

Estill Co. Courthouse News

Property Transfers

Randolph Moreland to John Moreland, love and affection, tract on Highway 213.

Karen Harrison fka Karen Willis and her husband, Todd Harrison, to Robert L. and Susan Starling, \$20,000, four acres, more or less, in Estill County

Norma Curry to Louis and Reva S. Seaton, \$29,500, lot 15 and one-half of number 14 in Wallace Addition to Irvine.

Odessa Properties, LLC to James Cornett, \$8,000 lot #10, in Turner Heights Addition to Irvine.

Donna Jean and Ernest Lee Farmer, Juanita Lynn an Kenneth Estes, Donald C. Gumm Jr., Stephen Todd and Kimberly Birchfield, Journey Boswell, Melinda Boswell, and Roger Boswell to Chris Rader, \$49,250, tract on North Court Street.

Donna Jean Farmer fka Donna Gumm and Ernest Lee Farmer to Chris Rader, tract on Back Street or Mill Street, \$750.

Master Commissioner Deed between Kentucky Housing Corp. and Regina M. Bowman to Ky Housing Corp, \$38,250, property address 385 Substation Road, Irvine.

The estate of Helen O. Pendergrass by and through Michael Whitaker, Executor, to Summit at Madison, LLC, \$45,000, property in Estill County.

Marcum & Wallace Memorial Hospital to City of Irvine and Irvine Municipal Utilities, \$500, permanent easement and temporary construction easement on Highway 89..

Greg and Rebecca Werner to City of Irvine and Irvine Municipal Utilities, \$500, permanent and temporary construction easements on Highway 89.

Gene Seale Jr. and Deanna Wolfenbarger Seale to City of Irvine and Irvine Municipal Utilities, \$500 permanent and temporary construction easements on Highway 89.

Amelia A. Noland Hughes and Lawrence Edward

Hughes Jr. to City of Irvine and Irvine Municipal Utilities, \$500, permanent and temporary construction easements on Highway 89.

Charles K. and Julie Richardson to City of Irvine and Irvine Municipal Utilities, \$500, permanent and temporary construction easements on Highway 89.

The estate of Helen O. Pendergrass by Michael Whitaker, executor, to James S. Noe, \$40,000.00, 200 acres, more or less, in Estill County.

Jean Rose aka Jean L. Reynolds Rose aka Jean L. Bailey to Herbert Gary Bailey, quit claim to tract on KY 52.

Herbert Gary Bailey to Jordan H. and Miranda M. Maum, \$57,000, 1.25 acres tract on KY 52.

Louetta R. Wilson to Louetta R. Wilson, trustee of Louetta R. Wilson Living Trust, 100 acres, more or less, on waters of Red Lick Creek.

District civil suits filed
JC Portfolio Debt Equities, LLC vs. Patricia Bringer, seeking judgment for \$2,764.22 plus interest and court costs.

Portfolio Recovery Associates, LLC vs. Charles Harrison, seeking judgment for \$2009.45 plus interest and court costs.

Synchrony Bank vs. Mayfra Isaacs, seeking judgment for \$1,017.66 plus interest and court costs.

Circuit civil suits filed
Commonwealth of Ky. ex. Rel. Joyce A. Thacker vs. Mark A. Turner, complaint for child support

Commonwealth of Ky. ex. Rel. Joyce A. Thacker vs. Skye L. Green, complaint

for child support.
Commonwealth of Ky. ex. Rel. Georgia A. McBratney vs. Donna L. Stone, complaint for child support.

Sherman and Angela Alcorn vs. Commonwealth of Ky. Cabinet for Families and Children, petition for custody.

MUNI V, LLC dba US Bank, unknown heirs of Arnold Horn and Myrtle M. Horn, unknown occupants of premises at 8310 Old Land Road, Merle C. Horn, his unknown spouse, Rodney R. Horn, his unknown spouse, Brenda June Norman, unknown spouse, Jamos Fund I, LP, Mid South Capital Partners, LP and Commonwealth of Kentucky, Estill County, seeking judgment for \$504.03 tax years 2007 plus interest and court costs..

Citizens Guaranty Bank vs. Rockhouse Bar and Grill, LLC, Tonya O. Noll and Steven P. Noll, seeking judgment for \$308,898.95 plus interest and court costs..

Angela M. Fox vs. Ryan D. Newton, petition for custody.

Vanderbilt Mortgage and Finance, Inc vs. unknown heirs and spouses of Labon Collie and Estill County, Ky., seeking judgment for \$4,601.94 plus interest and court costs.

Staci Renee Waldroup vs. Christopher D. Waldroup, petition for dissolution of marriage..

Driver license
Brianna P. Powell.

Intermediate licenses
Savannah P. Brewer, Shayla M. Gibson, and Larry D. Stivers.

Operator permit
Dylan Lickliter.

Attorney at Law
William Trude
135 Dry Branch Road
Irvine, KY 40336
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GOVERNMENT FORECLOSURE SALE

TUESDAY, MAY 31, 2016 11:00 A.M.
AT 49 HANNAH DRIVE, IRVINE, KY 40336 OF HOUSE AND LOT
49 HANNAH DRIVE, IRVINE, KY 40336



This is a nice three bedroom home on city water and city sewer. It is well located in a quiet neighborhood. It consists of a living room, kitchen, three bedrooms, and two baths. This property is considered suitable for the Rural Development Housing Program. This would be an excellent buy for an investor interested in rental property or for resale after minor repairs.

An open house will be held on May 31, 2016 from 10:00 am - 11:00 am.

The minimum acceptable bid for this property is \$26,800.00.

Payments of the current year's property taxes are the responsibility of the purchaser.

Clear title to this property is not warranted. The U.S. Marshal's Deed is not a general warranty deed. Buyers are advised to have the property's title examined. Written notification regarding encumbrances on the property must be made to the Nicholasville Rural Development Office within 30 days.

LEGAL NOTICE

Notice is hereby given that on May 31, 2016, at 11:00 AM, at 49 Hannah Dr., Irvine, Kentucky, in order to raise the principal sum of \$43,793.88, with accrued interest of \$4,486.31 through May 23, 2013, with total subsidy granted of \$23.38, escrow charges in the amount of \$1,498.91, and with fees assessed of \$3,159.49 for a total unpaid balance due of \$52,961.97. Interest is accruing on the unpaid principal balance at the rate of \$5.8492 per day after May 23, 2013, until the date of entry of the Judgment, plus interest on the Judgment amount, (principal plus interest to the date of Judgment plus the interest credit subsidy granted) at the rate of 0.11%, computed daily and compounded annually, until paid in full and for the costs of this action, pursuant to Judgment and Order of Sale, being Civil Action No. 5:14-cv-00067-KKC on the Lexington Division of the United States District Court for the Eastern District of Kentucky, entered on August 26, 2014, in the case of United States of America vs. CHERYL WELCH, ET AL. following described property will be sold to the highest and best bidder:

A certain parcel of land located on the south side of Hanna Road, approximately mile west of Hargett, in Estill County, KY and being more particularly described as follows:

All bearings as stated herein are based on survey of Dueville R. Watson and Joyce C. Watson Subdivision as recorded in Plat Cabinet 2, Slide 147 and Slide 212. An IPS is " x 24" rebar with a yellow plastic cap stamped "Davis PLS 3535" and was set this survey. BEGINNING at a " rebar found with orange plastic cap stamped "Darnell 3553" in the south right-of-way of Hanna Lane, being the northwest corner of Lot #2B of the Dueville R. Watson and Joyce C. Watson Subdivision, being the Don D. Brewer and Kimberly F. Brewer parcel (DB 267, Page 556); thence with Lot #2B: South 03 degrees 21'54" West, 136.48 feet to an IPS in line with Lot #2B; thence leaving said lot and creating a new line this survey through the parent tract (DB 212, PG 138); North 89 degrees 46'26" West, 271.10 feet to an IPS in line with Lot #4A of said Watson Subdivision, said lot being the Woodsy Embry parcel (DB 272, PG 91); thence with Lot #4A: North 12 degrees 48'21".221.26 feet to a " rebar found with orange plastic cap stamped "Darnell 3553" in the south right-of-way of Hanna Lane; thence with south right-of-way of Hanna Lane: South 69 degrees 48'59" East, 60.21 feet to an IPS on north side of wood fence; South 59 degrees 39'02" East, 88.32 feet to an IPS on north side of wood fence; 81 degrees 07' 59" East 98.51 feet to the POINT OF BEGINNING and containing 1.00 acre according to a survey by Kevin N. Davis, PLS 3535, dated 05/07/09. Being the same property conveyed to Cheryl Welch, single, from Kentucky River Foothills Development Council, Inc. by deed dated the 24th day of February, 2010, of record in Deed Book D281, Page 54, records of Estill County Clerk's Office.

TERMS OF SALE: Ten percent (10%) of the bid price (in the form of a Cashier's Check made payable to the U.S. Marshal) on the day of the sale with good and sufficient bond for the balance, bearing interest at the rate of 0.11% per annum until paid, due and payable in 60 days and said bond having the effect of a Judgment. Upon a default by the Purchaser, the deposit shall be forfeited and retained by the U.S. Marshal as a part of the Proceeds of the sale, and the property shall again be offered for sale subject to confirmation by the Court.

This sale shall be in bar and foreclosure of all right, title, interest, estate claim, demand or equity of redemption of the defendant(s) and of all persons claiming by, through, under or against them, provided the purchase price is equal to two-thirds of the appraised value. If the purchase price is not equal to two-thirds of the appraised value, the Deed shall contain in a lien in favor of the defendant (s) reflecting the right of the defendant(s) to redeem during the period provided by law (KRS 426.530). Under law, the purchaser is deemed to be on notice of all matters affecting the property of record in the local County Clerk's Office.

Inquiries should be directed to: John Johnson,
RURAL DEVELOPMENT AREA OFFICE
Shelbyville, Kentucky - Telephone: 859-881-4469 Ext. 4

Irvine Stop & Shop Springtime Specials

Wednesday, May 4th thru Tuesday, May 10th

12-Pack 12-Ounce Cans **3/\$10**
Pepsi Products FOR 10

6-Pack 16.9-Ounce **4/\$10**
Pepsi Products FOR 10

Whole (Sliced Free) **\$1.79**
Pork Loin Lb.

Whole **\$1.49**
Boston Butt Lb.

Shur fine **\$1.19**
Large Eggs Dz.

Chicken **59¢**
Thighs Lb.

Libby's **69¢**
Can Vegetables Ea.

Bar-S 12-Oz. **79¢**
Bologna/Weiners Ea.

4-Lb. Bag **\$1.99**
Valu Time Sugar Ea.

Campbell's **10/\$10**
Tomato Soup FOR 10

Popweaver **10/\$10**
Microwave Popcorn FOR 10

5-Ounce Bag **10/\$10**
Uncle Rays Chips FOR 10

45-Ounce **\$3.69**
Blue Bonnet Ea.

12-Ounce Pack **\$2.99**
George Jones Bacon Ea.

Webber **2/\$5**
Sausage FOR 5

Zesta **2/\$5**
Crackers FOR 5

10-Lb. Bag **\$2.99**
Idaho Potatoes Bag

Not responsible for typographical errors



905 Richmond Road, Irvine • 723-7512

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