SALE:

WITH APPRAISAL, 10% due at adjudication and balance within 30 days.

Advertise: The Era Leader

Jason Smith, Sheriff

09/03/2025

10/01/2025

Attorney:

**ALLISON BEASLEY
8235 YMCA PLAZA DRIVE SUITE 400
BATON ROUGE, LA 70810**

