

FILED

Marilyn Burgess
District Clerk

MAR - 3 2025

Time: _____
By: _____
Harris County, Texas
Deputy

Cause Number 2025-14186

OVE, LLC

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IN THE DISTRICT COURT

Plaintiff,

§

§

vs.

§

334

JUDICIAL DISTRICT

f2
TROKX
STBX
CASO

WILDCAT LENDING FUND ONE LP
(LENDER)

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Defendants,

§

HARRIS COUNTY, TEXAS

**TEMPORARY RESTRAINING ORDER AND ORDER
SETTING HEARING FOR TEMPORARY INJUNCTION**

On this ____ day of _____, 2025, the Application for a Temporary Restraining Order of Plaintiff, OVE LLC, was heard before this Court.

Based upon the pleadings, records, evidence filed, and arguments presented, IT CLEARLY APPEARS:

That unless Wildcat Lending Fund One LP, Defendant, is immediately restrained from foreclosing or proceeding with the foreclosure sale of the following property:

Property Address: **4513 Cavalcade St, Houston, TX 77026**

Legal Description: **Lot One Hundred Seventeen (117), in Block Seven (7) of KASHMERE GARDENS, a subdivision in Harris County, Texas, according to the map or plat thereof, recorded in Volume 13, Page 6, Map Records, Harris County, Texas.**

DR

That Wildcat Lending Fund One LP will foreclose on the Subject Property before proper notice and a hearing on Plaintiff's Application for a Temporary Injunction can be held.

That Plaintiff will suffer irreparable harm if Defendant is not restrained immediately because:

A foreclosure sale is final and cannot be undone once a third-party purchaser acquires title.

Plaintiff has no adequate remedy at law to prevent wrongful foreclosure.

Defendant failed to properly notice Plaintiff under Texas Property Code § 51.002(b), thereby concealing the foreclosure sale from Plaintiff.

Defendant's repeated bad faith conduct, including a prior false foreclosure threat on January 29, 2025, further supports the need for immediate injunctive relief.

IT IS THEREFORE ORDERED, ADJUDGED, AND DECREED THAT:

Defendant, Wildcat Lending Fund One LP, its officers, agents, trustees, representatives, successors, assigns, attorneys, and all persons acting in concert with them, are immediately enjoined from foreclosing or posting for foreclosure the property located at 4513 Cavalcade St, Houston, TX 77026 pending a hearing on Plaintiff's request for a Temporary Injunction, or until further order of this Court.

A hearing on Plaintiff's Application for a Temporary Injunction is set for the 11 day of March, 2025, at 10:30 a.m./p.m. in the 334 District Court of Harris County, 201 Caroline, Houston, Texas 77002.

Defendant Wildcat Lending Fund One LP is commanded to appear at that time and show cause, if any exists, why a temporary injunction should not be issued against said Defendant.

The Clerk of the Court shall issue this Temporary Restraining Order in conformity with the law and the terms of this order upon the filing by Plaintiff of the bond set forth below.

This order shall not take effect until Plaintiff deposits with the Clerk a bond in the amount of \$ 250.00, in conformity with the law.

SIGNED and ENTERED on March 3, 2025, at 4:07 A.M./P.M.


JUDGE PRESIDING