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Legal Notices

NOTICE TO ALL PERSONS HAVING CLAIMS AGAINST THE ESTATE OF WELDON PIPKIN

Notice is hereby given that original Letters Testamentary for the Estate of WELDON PIPKIN, Deceased, were issued to the undersigned on April 24, 2024, in the matter styled below. This matter is at this time being administered in Montague County, Texas, and the undersigned currently holds such Letters Testamentary. All persons having claims against this Estate are required to present them to the Independent Executrix named below before the date of closing of the Estate, before such claims are barred by the applicable Statute of Limitations, and within the time prescribed by law. DATED on the 25th day of April, 2024. Billie Jean Johnson Independent Executrix. /s/ Travis R. Weaver, Travis R. Weaver State Bar No. 24093332. The Weaver Firm, P.C. 2650 FM 407, Ste 245, Bartonville, TX 76226. Main: 817-638-2022. Fax: 1-844-756-6566. tweaver@weaverlegal.net. Cause No. 24P016 County Court of Montague County, Texas.

PUBLIC NOTICE OF HEARING REGARDING INTENTION OF MONTAGUE COUNTY TO CONSIDER ADOPTION OF PROPOSED REGULATION OF SUBDIVISIONS

Pursuant to § 232 of the Texas Local Government Code, and §2007 of the Texas Government Code. notice is hereby given regarding the intention of Montague County, Texas, acting by and through is Commissioners Court, to conduct a public hearing on May 28, 2024, at 10:00 AM in the Commissioners' Courtroom located at the Montague County Courthouse, Montague, Texas, to consider the adoption of subdivision regulations in unincorporated areas in Montague County, Texas, and to receive public comment on said proposed actions. The proposed actions will include new regulations concerning the following general areas: · Requirement for surveys and development of plans and specifications for any Subdivision of Land, as defined by Chapter 232 of the Local Government Code, as defined by statute. Requirement for specification and standards for the provision of water, wastewater and drainage of such subdivisions of land. · Requirement for specifications regarding access roads, streets, and infrastructure for emergency vehicles to such subdivisions. As required by Section 2007.043 of the Texas Government Code, a Takings Impact Assessment of the proposed regulations was completed. The TIA, using the analysis outlined by the Texas Attorney General, has determined that the adoption of these regulations does not constitute an unconstitutional taking of real property, as defined bv Section 2007.002 of the Texas Government Code. The proposed actions were determined to be exempted from the Texas Private Real Property Rights Preservation Act ("Act"), in accordance with TGC §2007.003(b)(13) due to the County's intent to protect public health and safety by establishing minimum requirements for the subdivision of land. Land previously lawfully subdivided land may be permitted to continue operations in their current status so long as such property is not altered in use, enlarged or expanded. Copies of the proposed regulations and the Takings Impact Assessment are available for inspection in the office County Judge, Montague, Texas 76251 during normal business hours. Copies of the proposed regulations may be obtained, at a cost of \$1.00 per page. Copies of the Taking Impact Assessment may be obtained, at a cost of \$1.00 per page. Any persons interested in expressing their views on the takings impact assessment are encouraged to attend the public hearing. 91pd

NOTICE TO ALL PERSONS HAVING CLAIMS AGAINST THE ESTATE OF WANDA PIPKIN

Notice is hereby given that original Letters of Administration with Will Annexed for the Estate of WANDA PIPKIN, Deceased, were issued to the undersigned on April 24, 2024, in the matter styled below. This matter is at this time being administered in Montague County, Texas, and the undersigned currently holds such Letters of Administration with Will Annexed. All persons having claims against this Estate are required to present them to the Independent Administrator named below before the date of closing of the Estate, before such claims are barred by the applicable Statute of Limitations, and within the time prescribed by law. DATED on the 25th day of April, 2024. Rhonda Lea Nored Stephens Independent Administrator with Will Annexed. /s/ Travis R. Weaver, Travis R. Weaver State Bar No. 24093332. The Weaver Firm, P.C. 2650 FM 407, Ste 245. Bartonville, TX 76226. Main: 817-638-2022. Fax: 1-844-756-6566. tweaver@weaverlegal.net. Cause No. 24P017 County Court of Montague County, Texas.

Auto

NEW - PW605143

MSRP \$63,390. Klement discount \$10,000. Final price: \$53,390. Klement Ram Jeep Chrysler Dodge. 3520 US Hwy 287 S, Decatur. 940-627-6700. www.karlklementforddecatur.com.

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NEW - PT547634

MSRP \$34,385. Klement discount \$2,862. Final price: \$31,523. Klement Ram Jeep Chrysler Dodge. 3520 US Hwy 287 S, Decatur. **940-627-6700**. www.karlklementforddecatur.com.

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USED - 96201P

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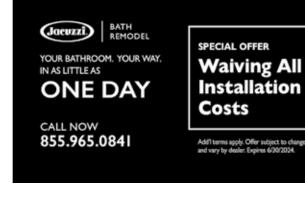
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