

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF SALE

By virtue of a certified copy of a decree to me directed from the Clerk of Vanderburgh County Circuit/Superior Court in Cause No. 82D06-2308-MF-003732 wherein German American Bancorp, now German American Bank, was Plaintiff, and Unknown Heirs and Devisees of Charles G. Broshears, Deceased, Tammy Colon, Truist Bank, James Grant Broshears, and Tina Broshears were Defendants, requiring me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, on the 29 day of February, 2024, at the hour of 10:00 A.m. or as soon thereafter as is possible, at Evansville Civic Center, 1 NW MLK Jr. Blvd, Room 301, Evansville, IN, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

Part of the Southeast Quarter of the Southeast Quarter of Section Nine (9), Township Five (5) South, Range Ten (10) West in Vanderburgh County, Indiana, more particularly described as follows:

Commencing at the Northwest corner of said Quarter Quarter Section; thence South One Thousand Seven (1007) feet; thence North 61 degrees East, Three Hundred Thirteen (313) feet; thence South 16 degrees 30 Minutes East, One Hundred Ten (110) feet; thence North 57 degrees East, One Hundred Fifty (150) feet; thence North 16 degrees 30 minutes West, Two Hundred Thirty-one and Five Tenths (231.5) feet to the place of beginning; thence North 22 degrees 20 minutes East, Three Hundred Seventy-one and twelve Hundredths (371.12) feet; thence North 67 degrees 16 minutes West, One Hundred Twenty-five and Eighty-three Hundredths (125.83) feet; thence South 39 degrees 14 minutes 15 seconds West, One Hundred Sixty-one and Two Hundredths (161.02) feet; thence South 18 degrees 48 minutes 21 seconds West, One Hundred Seventy-three and Fifty-six Hundredths (173.56) feet; thence South 52 degrees 14 minutes East, One Hundred Sixty-eight (168) feet to the place of beginning.

Subject to a Ten (10) foot strip off the Southeast side for a right-of-way for a private road.
Subject to any Easements or Leases of record.

Street Address: 1800 E. Boonville New Harmony Road, Evansville Indiana 47725
Parcel No. 82-04-09-009-069.059-030, Scott Township

Together with rents, issues, income, and profits thereof, said sale will be made without relief from valuations or appraisal laws.

Plaintiff's Attorney:
Rhonda S. Miller IN #22872-42
Smith & Miller LLP
P.O. Box 3435
Carbondale IL 62902
Phone: (812) 882-0222
SMITH & MILLER LLP IS A DEBT COLLECTOR.

Sheriff of Vanderburgh County

The Sheriff's Department does not warrant the accuracy of the street address published herein.

Serve:

Tammy Colon, 4811 Lunenburg Drive Louisville, Kentucky 40245

Truist Bank, c/o Corporation Service Company, its registered agent,

135 N. Pennsylvania Street, Suite 1610 Indianapolis, Indiana 46204

James Grant Broshears, 1800 E. Boonville New Harmony Road Evansville, Indiana 47725

Tina Broshears, 1800 E. Boonville New Harmony Road Evansville, Indiana 47725

VANDERBURGH COUNTY SHERIFF'S DEPARTMENT
TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES
NOTICE OF SHERIFF'S SALE

Sheriff's File Number:

Date of Sale: 2/29/2024

Evansville Courier

Judgment to be Satisfied:

By virtue of a certified copy of a decree to me directed from the Clerk of Vanderburgh Superior Court 1 of Vanderburgh County, Indiana

Cause No. 82D01-2308-MF-003719

Plaintiff: Wilmington Savings Fund Society, FSB, not in its individual capacity but solely as Owner Trustee of CSMC 2019-RPL10 Trust

Defendant: Carolyn Sue Crow a/k/a Carolyn S. Crow

required me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, at the hour of 10:00 AM of said day listed above, at Council Chambers Meeting Room, Room 301, Civic Center Complex of Vanderburgh county, Evansville, Indiana 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

LOT 28 IN BLOCK 105 IN LAMASCO, NOW A PART OF THE CITY OF EVANSVILLE, AS PER PLAT THEREOF, RECORDED IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA.

Parcel No. 82-06-19-029-057.020-029

Together with rents, issues, income and profits thereof, said sale will be made without relief from valuation or appraisal laws. This Notice shall also represent service of Notice of Sale of the above-described real estate upon the owners, pursuant to requirements of IC 32-29-7-3.

Attorney: BRYAN K. REDMOND
Law Firm: Feiwell & Hannoy, P.C.
Contact Number: (317) 237-2727

Noah Robinson
Sheriff of Vanderburgh County

By: Kim J. DeWitt, Special Deputy
& Regan Braun, Special Deputy
TOWNSHIP OF PROPERTY
LOCATION
Pigeon
COMMON STREET ADDRESS
OF PROPERTY
**916 W Illinois St Evansville, IN
47710-1144**

THE SHERIFF'S OFFICE DOES
NOT WARRANT THE
ACCURACY OF THE COMMONLY
KNOWN STREET ADDRESS. IT IS
THE BUYER'S RESPONSIBILITY
TO RESEARCH THE LEGAL
DESCRIPTION AND ASSOCIATED
LEGAL FILINGS.

PLEASE SERVE

Carolyn Sue Crow a/k/a Carolyn S. Crow
916 W Illinois St
Evansville, IN 47710-1144

PLEASE SERVE

Service Type: Serve By Sheriff

PLEASE SERVE

NOTICE

FEIWELL & HANNOY, P.C. IS A DEBT COLLECTOR.

VANDERBURGH COUNTY SHERIFF'S DEPARTMENT
TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES
NOTICE OF SHERIFF'S SALE

Sheriff's File Number:

Date of Sale: 2/29/2024

Evansville Courier

Judgment to be Satisfied:

By virtue of a certified copy of a decree to me directed from the Clerk of Vanderburgh Superior Court 1 of Vanderburgh County, Indiana

Cause No. 82D01-1906-MF-003192

Plaintiff: Wilmington Savings Fund Society, FSB, as Trustee of Stanwich Mortgage Loan Trust I

Defendant: Jeanne A. Michalak, Altstadt Plumbing Service, Inc., Village East Animal Hospital, Indiana Housing and Community Development Authority and Secretary of Housing and Urban Development

required me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, at the hour of 10:00 AM of said day listed above, at Council Chambers Meeting Room, Room 301, Civic Center Complex of Vanderburgh county, Evansville, Indiana 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

Sixty (60) Feet of Lot Forty-five (45), adjoining Lot Forty-six (46) and Twenty (20) Feet of Lot Forty-six (46), adjoining Lot Forty-five (45) in Holiday, an Addition to the City of Evansville, as per plat thereof recorded in Plat Book J, Page 155, in the Office of the Recorder of Vanderburgh County, Indiana.

Parcel No. 82-06-36-013-157.045-027

Together with rents, issues, income and profits thereof, said sale will be made without relief from valuation or appraisal laws. This Notice shall also represent service of Notice of Sale of the above-described real estate upon the owners, pursuant to requirements of IC 32-29-7-3.

Attorney: BRYAN K. REDMOND
Law Firm: Feiwel & Hannoy, P.C.
Contact Number: (317) 237-2727

Noah Robinson
Sheriff of Vanderburgh County

By: Kim J. DeWitt, Special Deputy
& Regan Braun, Special Deputy
TOWNSHIP OF PROPERTY
LOCATION
Knight
COMMON STREET ADDRESS
OF PROPERTY
**1409 Continental Dr Evansville,
IN 47715-6049**

THE SHERIFF'S OFFICE DOES
NOT WARRANT THE
ACCURACY OF THE COMMONLY
KNOWN STREET ADDRESS. IT IS
THE BUYER'S RESPONSIBILITY
TO RESEARCH THE LEGAL
DESCRIPTION AND ASSOCIATED
LEGAL FILINGS.

PLEASE SERVE

Jeanne A. Michalak
1409 Continental Dr
Evansville, IN 47715-6049

PLEASE SERVE

Service Type: Serve By Sheriff

PLEASE SERVE

NOTICE

FEIWELL & HANNOY, P.C. IS A DEBT COLLECTOR.

VANDERBURGH COUNTY SHERIFF'S DEPARTMENT
TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES
NOTICE OF SHERIFF'S SALE

Sheriff's File Number:

Date of Sale: 2/29/2024

Evansville Courier

Judgment to be Satisfied:

By virtue of a certified copy of a decree to me directed from the Clerk of Vanderburgh Superior Court 6 of Vanderburgh County, Indiana

Cause No. 82D06-2307-MF-003638

Plaintiff: PennyMac Loan Services, LLC

Defendant: Connie Sue Grigsby, United States of America Department of Housing and Urban Development and Professional & Business Collections, LLC, as agent for collection for Deaconess Hospital, Inc.

required me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, at the hour of 10:00 AM of said day listed above, at Council Chambers Meeting Room, Room 301, Civic Center Complex of Vanderburgh county, Evansville, Indiana 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

Lot Four (4) in University Heights, an addition lying near the City of Evansville, according to the recorded plat thereof, as recorded in Plat Record K, Page 55, in the Office of the Recorder of Vanderburgh County, Indiana.

Parcel No. 82-05-30-007-271.004-024

Together with rents, issues, income and profits thereof, said sale will be made without relief from valuation or appraisal laws. This Notice shall also represent service of Notice of Sale of the above-described real estate upon the owners, pursuant to requirements of IC 32-29-7-3.

Attorney: MATTHEW S. LOVE
Law Firm: Feiwell & Hannoy,
P.C.
Contact Number: (317) 237-2727

Noah Robinson
Sheriff of Vanderburgh County

By: Kim J. DeWitt, Special Deputy
& Regan Braun, Special Deputy
TOWNSHIP OF PROPERTY
LOCATION
Perry
COMMON STREET ADDRESS
OF PROPERTY
618 Agathon Dr Evansville, IN
47712-9623

**THE SHERIFF'S OFFICE DOES
NOT WARRANT THE
ACCURACY OF THE COMMONLY
KNOWN STREET ADDRESS. IT IS
THE BUYER'S RESPONSIBILITY
TO RESEARCH THE LEGAL
DESCRIPTION AND ASSOCIATED
LEGAL FILINGS.**

PLEASE SERVE

Connie Sue Grigsby
618 Agathon Dr
Evansville, IN 47712-9623

PLEASE SERVE

Service Type: Serve By Sheriff

PLEASE SERVE

NOTICE

FEIWELL & HANNOY, P.C. IS A DEBT COLLECTOR.

VANDERBURGH COUNTY SHERIFF'S DEPARTMENT
TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES
NOTICE OF SHERIFF'S SALE

Sheriff's File Number:

Date of Sale: 2/29/2024

Evansville Courier

Judgment to be Satisfied:

By virtue of a certified copy of a decree to me directed from the Clerk of Vanderburgh Superior Court 7 of Vanderburgh County, Indiana

Cause No. 82D07-2209-MF-004169

Plaintiff: CrossCountry Mortgage, LLC

Defendant: Justin Minis Morris, United States of America Department of Housing and Urban Development and Premier Electric

required me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, at the hour of 10:00 AM of said day listed above, at Council Chambers Meeting Room, Room 301, Civic Center Complex of Vanderburgh county, Evansville, Indiana 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

TRACT 1: PART OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION NINETEEN (19), TOWNSHIP FIVE (5) SOUTH, RANGE TEN (10) WEST, IN VANDERBURGH COUNTY, INDIANA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT WHICH LIES A DISTANCE OF FIVE HUNDRED NINETY-TWO AND TWENTY-FIVE HUNDREDTHS (592.25) FEET EAST OF AND A DISTANCE OF ONE HUNDRED SIXTY (160) FEET SOUTH OF THE NORTHWEST CORNER OF SAID QUARTER-QUARTER SECTION; THENCE SOUTH A DISTANCE OF TWO HUNDRED SEVENTY-FOUR AND THIRTY HUNDREDTHS (274.30) FEET; THENCE SOUTH 89 DEGREES 28 MINUTES WEST A DISTANCE OF ONE HUNDRED EIGHTY-ONE AND ONE TENTHS (180.1) FEET; THENCE NORTH 01 DEGREE 25 MINUTES WEST A DISTANCE OF TWO HUNDRED SEVENTY-FIVE AND SEVENTY-SEVEN HUNDREDTHS (275.77) FEET; THENCE EAST A DISTANCE OF ONE HUNDRED EIGHTY-SIX AND SEVEN TENTHS (186.7) FEET TO THE PLACE OF BEGINNING.

TRACT 2 (FORMERLY THE INGRESS/EGRESS EASEMENT OF INSTRUMENT 2015R00002191):

PART OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 19, TOWNSHIP 5 SOUTH, RANGE 10 WEST, IN VANDERBURGH COUNTY, INDIANA, AND COMMENCING AT A POINT WHICH LIES 592.25 FEET EAST OF AND 228.63 FEET SOUTH OF THE NORTHWEST CORNER OF SAID QUARTER-QUARTER SECTION AND RUNNING THENCE SOUTH 22.07 FEET; THENCE SOUTH 65 DEGREES 09 MINUTES EAST 64.85 FEET; THENCE SOUTH 78 DEGREES 17 MINUTES EAST 191.33 FEET TO THE CENTER OF DARMSTADT ROAD; THENCE ALONG THE CENTER OF SAID ROAD NORTH 15 DEGREES 08 MINUTES EAST 20.06 FEET; THENCE NORTH 78 DEGREES 17 MINUTES WEST 187.61 FEET; THENCE NORTH 65 DEGREES 09 MINUTES WEST 71.8 FEET TO THE PLACE OF BEGINNING.

TRACT 3 (PARCEL A OF INSTRUMENT 2020R00005466): PART OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 19, TOWNSHIP 5 SOUTH, RANGE 10 WEST OF THE 2ND PRINCIPAL MERIDIAN, LYING IN CENTER TOWNSHIP, VANDERBURGH COUNTY, INDIANA AS PER A SURVEY DATED JULY 24TH, 2019 BY DONALD E. GRIES, PROFESSIONAL SURVEYOR, INDIANA

REGISTRATION NO. 29900003, UNDER PROJECT NO. S-9684 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A 5/8 INCH REBAR WITH REMNANTS OF AN ALUMINUM CAP STAMPED "MICHAEL FELDBUSH LS0459" AT THE NORTHWEST CORNER OF SAID QUARTER, QUARTER SECTION; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST 583.28 FEET; THENCE SOUTH 00 DEGREES 01 MINUTES 37 SECONDS WEST 160.02 FEET TO THE NORTHWEST CORNER OF THE PROPERTY CONVEYED TO GREGORY M. BOLLINGER AS DESCRIBED IN DEED RECORDED AS DOCUMENT NUMBER 2006R-25000 IN THE OFFICE OF THE RECORDER AND BEING THE TRUE POINT OF BEGINNING; THENCE ALONG THE NORTH LINE OF SAID BOLLINGER PROPERTY 1ST: SOUTH 89 DEGREES 58 MINUTES 05 SECONDS EAST 2.20 FEET TO A 5/8 INCH REBAR WITH LS CAP INSCRIBED "DONALD GRIES 29900003"; THENCE SOUTHERLY ALONG A CHAIN LINK FENCE, 2ND: SOUTH 05 DEGREES 17 MINUTES 15 SECONDS WEST 24.02 FEET TO A POINT IN THE WEST BOUNDARY OF SAID BOLLINGER PROPERTY; THENCE ALONG SAID WEST BOUNDARY LINE, 3RD: NORTH 00 DEGREES 01 MINUTES 37 SECONDS EAST 23.92 FEET TO THE TRUE POINT OF BEGINNING AND SAID TO CONTAIN 26.3 SQUARE FEET MORE OR LESS.

TRACT 4 (PARCEL C OF INSTRUMENT 2020R00005466): PART OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 19, TOWNSHIP 5 SOUTH, RANGE 10 WEST OF THE 2ND PRINCIPAL MERIDIAN, LYING IN CENTER TOWNSHIP, VANDERBURGH COUNTY, INDIANA AS PER A SURVEY DATED JULY 24, 2019 BY DONALD E. GRIES, PROFESSIONAL SURVEYOR, INDIANA REGISTRATION NO. 29900003, UNDER PROJECT NO. S-9684 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A 5/8 INCH REBAR WITH REMNANTS OF AN ALUMINUM CAP STAMPED "MICHAEL FELDBUSCH LS0459" AT THE NORTHWEST CORNER OF SAID QUARTER-QUARTER SECTION; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST 583.28 FEET; THENCE SOUTH 00 DEGREES 01 MINUTES 37 SECONDS WEST 220.63 FEET TO A POINT IN THE WEST BOUNDARY LINE OF THE PROPERTY CONVEYED TO GREGORY M. BOLLINGER AS DESCRIBED IN DEED RECORDED AS DOCUMENT NUMBER 2006R-25000 IN THE OFFICE OF THE RECORDER AND BEING THE TRUE POINT OF BEGINNING; THENCE

1ST: SOUTH 36 DEGREES 13 MINUTES 44 SECONDS EAST 15.10 FEET TO A 5/8 INCH REBAR WITH LS CAP INSCRIBED "DONALD GRIES 29900003" IN THE SOUTHERLY BOUNDARY OF SAID BOLLINGER PROPERTY; THENCE ALONG SAID SOUTHERLY BOUNDARY LINE

2ND: NORTH 65 DEGREES 01 MINUTES 18 SECONDS WEST 9.85 FEET TO THE SOUTHWEST CORNER OF SAID BOLLINGER PROPERTY; THENCE ALONG THE WEST BOUNDARY LINE OF SAID BOLLINGER PROPERTY,

3RD: NORTH 00 DEGREES 01 MINUTES 37 SECONDS EAST 8.02 FEET TO THE TRUE POINT OF BEGINNING AND SAID TO CONTAIN 35.8 SQUARE FEET MORE OR LESS.

EXCEPTING FROM TRACTS 1 THROUGH 4 DESCRIBED ABOVE, PART OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 19, TOWNSHIP 5 SOUTH, RANGE 10 WEST OF THE 2ND PRINCIPAL MERIDIAN, LYING IN CENTER TOWNSHIP, VANDERBURGH COUNTY, INDIANA AS PER A SURVEY DATED JULY 24TH, 2019 BY DONALD E. GRIES, PROFESSIONAL SURVEYOR, INDIANA REGISTRATION NO. 29900003, UNDER PROJECT NO. S-9684 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A 5/8 INCH REBAR WITH REMNANTS OF AN ALUMINUM CAP STAMPED "MICHAEL FELDBUSH LS0459" AT THE NORTHWEST CORNER OF SAID QUARTER, QUARTER SECTION; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST 583.28 FEET; THENCE SOUTH 00 DEGREES 01 MINUTES 37 SECONDS WEST 160.02 FEET TO THE NORTHWEST CORNER OF THE PROPERTY CONVEYED TO GREGORY M. BOLLINGER AS DESCRIBED IN DEED RECORDED AS DOCUMENT NUMBER 2006R-25000 IN THE OFFICE OF THE RECORDER; THENCE ALONG THE NORTH

LINE OF SAID BOLLINGER PROPERTY, SOUTH 89 DEGREES 58 MINUTES 05 SECONDS EAST 2.20 FEET TO A 5/8 REBAR WITH LS CAP INSCRIBED "DONALD GRIES 29900003" AT THE TRUE POINT OF BEGINNING; THENCE CONTINUE ALONG SAID NORTH LINE OF THE BOLLINGER PROPERTY

1ST: SOUTH 89 DEGREES 58 MINUTES 05 SECONDS EAST 288.90 FEET TO THE NORTHEAST CORNER OF SAID BOLLINGER PARCEL, SAID POINT BEING IN THE CENTERLINE OF DARMSTADT ROAD; THENCE ALONG THE EAST BOUNDARY OF SAID BOLLINGER PARCEL AND SAID CENTERLINE FOR THE FOLLOWING 2 (TWO) COURSES

2ND: SOUTH 18 DEGREES 33 MINUTES 27 SECONDS WEST 81.30 FEET; THENCE

3RD: SOUTH 16 DEGREES 16 MINUTES 27 SECONDS WEST 62.71 FEET TO THE SOUTHEAST CORNER OF SAID BOLLINGER PARCEL; THENCE ALONG THE SOUTH BOUNDARY OF SAID BOLLINGER PARCEL FOR THE FOLLOWING 2 (TWO) COURSES

4TH: NORTH 78 DEGREES 05 MINUTES 53 SECONDS WEST 186.61 FEET TO A 1/2 INCH INSIDE DIAMETER IRON PIPE; THENCE

5TH: NORTH 65 DEGREES 01 MINUTE 18 SECONDS WEST 61.95 FEET TO A 5/8 INCH REBAR WITH LS CAP INSCRIBED "DONALD GRIES 29900003"; THENCE ALONG A CHAIN LINK FENCE AND THE EXTENSION THEREOF

6TH: NORTH 36 DEGREES 13 MINUTES 44 SECONDS WEST 20.18 FEET TO A CHAIN LINK FENCE CORNER POST; THENCE CONTINUE ALONG SAID FENCE LINE AND THE EXTENSION THEREOF 7TH: NORTH 05 DEGREES 17 MINUTES 15 SECONDS EAST 56.75 FEET TO THE TRUE POINT OF BEGINNING AND CONTAINING 0.686 MORE OR LESS.

Parcel No. 82-04-19-002.110-031.019

Together with rents, issues, income and profits thereof, said sale will be made without relief from valuation or appraisal laws. This Notice shall also represent service of Notice of Sale of the above-described real estate upon the owners, pursuant to requirements of IC 32-29-7-3.

Attorney: BRYAN K. REDMOND
Law Firm: Feiwell & Hannoy, P.C.
Contact Number: (317) 237-2727

Noah Robinson
Sheriff of Vanderburgh County

By: Kim J. DeWitt, Special Deputy
& Regan Braun, Special Deputy
TOWNSHIP OF PROPERTY
LOCATION
Center
COMMON STREET ADDRESS
OF PROPERTY
**10200 Darmstadt Rd Evansville,
IN 47710-5084**

**THE SHERIFF'S OFFICE DOES
NOT WARRANT THE
ACCURACY OF THE COMMONLY
KNOWN STREET ADDRESS. IT IS
THE BUYER'S RESPONSIBILITY
TO RESEARCH THE LEGAL
DESCRIPTION AND ASSOCIATED
LEGAL FILINGS.**

PLEASE SERVE

Justin Minis Morris
5919 Maggie Valley Dr
Evansville, IN 47720-7048

PLEASE SERVE

Service Type: Serve By Sheriff

PLEASE SERVE

NOTICE

FEIWELL & HANNOY, P.C. IS A DEBT COLLECTOR.

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

**NOTICE
OF SHERIFF'S SALE**

By virtue of a certified copy of a decree to me directed from the Clerk of Vanderburgh Superior Court of Vanderburgh County, Indiana, in Cause No.: 82D01-2308-MF-004029, wherein AmeriHome Mortgage Company, LLC, was Plaintiff, and Tucker Maurice Smith, aka Tucker Smith, was/were Defendant(s), requiring me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, on the 29 day of February, 2024, at the hour of 10:00 AM, or as soon thereafter as is possible, at 1 NW Martin Luther King Jr Blvd, Evansville, IN 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

Lot One Hundred Ninety (190) in Centerra Ridge Section Seven (7), an Addition lying near the City of Evansville, as per plat thereof, recorded in Plat Book U, Page 52 in the Office of the Recorder of Vanderburgh County, Indiana.

More Commonly Known As: 7917 Bingham Drive, Evansville, IN 47715
82-07-07-011-280.006-027

Together with rents, issues, income, and profits thereof, said sale will be made without relief from valuation or appraisal laws.

Jennifer L. Snook
MARINOSCI LAW GROUP, P.C.
455 West Lincolnway, Ste. B,
Valparaiso, IN 46385
Telephone: (219) 386-4700

Sheriff of Vanderburgh County

City of Evansville

7917 Bingham Drive, Evansville, IN 47715
Street Address

The Sheriff's Department does not warrant the accuracy of the street address published herein
Type of Service: **Personal**

SERVICE DIRECTED TO:
Tucker Maurice Smith, aka Tucker Smith
7917 Bingham Drive
Evansville, IN 47715

NOTICE: MARINOSCI LAW GROUP, P.C. IS A DEBT COLLECTOR. THIS IS AN ATTEMPT TO COLLECT A DEBT, AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

VANDERBURGH COUNTY SHERIFF'S OFFICE

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF'S SALE

Sheriff's File Number:

Date of Sale: 2/29/2024

Evansville Courier/Press:

Judgement to be Satisfied:

By virtue of a certified copy of a decree to me directed from the Clerk of Superior/Circuit Court of Vanderburgh County, Indiana, in Cause No. 82C01-2308-MF-004160

Plaintiff: Freedom Mortgage Corporation

Defendant: Preston K. Hirsch

required me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, at the hour of 10:00 AM of said day as listed above, at the Council Chambers Meeting Room, Room 301, Civic Center Complex of Vanderburgh County, Evansville, Indiana 47708, fee simple of the whole body of Real Estate in Vanderburgh County, Indiana:

Lot Sixty-three (63) in Ellington Ridge, an Addition to the City of Evansville, as per plat thereof recorded in Plat Book R, Page 186 in the Office of the Recorder of Vanderburgh County, Indiana.

Parcel No: 82-06-15-034-386.063-020

Together with rents, issues, income and profits thereof, said sale will be made without relief from valuation or appraisal laws. This Notice shall also represent service of Notice of Sale of the above-described real estate upon the owners, pursuant to requirements of IC 32-29-7-3.

Scott A. Hale

Attorney

Noah Robinson

Noah Robinson, Sheriff of Vanderburgh County

Doyle & Foutty, P.C.

Attorney's Law Firm

Center

Township of Property Location

(317) 264-5000

Contact Telephone Number

2119 Longway Court, Evansville, IN 47711

Street Address of Property being sold

The Sheriff's Department does not warrant the accuracy of the street address published herein.

Preston K. Hirsch

2119 Longway Court

Evansville, IN 47711

MANNER OF SERVICE: Sheriff

DOYLE & FOUTTY, P.C. IS A DEBT COLLECTOR

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF'S SALE

By virtue of a certified copy of a decree to me directed from the Clerk of Superior Court of Vanderburgh County, Indiana, in Cause No. 82D05-2301-MF-000251 wherein Wells Fargo Bank, N.A. was Plaintiff, and Notia M. Peyton a/k/a Notia M. Warthen; Renard W. Peyton, Sr.; Aqua Finance, Inc.; SERVHL Underlying Trust 2019-1 were Defendants, requiring me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, on the 29 day of February, 2024, at the hour of 10:00 AM or as soon thereafter as is possible, at Civic Center Complex Room 301

1 NW Martin Luther King Blvd. Evansville, IN 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

Lot One Hundred Twenty-one (121) and the adjoining Twenty (20) feet of Lot One Hundred Twenty-two (122) in Ravenswood Manor, an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book F, Pages 245, 246 and 247 in the Office of the Recorder of Vanderburgh County, Indiana.

More commonly known as: 911 Ravenswood Drive, Evansville, IN 47713
State Parcel No.: 82-06-32-023-041.003-029

Together with rents, issues, income, and profits thereof, said sale will be made without relief from valuation or appraisalment laws.

Plaintiff Attorney
ATTORNEY NO. 15-22-01860
Codilis Law, LLC
8050 Cleveland Place
Merrillville, IN 46410
(219) 736-5579
15-22-01860

Sheriff of Vanderburgh County

PIGEON TOWNSHIP

911 Ravenswood Drive, Evansville, IN 47713
Street Address

SHERIFF FILE NO:

The Sheriff's Department does not warrant the accuracy of the street address published herein.

SERVICE DIRECTED TO:
Notia M. Peyton a/k/a Notia M. Warthen
911 Ravenswood Drive
Evansville, IN 47713
Renard W. Peyton, Sr.
911 Ravenswood Drive
Evansville, IN 47713

Type of Service
Sheriff

Sheriff

NOTICE

NOTE: This law firm is a debt collector.

NOTICE OF SHERIFF'S SALE

Sheriff's File Number:
Date of Sale: February 29, 2024
Vanderburgh County Newspaper:
Judgment to be Satisfied: \$34,468.23
Cause No: 82D06-2308-MF-004022
Plaintiff: PennyMac Loan Services, LLC
Defendant: ANGELA SCHELLER

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

By virtue of a certified copy of a decree to me directed from the Clerk of Superior/Circuit Court of Vanderburgh County, Indiana, requiring me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, at the hour of 10:00 AM of said day as listed above, at the Vanderburgh County /Evansville Civic Center room 301 fee simple of the whole body of Real Estate in Vanderburgh County, Indiana:

Lot One (1) in Block Six (6) Ingle Place an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book G, page 212, in the Office of the Recorder of Vanderburgh County, Indiana.
More Commonly Known As: 3221 Hillcrest Ter, Evansville, IN 47712
Parcel No. 82-05-26-018-059.016-025

Together with rents, issues, income and profits thereof, said sale will be made without relief from valuation or appraisal laws. This Notice shall also represent service of Notice of Sale of the above-described real estate upon the owners, pursuant to requirements of IC 32-29-7-3.

Noah Robinson, Sheriff of Vanderburgh County

Township of property location:
Common street address of property: 3221 Hillcrest Ter, Evansville, IN 47712
Parcel Number: 82-05-26-018-059.016-025
Attorney: Benjamin Pliskie #30407-45
Law Firm: Phillip A. Norman PC
Contact Number: 219-462-5104
Contact Email: benhamin.pliskie@normanattorney.com

The sheriff's office does not warrant the accuracy of the commonly known street address. It is the buyer's responsibility to research the legal description and associated legal filings.

PLEASE SERVE:

Angela Scheller
600 E. Chandler Avenue
Evansville IN 47712

Type of Service: Sheriff

Vanderburgh County Sheriff's Office

NOTICE OF SHERIFF'S SALE

Sheriff's File Number:
Date of Sale: February 29, 2024
Evansville Courier & Press:

By virtue of a certified copy of a decree to me directed from the Clerk of Superior/Circuit Court of Vanderburgh County, Indiana:

Judgment to be Satisfied: \$54,573.63 as of November 6, 2023
Cause No.: **82D07-2308-EV-006165**

Plaintiff: The Guagenti Family Limited Partnership

Defendant: BCCC, LLC, an Indiana limited liability company, aka BC3, LLC, dba Blenderz, Brent E. Counts, Carolyne J. Counts and Mortgage Electronic Registration Systems, Inc., as nominee for Suntrust Mortgage, Inc.

Required me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, at the hour of 10:00 AM of said day as listed above, at the Council Chambers Meeting Room, Room 301, Civic Center Complex of Vanderburgh County, Evansville, Indiana 47708, fee simple of the whole body of Real Estate in Vanderburgh County, Indiana:

Lot Eleven (11) in Section Two (2) in Country Club Manor No. 4, a subdivision of a part of the Southwest Quarter of the Southeast Quarter of Section Six (6), Township Six (6) South, Range Ten (10) West an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book I, Page 289 in the Office of the Recorder of Vanderburgh County, Indiana.

Together with rents, issues, income, and profits thereof, said sale will be made without relief from valuation or appraisal laws. This Notice shall also represent service of Notice of Sale of the above-described real estate upon the owners, pursuant to requirements of IC 32-29-7-3.

Noah Robinson, Sheriff of Vanderburgh County

Township of property location: **Center Township**
Common street address of property: **4820 Sherbrooke Road, Evansville, Indiana 47710**
Parcel Number: **82-06-06-034-130.011-020**

Attorney: Laura A. Scott
Attorney Number: 18877-53
Law Firm: Farmer Scott Ozete Robinson & Schmitt LLP
Contact Number: 812-602-3572
Contact Email: lscott@fsolegal.com

The sheriff's office does not warrant the accuracy of the commonly known street address. It is the buyer's responsibility to research the legal description and associated legal filings:

PLEASE SERVE:
Carolyne J. Counts
4825 Sherbrooke Rd.
Evansville, IN 47710

PLEASE SERVE:
Brent E. Counts
4820 Sherbrooke Rd.
Evansville, IN 47710

PLEASE SERVE:
BCCC, LLC, aka BC3, LLC dba Blenderz
Attn: Brent Counts, 4820 Sherbrooke Rd.
Evansville, IN 47710

PLEASE SERVE:
Reisenfeld & Associates LLC (Counsel for MERS)
Attn: Aaron Rodgers
3962 Red Bank Road
Cincinnati, OH 45227

P:\DOCS\09920\GEN\1CR5299.DOCX

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF'S SALE

By virtue of a certified copy of a decree to me directed from the Clerk of the Circuit Court of Vanderburgh County, Indiana, in Cause No. 82C01-2211-MF-005296 wherein PHH Mortgage Corporation was Plaintiff, and , The Unknown heirs, devisees, legatees, beneficiaries of Vicki G. Vincent and their unknown creditors; and, the unknown executor, administrator, or personal representative of the Estate of Vicki G. Vincent, Unknown Occupants, James D. Vincent, as Possible Heir to the Estate of Vickie G. Vincent and Kandi S. Vincent, as Possible Heir to the Estate of Vickie G. Vincent were Defendants, requiring me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder on the 29 day of February, 2024, at the hour of 10:00 AM or as soon thereafter as is possible, at Vanderburgh County / Evansville Civic Center in Room 301 at 1 N.W. Martin Luther King, Jr. Boulevard, Evansville, IN 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

All that part of the Southwest Quarter of the Northeast Quarter of Section Three (3), Township Seven (7) South, Range Ten (10) West, in Vanderburgh County, Indiana, described and bounded as follows, to-wit;

Commencing at a point in said quarter quarter section, said point being located as follows, to-wit: Measure South along the West line thereof a distance of Four Hundred Thirty-Seven (437) feet from the Northwest corner thereof thence measure East at right angles a distance of three Hundred Thirty (330) feet to the place of beginning of subject boundary description; thence North Fifty (50) feet; thence east a distance of one Hundred Sixty-Five (165) feet; thence South Fifty (50) feet; thence West a distance of One Hundred Sixty-Five (165) feet to the place of beginning.

Twenty-Five (25) feet off the West side of the above described real estate is reserved as right of way for Roosevelt Drive.

Five (5) feet off the east side of the above described real estate is hereby reserved for use as a public utilities easement.

The above described real estate is also known as Lot One Hundred One (101) in the unrecorded plat of Kenwood

More commonly known as: 2606 South Roosevelt Drive, Evansville, IN 47714

Parcel No. 82-09-03-013-129.028-027

Together with rents, issues, income, and profits thereof, said sale will be made without relief from valuation or appraisal laws.

"Subject to all liens, encumbrances and easements of record not otherwise extinguished in the proceedings known as Cause 82C01-2211-MF-005296 in the Circuit Court of the County of Vanderburgh, Indiana."

Attorney for Plaintiff: Nicholas M. Smith
ATTORNEY NO. 31800-15
Manley Deas Kochalski LLC
P.O. Box 165028
Columbus OH 43216-5028

Sheriff of Vanderburgh County

Knight Township

2606 South Roosevelt Drive
Street Address

The Sheriff's Department does not warrant the accuracy of the street address published herein.

22-033419_ CLV1

SERVICE DIRECTED TO:

James D. Vincent, as Possible Heir to the Estate of Vickie
G. Vincent
2606 South Roosevelt Drive
Evansville, IN 47714

Type of Service:

Mail

Kandi S. Vincent, as Possible Heir to the Estate of Vickie Mail
G. Vincent
2113 Southeast Boulevard
Evansville, IN 47414

NOTICE

MANLEY DEAS KOCHALSKI LLC IS A DEBT COLLECTOR. THIS IS AN ATTEMPT TO COLLECT A DEBT, AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

PURSUANT TO INDIANA LAW, YOU ARE TO VACATE THIS PROPERTY BY THE DATE OF THE SALE SET OUT ABOVE UNLESS THE SALE IS CANCELLED. PLEASE CONTINUE TO CHECK THE STATUS OF YOUR SALE AT www.sri-sheriffsale.com.

PLEASE SERVE:

PLEASE SERVE:

PLEASE SERVE:

James D. Vincent, as Possible Heir to the Estate of Vickie G. Vincent
2606 South Roosevelt Drive
Evansville, IN 47714
Type of Service: Mail

Kandi S. Vincent, as Possible Heir to the Estate of Vickie G. Vincent
2113 Southeast Boulevard
Evansville, IN 47414
Type of Service: Mail

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus OH 43216-5028

SRI Incorporated
8082 Bash Street
Indianapolis, Indiana 46250

SRI Incorporated
8082 Bash Street
Indianapolis, Indiana 46250

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus OH 43216-5028

James D. Vincent, as Possible Heir to the Estate of Vickie G. Vincent
2606 South Roosevelt Drive
Evansville, IN 47714

James D. Vincent, as Possible Heir to the Estate of Vickie G. Vincent
2606 South Roosevelt Drive
Evansville, IN 47714

2175107

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus OH 43216-5028

Kandi S. Vincent, as Possible Heir to the Estate of Vickie G. Vincent
2113 Southeast Boulevard
Evansville, IN 47414

Kandi S. Vincent, as Possible Heir to the Estate of Vickie G. Vincent
2113 Southeast Boulevard
Evansville, IN 47414

2175326

**MANLEY DEAS KOCHALSKI LLC
P.O. BOX 165028
COLUMBUS OH 43216-5028**

The Unknown heirs, devisees, legatees, beneficiaries of Vicki G. Vincent and their unknown creditors; and, the unknown executor, administrator, or personal representative of the Estate of Vicki G. Vincent
2606 South Roosevelt Drive
Evansville, IN 47714

The Unknown heirs, devisees, legatees, beneficiaries of Vicki G. Vincent and their unknown creditors; and, the unknown executor, administrator, or personal representative of the Estate of Vicki G. Vincent
2606 South Roosevelt Drive
Evansville, IN 47714

2164706

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF'S SALE

By virtue of a certified copy of a decree to me directed from the Clerk of the Circuit Court of Vanderburgh County, Indiana, in Cause No. 82C01-2302-MF-000889 wherein PHH Mortgage Corporation was Plaintiff, and Jackie O. Byers, Lisa G. Byers, Department of Metropolitan Development of the City of Evansville, Indiana, The City of Evansville, Indiana and Evansville Vanderburgh School Corp were Defendants, requiring me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder on the 29 day of February, 2024, at the hour of 10:00 AM or as soon thereafter as is possible, at Vanderburgh County / Evansville Civic Center in Room 301 at 1 N.W. Martin Luther King, Jr. Boulevard, Evansville, IN 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

Lots 13, 14, 15 and 16 in Block Eleven (11) in the Plat of Blocks Five (5), Six (6), Eleven (11), Twelve (12) and Blocks twenty-five (25), twenty-six (26), twenty-seven (27) and twenty-eight (28), in park place, an addition to the City of Evansville, as per plat thereof, recorded in plat book "G" pages 54 and 55 in the office of the recorder of Vanderburgh County, Indiana.

More commonly known as: 2028 South Kerth Avenue, Evansville, IN 47714

Parcel No. 82-06-33-014-047.011-027

Together with rents, issues, income, and profits thereof, said sale will be made without relief from valuation or appraisal laws.

"Subject to all liens, encumbrances and easements of record not otherwise extinguished in the proceedings known as Cause 82C01-2302-MF-000889 in the Circuit Court of the County of Vanderburgh, Indiana."

Attorney for Plaintiff: Nicholas M. Smith
ATTORNEY NO. 31800-15
Manley Deas Kochalski LLC
P.O. Box 165028
Columbus OH 43216-5028

Sheriff of Vanderburgh County

Knight Township

2028 South Kerth Avenue
Street Address

The Sheriff's Department does not warrant the accuracy of the street address published herein.

23-003875_ CLV1

SERVICE DIRECTED TO:

Jackie O. Byers
2028 South Kerth Avenue
Evansville, IN 47714

Type of Service:

Certified Mail

Lisa G. Byers
2028 South Kerth Avenue
Evansville, IN 47714

Certified Mail

NOTICE

MANLEY DEAS KOCHALSKI LLC IS A DEBT COLLECTOR. THIS IS AN ATTEMPT TO COLLECT A DEBT, AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

PURSUANT TO INDIANA LAW, YOU ARE TO VACATE THIS PROPERTY BY THE DATE OF THE SALE SET OUT ABOVE UNLESS THE SALE IS CANCELLED. PLEASE CONTINUE TO CHECK THE STATUS OF YOUR SALE AT www.sri-sheriffsale.com.

PLEASE SERVE:

Jackie O. Byers
2028 South Kerth Avenue
Evansville, IN 47714
Type of Service: Certified Mail

PLEASE SERVE:

Lisa G. Byers
2028 South Kerth Avenue
Evansville, IN 47714
Type of Service: Certified Mail

PLEASE SERVE:

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus OH 43216-5028

SRI Incorporated
8082 Bash Street
Indianapolis, Indiana 46250

SRI Incorporated
8082 Bash Street
Indianapolis, Indiana 46250

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus OH 43216-5028

Jackie O. Byers
2028 South Kerth Avenue
Evansville, IN 47714

Jackie O. Byers
2028 South Kerth Avenue
Evansville, IN 47714

2194255

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus OH 43216-5028

Lisa G. Byers
2028 South Kerth Avenue
Evansville, IN 47714

Lisa G. Byers
2028 South Kerth Avenue
Evansville, IN 47714

2194256

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF'S SALE

By virtue of a certified copy of a decree to me directed from the Clerk of Superior Court of Vanderburgh County, Indiana, in Cause No. 82D01-2309-MF-004385 wherein Longbridge Financial, LLC was Plaintiff, and Unknown Heirs and/or Deviseses of Herschel Seifert, Deceased; Estate of Herschel Seifert, Deceased; Unknown Heirs and/or Deviseses of Jason Seifert, Deceased, Heir Herschel Seifert, Deceased; Estate of Jason Seifert, Deceased, Heir of Herschel Seifert, Deceased were Defendants, requiring me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, on the 29 day of February, 2024, at the hour of 10:00 AM or as soon thereafter as is possible, at Civic Center Complex Room 301

1 NW Martin Luther King Blvd. Evansville, IN 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

Lot Forty-two (42), in Springhaven, an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book J, Page 179, in the Office of the Recorder of Vanderburgh County, Indiana.

More commonly known as: 5612 Spring Lake Drive, Evansville, IN 47710
State Parcel No.: 82-06-06-034-221.049-020

Together with rents, issues, income, and profits thereof, said sale will be made without relief from valuation or appraisalment laws.

Plaintiff Attorney
ATTORNEY NO. 15-23-01114
Codilis Law, LLC
8050 Cleveland Place
Merrillville, IN 46410
(219) 736-5579
15-23-01114

Sheriff of Vanderburgh County

CENTER TOWNSHIP

5612 Spring Lake Drive, Evansville, IN 47710
Street Address

SHERIFF FILE NO:

The Sheriff's Department does not warrant the accuracy of the street address published herein.

SERVICE DIRECTED TO:

Unknown Heirs and/or Deviseses of Herschel Seifert, Deceased
5612 Spring Lake Drive
Evansville, IN 47710

Type of Service
Sheriff

Unknown Heirs and/or Deviseses of Jason Seifert, Deceased, Heir Herschel Seifert, Deceased
5612 Spring Lake Drive
Evansville, IN 47710

Sheriff

NOTICE

NOTE: This law firm is a debt collector.

Vanderburgh County Sheriff's Office

ALIAS NOTICE OF SHERIFF SALE

Cause No: 82D06-1908-MF-004769

Judgment to be Satisfied: \$79,890.37, plus interest and costs

Plaintiff: Fifth Third Bank

Defendant KELLY WEISS AKA KELLY J. WEISS AKA KELLY JO WEISS;
INDIANA HOUSING & COMMUNITY DEVELOPMENT
AUTHORITY; EVANSVILLE VANDERBURGH SCHOOL CORP.;

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

By virtue of a certified copy of a decree to be directed from the Clerk of the Vanderburgh County Courts requiring me to make the sum as provided for in said Decree with interest and costs. I will expose at a public sale to the highest bidder, at the hour of 10:00AM, on the 29 day of February, 20 24, at the Vanderburgh County Sheriff's Office, Room 301 of the Civic Center, the fee simple of the whole body of real estate in Vanderburgh County, Indiana:

Legal Description: **LOT TWENTY (20) IN BLOCK TWO (2) IN NORTH COUNTRY CLUB MANOR, AN ADDITION TO THE CITY OF EVANSVILLE, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK J, PAGE 15, IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA.**

Together with rents, issues, and profits thereof, said sale will be made without relief from valuation or appraisal laws. This Notice shall also represent service of Notice of Sale of the above-described real estate upon the owners, pursuant to the requirements of IC 32-29-7-3.

Noah Robinson, Sheriff of Vanderburgh County

Township Center

Common Street Address 105 West Berkeley Avenue, Evansville, IN 47710

6722-187519

Parcel Number	82-06-06-034-140.020-020
Attorney	Jason E. Duhn
Attorney Number	26807-06
Law Firm	Diaz Anselmo & Associates, LLC
Contact Number	(630) 453-6960
Contact Email	answersms@dallegal.com

The sheriff's office does not warrant the accuracy of the commonly known street address. It is the buyer's responsibility to research the legal description and associated legal filing.

Please Serve

Chad M. Dickerson
320 N Meridian ST
STE 1022
Indianapolis, IN 46204

Kelly Weiss aka Kelly J. Weiss aka Kelly Jo Weiss
105 West Berkeley Avenue
Evansville, IN 47710

Evansville Vanderburgh School Corp.
c/o Patrick A. Shoulders
20 NW First Street, 9th Floor
Evansville, IN 47708

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF'S SALE

By virtue of a certified copy of a decree to me directed from the Clerk of Circuit Court of Vanderburgh County, Indiana, in Cause No. 82C01-1805-MF-003181 wherein U.S. Bank National Association was Plaintiff, and Yvonne M. Garrett and Professional & Business Collections, LLC were Defendants, requiring me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, on the 29 day of February, 2024, at the hour of 10:00AM or as soon thereafter as is possible, at 1 NW Martin Luther King Jr Blvd, Civic Center Room 301, Evansville, IN 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

PART OF THE NORTH HALF OF THE SOUTHEAST QUARTER OF SECTION THIRTY-FOUR (34), TOWNSHIP SIX (6) SOUTH, RANGE TEN (10) WEST, IN THE CITY OF EVANSVILLE, VANDERBURGH COUNTY, INDIANA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A POINT WHICH LIES TWO HUNDRED EIGHTY-FIVE AND FIFTY-THREE HUNDREDTHS (285.53) FEET NORTH AND SIX HUNDRED SIXTY (660) FEET WEST OF THE SOUTHEAST CORNER THEREOF; THENCE NORTH AND PARALLEL TO THE EAST LINE OF SAID HALF QUARTER SECTION SIXTY-EIGHT AND EIGHTY-SEVEN HUNDREDTHS (68.87) FEET; THENCE WEST AND PARALLEL TO THE SOUTH LINE THEREOF ONE HUNDRED THIRTY-TWO (132) FEET; THENCE SOUTH AND PARALLEL TO THE EAST LINE THEREOF SIXTY-EIGHT AND EIGHTY-SEVEN HUNDREDTHS (68.87) FEET; THENCE EAST AND PARALLEL TO SAID SOUTH LINE ONE HUNDRED THIRTY-TWO (132) FEET TO THE PLACE OF BEGINNING. THE ABOVE DESCRIBED REAL ESTATE IS ALSO KNOWN AS A PART OF LOT SIXTEEN (16) IN THE UNRECORDED PLAT OF BECKMAN PLACE. A STRIP OF LAND TWENTY-FIVE (25) FEET IN WIDTH IS RESERVED OFF THE WEST SIDE OF THE ABOVE -DESCRIBED REAL ESTATE FOR A PUBLIC ROADWAY.

More commonly known as: 1750 S Dexter Ave, Evansville, IN 47714

Parcel No. : 82-06-34-011-023.047-027

Together with rents, issues, income, and profits thereof, said sale will be made without relief from valuation or appraisement laws.

Alan W. McEwan
24051-49
Doyle & Foutty, P.C.
41 E Washington Street
Suite 400
Indianapolis, IN 46204

Sheriff of Vanderburgh County

Knight Township

1750 S Dexter Ave, Evansville, IN 47714

Street Address

SHERIFF FILE NO:

The Sheriff's Department does not warrant the accuracy of the street address published herein

SERVICE DIRECTED TO:

Yvonne M. Garrett

1750 S Dexter Ave

Evansville, IN 47714

MANNER OF SERVICE:

NOTICE

DOYLE & FOUTTY, P.C. IS A DEBT COLLECTOR

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF'S SALE

By virtue of a certified copy of a decree to me directed from the Clerk of the Circuit Court of Vanderburgh County, Indiana, in Cause No. 82C01-2308-MF-003932 wherein Fifth Third Bank, National Association was Plaintiff, and , Jacob P. Mayes, as Heir to the Estate of Jeffrey Mayes, Fifth Third Bank, National Association FKA Fifth Third Bank (Southern Indiana) and Unknown Occupants were Defendants, requiring me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder on the 29 day of February, 2024, at the hour of 10:00 AM or as soon thereafter as is possible, at Vanderburgh County / Evansville Civic Center in Room 301 at 1 N.W. Martin Luther King, Jr. Boulevard, Evansville, IN 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

Lot Thirty-six (36) in Plainview Acres, an Addition lying near the City of Evansville, as per plat thereof, recorded in Plat Book H, pages 184 in the Office of the Recorder of Vanderburgh County, Indiana.

Subject to the following:

Easements, rights-of-way, highways, roadways and building and use restrictions of record.

More commonly known as: 5002 Irene Avenue, Evansville, IN 47715

Parcel No. 82-06-01-002-312.036-019

Together with rents, issues, income, and profits thereof, said sale will be made without relief from valuation or appraisal laws.

"Subject to all liens, encumbrances and easements of record not otherwise extinguished in the proceedings known as Cause 82C01-2308-MF-003932 in the Circuit Court of the County of Vanderburgh, Indiana."

Attorney for Plaintiff: Nicholas M. Smith
ATTORNEY NO. 31800-15
Manley Deas Kochalski LLC
P.O. Box 165028
Columbus OH 43216-5028

Sheriff of Vanderburgh County

Center Township

5002 Irene Avenue
Street Address

The Sheriff's Department does not warrant the accuracy of the street address published herein.

SERVICE DIRECTED TO:

Jacob P. Mayes, as Heir to the Estate of Jeffrey Mayes
3922 Terra Trace Court
Evansville, IN 47715

Type of Service:

Sheriff's Service

Unknown Occupants
5002 Irene Avenue
Evansville, IN 47715

Sheriff's Service

NOTICE

MANLEY DEAS KOCHALSKI LLC IS A DEBT COLLECTOR. THIS IS AN ATTEMPT TO COLLECT A DEBT, AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

PURSUANT TO INDIANA LAW, YOU ARE TO VACATE THIS PROPERTY BY THE DATE OF THE SALE SET OUT ABOVE UNLESS THE SALE IS CANCELLED. PLEASE CONTINUE TO CHECK THE STATUS OF YOUR SALE AT www.sri-sheriffsale.com.

PLEASE SERVE:

PLEASE SERVE:

PLEASE SERVE:

Jacob P. Mayes, as Heir to the Estate of Jeffrey Mayes
3922 Terra Trace Court
Evansville, IN 47715
Type of Service: Sheriff's Service

Unknown Occupants
5002 Irene Avenue
Evansville, IN 47715
Type of Service: Sheriff's Service

Vanderburgh County Sheriff's Office

NOTICE OF SHERIFF'S SALE

Sale Date: February 29, 2024

Cause No.:	82D01-2307-MF-003289
Judgment to be Satisfied:	\$38,171.57
Plaintiff:	LIBERTY FEDERAL CREDIT UNION F/K/A EVANSVILLE TEACHERS FEDERAL CREDIT UNION
Defendant:	LAURA MAE GREENWALT, INDIANA HOUSING AND COMMUNITY DEVELOPMENT AUTHORITY, CITY OF EVANSVILLE, AND DISCOVER BANK

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

By virtue of a certified copy of a decree to me directed from the Clerk of Superior/Circuit Court of Vanderburgh County, Indiana, requiring me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, at the hour of 10:00 AM of said day as listed above, at the Council Chambers Meeting Room, Room 301, Civic Center Complex of Vanderburgh County, Evansville, IN 47708, fee simple of the whole body of Real Estate in Vanderburgh County, Indiana:

Legal Description:

Lots Seventeen (17) and Eighteen (18) in Block One Hundred Twenty-seven (127) in Evansville Industrial Addition to the City of Evansville, as per plat thereof, recorded in Plat Book F, pages 186 and 187 in the Office of the Recorder of Vanderburgh County, Indiana.

Together with rents, issues, income and profits thereof, said sale will be made without relief from valuation or appraisal laws. This Notice shall also represent service of Notice of Sale of the above-described real estate upon the owners, pursuant to requirements of IC 32-29-7-3

Noah Robinson, Sheriff of Vanderburgh County

Township	Perry
Common Street Address	903 S. Werner Avenue, Evansville, IN 47712
Parcel Number	82-05-27-018-159.017-025
Attorney	Whitney L. Mosby
Attorney Number	23691-49
Law Firm	Dentons Bingham Greenebaum LLP
Contact Number	(812) 437-0200
Contact E-mail	whitney.mosby@dentons.com

The sheriff's office does not warrant the accuracy of the commonly known street address. It is the buyer's responsibility to research the legal description and associated legal filings.

SERVE: Laura Mae Greenwalt
903 S. Werner Avenue
Evansville, IN 47712

**Vanderburgh County
Sheriff**

**"Court House Postings"
(February 29th, 2024 Sale
@ 10:00 AM)**

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF SALE

By virtue of a certified copy of a decree to me directed from the Clerk of Vanderburgh County Circuit/Superior Court in Cause No. 82D06-2308-MF-003732 wherein German American Bancorp, now German American Bank, was Plaintiff, and Unknown Heirs and Devisees of Charles G. Broshears, Deceased, Tammy Colon, Truist Bank, James Grant Broshears, and Tina Broshears were Defendants, requiring me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, on the 29 day of February, 2024, at the hour of 10:00 A.m. or as soon thereafter as is possible, at Evansville Civic Center, 1 NW MLK Jr. Blvd, Room 301, Evansville, IN, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

Part of the Southeast Quarter of the Southeast Quarter of Section Nine (9), Township Five (5) South, Range Ten (10) West in Vanderburgh County, Indiana, more particularly described as follows:

Commencing at the Northwest corner of said Quarter Quarter Section; thence South One Thousand Seven (1007) feet; thence North 61 degrees East, Three Hundred Thirteen (313) feet; thence South 16 degrees 30 Minutes East, One Hundred Ten (110) feet; thence North 57 degrees East, One Hundred Fifty (150) feet; thence North 16 degrees 30 minutes West, Two Hundred Thirty-one and Five Tenths (231.5) feet to the place of beginning; thence North 22 degrees 20 minutes East, Three Hundred Seventy-one and twelve Hundredths (371.12) feet; thence North 67 degrees 16 minutes West, One Hundred Twenty-five and Eighty-three Hundredths (125.83) feet; thence South 39 degrees 14 minutes 15 seconds West, One Hundred Sixty-one and Two Hundredths (161.02) feet; thence South 18 degrees 48 minutes 21 seconds West, One Hundred Seventy-three and Fifty-six Hundredths (173.56) feet; thence South 52 degrees 14 minutes East, One Hundred Sixty-eight (168) feet to the place of beginning.

Subject to a Ten (10) foot strip off the Southeast side for a right-of-way for a private road.
Subject to any Easements or Leases of record.

Street Address: 1800 E. Boonville New Harmony Road, Evansville Indiana 47725
Parcel No. 82-04-09-009-069.059-030, Scott Township

Together with rents, issues, income, and profits thereof, said sale will be made without relief from valuations or appraisal laws.

Plaintiff's Attorney:
Rhonda S. Miller IN #22872-42
Smith & Miller LLP
P.O. Box 3435
Carbondale IL 62902
Phone: (812) 882-0222
SMITH & MILLER LLP IS A DEBT COLLECTOR.

Sheriff of Vanderburgh County

The Sheriff's Department does not warrant the accuracy of the street address published herein.

Serve:

Tammy Colon, 4811 Lunenburg Drive Louisville, Kentucky 40245

Truist Bank, c/o Corporation Service Company, its registered agent,

135 N. Pennsylvania Street, Suite 1610 Indianapolis, Indiana 46204

James Grant Broshears, 1800 E. Boonville New Harmony Road Evansville, Indiana 47725

Tina Broshears, 1800 E. Boonville New Harmony Road Evansville, Indiana 47725

VANDERBURGH COUNTY SHERIFF'S DEPARTMENT
TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES
NOTICE OF SHERIFF'S SALE

Sheriff's File Number:

Date of Sale: 2/29/2024

Evansville Courier

Judgment to be Satisfied:

By virtue of a certified copy of a decree to me directed from the Clerk of Vanderburgh Superior Court 5 of Vanderburgh County, Indiana

Cause No. 82D05-2308-MF-003728

Plaintiff: Freedom Mortgage Corporation

Defendant: George Lee Quarles III, Medical & Professional Collection Services, Inc., Professional & Business Collections, LLC., Midland Credit Management Inc., State of Indiana and Ovation Sales Finance Trust

required me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, at the hour of 10:00 AM of said day listed above, at Council Chambers Meeting Room, Room 301, Civic Center Complex of Vanderburgh County, Evansville, Indiana 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

Lot Ten (10), in the Amended Plat of Carriage Hill Section "B", an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book K, page 97, in the Office of the Recorder of Vanderburgh County, Indiana.

Parcel No. 82-06-06-034-256.010-020

Together with rents, issues, income and profits thereof, said sale will be made without relief from valuation or appraisal laws. This Notice shall also represent service of Notice of Sale of the above-described real estate upon the owners, pursuant to requirements of IC 32-29-7-3.

Attorney: MATTHEW S. LOVE
Law Firm: Feiwel & Hannoy,
P.C.
Contact Number: (317) 237-2727

Noah Robinson
Sheriff of Vanderburgh County

By: Kim J. DeWitt, Special Deputy
& Regan Braun, Special Deputy
TOWNSHIP OF PROPERTY
LOCATION
Center
COMMON STREET ADDRESS
OF PROPERTY
**6013 Ashbrooke Rd Evansville,
IN 47710-4323**

**THE SHERIFF'S OFFICE DOES
NOT WARRANT THE
ACCURACY OF THE COMMONLY
KNOWN STREET ADDRESS. IT IS
THE BUYER'S RESPONSIBILITY
TO RESEARCH THE LEGAL
DESCRIPTION AND ASSOCIATED
LEGAL FILINGS.**

PLEASE SERVE
George Lee Quarles III
6013 Ashbrooke Rd
Evansville, IN 47710-4323

PLEASE SERVE
Service Type: Serve By Sheriff

PLEASE SERVE

NOTICE
FEIWELL & HANNOY, P.C. IS A DEBT COLLECTOR.

VANDERBURGH COUNTY SHERIFF'S DEPARTMENT
TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES
NOTICE OF SHERIFF'S SALE

Sheriff's File Number:

Date of Sale: 2/29/2024

Evansville Courier

Judgment to be Satisfied:

By virtue of a certified copy of a decree to me directed from the Clerk of Vanderburgh Superior Court 1 of Vanderburgh County, Indiana

Cause No. 82D01-2308-MF-003719

Plaintiff: Wilmington Savings Fund Society, FSB, not in its individual capacity but solely as Owner Trustee of CSMC 2019-RPL10 Trust

Defendant: Carolyn Sue Crow a/k/a Carolyn S. Crow

required me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, at the hour of 10:00 AM of said day listed above, at Council Chambers Meeting Room, Room 301, Civic Center Complex of Vanderburgh county, Evansville, Indiana 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

LOT 28 IN BLOCK 105 IN LAMASCO, NOW A PART OF THE CITY OF EVANSVILLE, AS PER PLAT THEREOF, RECORDED IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA.

Parcel No. 82-06-19-029-057.020-029

Together with rents, issues, income and profits thereof, said sale will be made without relief from valuation or appraisal laws. This Notice shall also represent service of Notice of Sale of the above-described real estate upon the owners, pursuant to requirements of IC 32-29-7-3.

Attorney: BRYAN K. REDMOND
Law Firm: Feiwell & Hannoy, P.C.
Contact Number: (317) 237-2727

Noah Robinson
Sheriff of Vanderburgh County

By: Kim J. DeWitt, Special Deputy
& Regan Braun, Special Deputy
TOWNSHIP OF PROPERTY
LOCATION
Pigeon
COMMON STREET ADDRESS
OF PROPERTY
**916 W Illinois St Evansville, IN
47710-1144**

THE SHERIFF'S OFFICE DOES
NOT WARRANT THE
ACCURACY OF THE COMMONLY
KNOWN STREET ADDRESS. IT IS
THE BUYER'S RESPONSIBILITY
TO RESEARCH THE LEGAL
DESCRIPTION AND ASSOCIATED
LEGAL FILINGS.

PLEASE SERVE

Carolyn Sue Crow a/k/a Carolyn S. Crow
916 W Illinois St
Evansville, IN 47710-1144

PLEASE SERVE

Service Type: Serve By Sheriff

PLEASE SERVE

NOTICE

FEIWELL & HANNOY, P.C. IS A DEBT COLLECTOR.

VANDERBURGH COUNTY SHERIFF'S DEPARTMENT
TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES
NOTICE OF SHERIFF'S SALE

Sheriff's File Number:

Date of Sale: 2/29/2024

Evansville Courier

Judgment to be Satisfied:

By virtue of a certified copy of a decree to me directed from the Clerk of Vanderburgh Superior Court 1 of Vanderburgh County, Indiana

Cause No. 82D01-1906-MF-003192

Plaintiff: Wilmington Savings Fund Society, FSB, as Trustee of Stanwich Mortgage Loan Trust I

Defendant: Jeanne A. Michalak, Altstadt Plumbing Service, Inc., Village East Animal Hospital, Indiana Housing and Community Development Authority and Secretary of Housing and Urban Development

required me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, at the hour of 10:00 AM of said day listed above, at Council Chambers Meeting Room, Room 301, Civic Center Complex of Vanderburgh county, Evansville, Indiana 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

Sixty (60) Feet of Lot Forty-five (45), adjoining Lot Forty-six (46) and Twenty (20) Feet of Lot Forty-six (46), adjoining Lot Forty-five (45) in Holiday, an Addition to the City of Evansville, as per plat thereof recorded in Plat Book J, Page 155, in the Office of the Recorder of Vanderburgh County, Indiana.

Parcel No. 82-06-36-013-157.045-027

Together with rents, issues, income and profits thereof, said sale will be made without relief from valuation or appraisal laws. This Notice shall also represent service of Notice of Sale of the above-described real estate upon the owners, pursuant to requirements of IC 32-29-7-3.

Attorney: BRYAN K. REDMOND
Law Firm: Feiwel & Hannoy, P.C.
Contact Number: (317) 237-2727

Noah Robinson
Sheriff of Vanderburgh County

By: Kim J. DeWitt, Special Deputy
& Regan Braun, Special Deputy
TOWNSHIP OF PROPERTY
LOCATION
Knight
COMMON STREET ADDRESS
OF PROPERTY
**1409 Continental Dr Evansville,
IN 47715-6049**

THE SHERIFF'S OFFICE DOES
NOT WARRANT THE
ACCURACY OF THE COMMONLY
KNOWN STREET ADDRESS. IT IS
THE BUYER'S RESPONSIBILITY
TO RESEARCH THE LEGAL
DESCRIPTION AND ASSOCIATED
LEGAL FILINGS.

PLEASE SERVE

Jeanne A. Michalak
1409 Continental Dr
Evansville, IN 47715-6049

PLEASE SERVE

Service Type: Serve By Sheriff

PLEASE SERVE

NOTICE

FEIWELL & HANNOY, P.C. IS A DEBT COLLECTOR.

VANDERBURGH COUNTY SHERIFF'S DEPARTMENT
TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES
NOTICE OF SHERIFF'S SALE

Sheriff's File Number:

Date of Sale: 2/29/2024

Evansville Courier

Judgment to be Satisfied:

By virtue of a certified copy of a decree to me directed from the Clerk of Vanderburgh Superior Court 6 of Vanderburgh County, Indiana

Cause No. 82D06-2307-MF-003638

Plaintiff: PennyMac Loan Services, LLC

Defendant: Connie Sue Grigsby, United States of America Department of Housing and Urban Development and Professional & Business Collections, LLC, as agent for collection for Deaconess Hospital, Inc.

required me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, at the hour of 10:00 AM of said day listed above, at Council Chambers Meeting Room, Room 301, Civic Center Complex of Vanderburgh county, Evansville, Indiana 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

Lot Four (4) in University Heights, an addition lying near the City of Evansville, according to the recorded plat thereof, as recorded in Plat Record K, Page 55, in the Office of the Recorder of Vanderburgh County, Indiana.

Parcel No. 82-05-30-007-271.004-024

Together with rents, issues, income and profits thereof, said sale will be made without relief from valuation or appraisal laws. This Notice shall also represent service of Notice of Sale of the above-described real estate upon the owners, pursuant to requirements of IC 32-29-7-3.

Attorney: MATTHEW S. LOVE
Law Firm: Feiwell & Hannoy,
P.C.
Contact Number: (317) 237-2727

Noah Robinson
Sheriff of Vanderburgh County

By: Kim J. DeWitt, Special Deputy
& Regan Braun, Special Deputy
TOWNSHIP OF PROPERTY
LOCATION
Perry
COMMON STREET ADDRESS
OF PROPERTY
618 Agathon Dr Evansville, IN
47712-9623

**THE SHERIFF'S OFFICE DOES
NOT WARRANT THE
ACCURACY OF THE COMMONLY
KNOWN STREET ADDRESS. IT IS
THE BUYER'S RESPONSIBILITY
TO RESEARCH THE LEGAL
DESCRIPTION AND ASSOCIATED
LEGAL FILINGS.**

PLEASE SERVE

Connie Sue Grigsby
618 Agathon Dr
Evansville, IN 47712-9623

PLEASE SERVE

Service Type: Serve By Sheriff

PLEASE SERVE

NOTICE

FEIWELL & HANNOY, P.C. IS A DEBT COLLECTOR.

VANDERBURGH COUNTY SHERIFF'S OFFICE

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF'S SALE

Sheriff's File Number:

Date of Sale: 2/29/2024

Evansville Courier/Press:

Judgement to be Satisfied:

By virtue of a certified copy of a decree to me directed from the Clerk of Superior/Circuit Court of Vanderburgh County, Indiana, in Cause No. 82C01-2210-MF-004766

Plaintiff/Judgment Assignee: **Truist Bank, successor by merger to SunTrust Bank**

Defendant(s): The Unknown Heirs at Law of Barbara Blair, Deceased, Occupant(s) of 1713 Ridgeway Ave, Evansville, IN 47714 and CitiBank, N.A.

required me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, at the hour of 10:00 AM of said day as listed above, at 1 NW Martin Luther King Jr. Blvd., Evansville, Indiana 47708, fee simple of the whole body of Real Estate in Vanderburgh County, Indiana:

AND KNOWN AS BEING PART OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 33-6-10 PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A POINT WHICH IS LOCATED BY COMMENCING AT THE SOUTHWEST CORNER THEREOF AND RUNNING THENCE NORTH ALONG THE WEST LINE OF SAID QUARTER-QUARTER SECTION A DISTANCE OF ONE HUNDRED SIXTY-SIX (166) FEET; THENCE EAST AND PARALLEL TO THE SOUTH LINE OF SAID QUARTER-QUARTER SECTION A DISTANCE OF ONE HUNDRED EIGHTY-ONE (181) FEET, TO THE PLACE OF BEGINNING, FROM SAID PLACE OF BEGINNING CONTINUE THENCE EAST AND PARALLEL TO THE SAID SOUTH LINE A DISTANCE OF SEVENTY-SIX (76) FEET THENCE NORTH AND PARALLEL TO THE SAID WEST LINE A DISTANCE OF ONE HUNDRED FOUR AND TWENTY-SIX HUNDREDTHS (104.26) FEET; THENCE WEST A DISTANCE OF SEVENTY-SIX (76) FEET TO A POINT WHICH LIES TWO HUNDRED SEVENTY AND THIRTY-NINE HUNDREDTHS (270.39) FEET NORTH OF SAID SOUTH LINE; THENCE SOUTH A DISTANCE OF ONE HUNDRED FOUR AND THIRTY-NINE HUNDREDTHS (104.39) FEET TO THE PLACE OF BEGINNING. TWENTY-FIVE FEET IS RESERVED OFF THE NORTH SIDE OF THE ABOVE DESCRIBED REAL ESTATE FOR RIDGEWAY AVENUE. BE THE SAME MORE OR LESS, BUT SUBJECT TO ALL LEGAL HIGHWAY.

Parcel No: 82-06-33-014-063.018-027

Together with rents, issues, income and profits thereof, said sale will be made without relief from valuation or appraisal laws. This Notice shall also represent service of Notice of Sale of the above-described real estate upon the owners, pursuant to requirements of IC 32-29-7-3.

Alan W. McEwan

Attorney

Doyle & Foutty, P.C.

Attorney's Law Firm

(317) 264-5000

Contact Telephone Number

Noah Robinson

Noah Robinson, Sheriff of Vanderburgh County

Knight

Township of Property Location

1713 Ridgeway Ave, Evansville, IN 47714

Street Address of Property being sold

The Sheriff's Department does not warrant the accuracy of the street address published herein.

PLEASE SERVE:

Occupant(s) of 1713 Ridgeway Ave, Evansville, IN 47714

1713 Ridgeway Ave

Evansville, IN 47714

MANNER OF SERVICE: Sheriff

DOYLE & FOUTTY, P.C. IS A DEBT COLLECTOR

VANDERBURGH COUNTY SHERIFF'S DEPARTMENT
TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES
NOTICE OF SHERIFF'S SALE

Sheriff's File Number:

Date of Sale: 2/29/2024

Evansville Courier

Judgment to be Satisfied:

By virtue of a certified copy of a decree to me directed from the Clerk of Vanderburgh Superior Court 7 of Vanderburgh County, Indiana

Cause No. 82D07-2209-MF-004169

Plaintiff: CrossCountry Mortgage, LLC

Defendant: Justin Minis Morris, United States of America Department of Housing and Urban Development and Premier Electric

required me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, at the hour of 10:00 AM of said day listed above, at Council Chambers Meeting Room, Room 301, Civic Center Complex of Vanderburgh county, Evansville, Indiana 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

TRACT 1: PART OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION NINETEEN (19), TOWNSHIP FIVE (5) SOUTH, RANGE TEN (10) WEST, IN VANDERBURGH COUNTY, INDIANA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT WHICH LIES A DISTANCE OF FIVE HUNDRED NINETY-TWO AND TWENTY-FIVE HUNDREDTHS (592.25) FEET EAST OF AND A DISTANCE OF ONE HUNDRED SIXTY (160) FEET SOUTH OF THE NORTHWEST CORNER OF SAID QUARTER-QUARTER SECTION; THENCE SOUTH A DISTANCE OF TWO HUNDRED SEVENTY-FOUR AND THIRTY HUNDREDTHS (274.30) FEET; THENCE SOUTH 89 DEGREES 28 MINUTES WEST A DISTANCE OF ONE HUNDRED EIGHTY-ONE AND ONE TENTHS (180.1) FEET; THENCE NORTH 01 DEGREE 25 MINUTES WEST A DISTANCE OF TWO HUNDRED SEVENTY-FIVE AND SEVENTY-SEVEN HUNDREDTHS (275.77) FEET; THENCE EAST A DISTANCE OF ONE HUNDRED EIGHTY-SIX AND SEVEN TENTHS (186.7) FEET TO THE PLACE OF BEGINNING.

TRACT 2 (FORMERLY THE INGRESS/EGRESS EASEMENT OF INSTRUMENT 2015R00002191):

PART OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 19, TOWNSHIP 5 SOUTH, RANGE 10 WEST, IN VANDERBURGH COUNTY, INDIANA, AND COMMENCING AT A POINT WHICH LIES 592.25 FEET EAST OF AND 228.63 FEET SOUTH OF THE NORTHWEST CORNER OF SAID QUARTER-QUARTER SECTION AND RUNNING THENCE SOUTH 22.07 FEET; THENCE SOUTH 65 DEGREES 09 MINUTES EAST 64.85 FEET; THENCE SOUTH 78 DEGREES 17 MINUTES EAST 191.33 FEET TO THE CENTER OF DARMSTADT ROAD; THENCE ALONG THE CENTER OF SAID ROAD NORTH 15 DEGREES 08 MINUTES EAST 20.06 FEET; THENCE NORTH 78 DEGREES 17 MINUTES WEST 187.61 FEET; THENCE NORTH 65 DEGREES 09 MINUTES WEST 71.8 FEET TO THE PLACE OF BEGINNING.

TRACT 3 (PARCEL A OF INSTRUMENT 2020R00005466): PART OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 19, TOWNSHIP 5 SOUTH, RANGE 10 WEST OF THE 2ND PRINCIPAL MERIDIAN, LYING IN CENTER TOWNSHIP, VANDERBURGH COUNTY, INDIANA AS PER A SURVEY DATED JULY 24TH, 2019 BY DONALD E. GRIES, PROFESSIONAL SURVEYOR, INDIANA

REGISTRATION NO. 29900003, UNDER PROJECT NO. S-9684 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A 5/8 INCH REBAR WITH REMNANTS OF AN ALUMINUM CAP STAMPED "MICHAEL FELDBUSH LS0459" AT THE NORTHWEST CORNER OF SAID QUARTER, QUARTER SECTION; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST 583.28 FEET; THENCE SOUTH 00 DEGREES 01 MINUTES 37 SECONDS WEST 160.02 FEET TO THE NORTHWEST CORNER OF THE PROPERTY CONVEYED TO GREGORY M. BOLLINGER AS DESCRIBED IN DEED RECORDED AS DOCUMENT NUMBER 2006R-25000 IN THE OFFICE OF THE RECORDER AND BEING THE TRUE POINT OF BEGINNING; THENCE ALONG THE NORTH LINE OF SAID BOLLINGER PROPERTY 1ST: SOUTH 89 DEGREES 58 MINUTES 05 SECONDS EAST 2.20 FEET TO A 5/8 INCH REBAR WITH LS CAP INSCRIBED "DONALD GRIES 29900003"; THENCE SOUTHERLY ALONG A CHAIN LINK FENCE, 2ND: SOUTH 05 DEGREES 17 MINUTES 15 SECONDS WEST 24.02 FEET TO A POINT IN THE WEST BOUNDARY OF SAID BOLLINGER PROPERTY; THENCE ALONG SAID WEST BOUNDARY LINE, 3RD: NORTH 00 DEGREES 01 MINUTES 37 SECONDS EAST 23.92 FEET TO THE TRUE POINT OF BEGINNING AND SAID TO CONTAIN 26.3 SQUARE FEET MORE OR LESS.

TRACT 4 (PARCEL C OF INSTRUMENT 2020R00005466): PART OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 19, TOWNSHIP 5 SOUTH, RANGE 10 WEST OF THE 2ND PRINCIPAL MERIDIAN, LYING IN CENTER TOWNSHIP, VANDERBURGH COUNTY, INDIANA AS PER A SURVEY DATED JULY 24, 2019 BY DONALD E. GRIES, PROFESSIONAL SURVEYOR, INDIANA REGISTRATION NO. 29900003, UNDER PROJECT NO. S-9684 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A 5/8 INCH REBAR WITH REMNANTS OF AN ALUMINUM CAP STAMPED "MICHAEL FELDBUSCH LS0459" AT THE NORTHWEST CORNER OF SAID QUARTER-QUARTER SECTION; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST 583.28 FEET; THENCE SOUTH 00 DEGREES 01 MINUTES 37 SECONDS WEST 220.63 FEET TO A POINT IN THE WEST BOUNDARY LINE OF THE PROPERTY CONVEYED TO GREGORY M. BOLLINGER AS DESCRIBED IN DEED RECORDED AS DOCUMENT NUMBER 2006R-25000 IN THE OFFICE OF THE RECORDER AND BEING THE TRUE POINT OF BEGINNING; THENCE

1ST: SOUTH 36 DEGREES 13 MINUTES 44 SECONDS EAST 15.10 FEET TO A 5/8 INCH REBAR WITH LS CAP INSCRIBED "DONALD GRIES 29900003" IN THE SOUTHERLY BOUNDARY OF SAID BOLLINGER PROPERTY; THENCE ALONG SAID SOUTHERLY BOUNDARY LINE

2ND: NORTH 65 DEGREES 01 MINUTES 18 SECONDS WEST 9.85 FEET TO THE SOUTHWEST CORNER OF SAID BOLLINGER PROPERTY; THENCE ALONG THE WEST BOUNDARY LINE OF SAID BOLLINGER PROPERTY,

3RD: NORTH 00 DEGREES 01 MINUTES 37 SECONDS EAST 8.02 FEET TO THE TRUE POINT OF BEGINNING AND SAID TO CONTAIN 35.8 SQUARE FEET MORE OR LESS.

EXCEPTING FROM TRACTS 1 THROUGH 4 DESCRIBED ABOVE, PART OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 19, TOWNSHIP 5 SOUTH, RANGE 10 WEST OF THE 2ND PRINCIPAL MERIDIAN, LYING IN CENTER TOWNSHIP, VANDERBURGH COUNTY, INDIANA AS PER A SURVEY DATED JULY 24TH, 2019 BY DONALD E. GRIES, PROFESSIONAL SURVEYOR, INDIANA REGISTRATION NO. 29900003, UNDER PROJECT NO. S-9684 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A 5/8 INCH REBAR WITH REMNANTS OF AN ALUMINUM CAP STAMPED "MICHAEL FELDBUSH LS0459" AT THE NORTHWEST CORNER OF SAID QUARTER, QUARTER SECTION; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST 583.28 FEET; THENCE SOUTH 00 DEGREES 01 MINUTES 37 SECONDS WEST 160.02 FEET TO THE NORTHWEST CORNER OF THE PROPERTY CONVEYED TO GREGORY M. BOLLINGER AS DESCRIBED IN DEED RECORDED AS DOCUMENT NUMBER 2006R-25000 IN THE OFFICE OF THE RECORDER; THENCE ALONG THE NORTH

LINE OF SAID BOLLINGER PROPERTY, SOUTH 89 DEGREES 58 MINUTES 05 SECONDS EAST 2.20 FEET TO A 5/8 REBAR WITH LS CAP INSCRIBED "DONALD GRIES 29900003" AT THE TRUE POINT OF BEGINNING; THENCE CONTINUE ALONG SAID NORTH LINE OF THE BOLLINGER PROPERTY

1ST: SOUTH 89 DEGREES 58 MINUTES 05 SECONDS EAST 288.90 FEET TO THE NORTHEAST CORNER OF SAID BOLLINGER PARCEL, SAID POINT BEING IN THE CENTERLINE OF DARMSTADT ROAD; THENCE ALONG THE EAST BOUNDARY OF SAID BOLLINGER PARCEL AND SAID CENTERLINE FOR THE FOLLOWING 2 (TWO) COURSES

2ND: SOUTH 18 DEGREES 33 MINUTES 27 SECONDS WEST 81.30 FEET; THENCE

3RD: SOUTH 16 DEGREES 16 MINUTES 27 SECONDS WEST 62.71 FEET TO THE SOUTHEAST CORNER OF SAID BOLLINGER PARCEL; THENCE ALONG THE SOUTH BOUNDARY OF SAID BOLLINGER PARCEL FOR THE FOLLOWING 2 (TWO) COURSES

4TH: NORTH 78 DEGREES 05 MINUTES 53 SECONDS WEST 186.61 FEET TO A 1/2 INCH INSIDE DIAMETER IRON PIPE; THENCE

5TH: NORTH 65 DEGREES 01 MINUTE 18 SECONDS WEST 61.95 FEET TO A 5/8 INCH REBAR WITH LS CAP INSCRIBED "DONALD GRIES 29900003"; THENCE ALONG A CHAIN LINK FENCE AND THE EXTENSION THEREOF

6TH: NORTH 36 DEGREES 13 MINUTES 44 SECONDS WEST 20.18 FEET TO A CHAIN LINK FENCE CORNER POST; THENCE CONTINUE ALONG SAID FENCE LINE AND THE EXTENSION THEREOF 7TH: NORTH 05 DEGREES 17 MINUTES 15 SECONDS EAST 56.75 FEET TO THE TRUE POINT OF BEGINNING AND CONTAINING 0.686 MORE OR LESS.

Parcel No. 82-04-19-002.110-031.019

Together with rents, issues, income and profits thereof, said sale will be made without relief from valuation or appraisal laws. This Notice shall also represent service of Notice of Sale of the above-described real estate upon the owners, pursuant to requirements of IC 32-29-7-3.

Attorney: BRYAN K. REDMOND
Law Firm: Feiwell & Hannoy, P.C.
Contact Number: (317) 237-2727

Noah Robinson
Sheriff of Vanderburgh County

By: Kim J. DeWitt, Special Deputy
& Regan Braun, Special Deputy
TOWNSHIP OF PROPERTY
LOCATION
Center
COMMON STREET ADDRESS
OF PROPERTY
**10200 Darmstadt Rd Evansville,
IN 47710-5084**

**THE SHERIFF'S OFFICE DOES
NOT WARRANT THE
ACCURACY OF THE COMMONLY
KNOWN STREET ADDRESS. IT IS
THE BUYER'S RESPONSIBILITY
TO RESEARCH THE LEGAL
DESCRIPTION AND ASSOCIATED
LEGAL FILINGS.**

PLEASE SERVE

Justin Minis Morris
5919 Maggie Valley Dr
Evansville, IN 47720-7048

PLEASE SERVE

Service Type: Serve By Sheriff

PLEASE SERVE

NOTICE

FEIWELL & HANNOY, P.C. IS A DEBT COLLECTOR.

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

**NOTICE
OF SHERIFF'S SALE**

By virtue of a certified copy of a decree to me directed from the Clerk of Vanderburgh Superior Court of Vanderburgh County, Indiana, in Cause No.: 82D01-2308-MF-004029, wherein AmeriHome Mortgage Company, LLC, was Plaintiff, and Tucker Maurice Smith, aka Tucker Smith, was/were Defendant(s), requiring me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, on the 29 day of February, 2024, at the hour of 10:00 AM, or as soon thereafter as is possible, at 1 NW Martin Luther King Jr Blvd, Evansville, IN 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

Lot One Hundred Ninety (190) in Centerra Ridge Section Seven (7), an Addition lying near the City of Evansville, as per plat thereof, recorded in Plat Book U, Page 52 in the Office of the Recorder of Vanderburgh County, Indiana.

More Commonly Known As: 7917 Bingham Drive, Evansville, IN 47715
82-07-07-011-280.006-027

Together with rents, issues, income, and profits thereof, said sale will be made without relief from valuation or appraisal laws.

Jennifer L. Snook
MARINOSCI LAW GROUP, P.C.
455 West Lincolnway, Ste. B,
Valparaiso, IN 46385
Telephone: (219) 386-4700

Sheriff of Vanderburgh County

City of Evansville

7917 Bingham Drive, Evansville, IN 47715
Street Address
The Sheriff's Department does not warrant the accuracy of the street address published herein
Type of Service: **Personal**

SERVICE DIRECTED TO:
Tucker Maurice Smith, aka Tucker Smith
7917 Bingham Drive
Evansville, IN 47715

NOTICE: MARINOSCI LAW GROUP, P.C. IS A DEBT COLLECTOR. THIS IS AN ATTEMPT TO COLLECT A DEBT, AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

VANDERBURGH COUNTY SHERIFF'S OFFICE

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF'S SALE

Sheriff's File Number:

Date of Sale: 2/29/2024

Evansville Courier/Press:

Judgement to be Satisfied:

By virtue of a certified copy of a decree to me directed from the Clerk of Superior/Circuit Court of Vanderburgh County, Indiana, in Cause No. 82C01-2308-MF-004160

Plaintiff: Freedom Mortgage Corporation

Defendant: Preston K. Hirsch

required me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, at the hour of 10:00 AM of said day as listed above, at the Council Chambers Meeting Room, Room 301, Civic Center Complex of Vanderburgh County, Evansville, Indiana 47708, fee simple of the whole body of Real Estate in Vanderburgh County, Indiana:

Lot Sixty-three (63) in Ellington Ridge, an Addition to the City of Evansville, as per plat thereof recorded in Plat Book R, Page 186 in the Office of the Recorder of Vanderburgh County, Indiana.

Parcel No: 82-06-15-034-386.063-020

Together with rents, issues, income and profits thereof, said sale will be made without relief from valuation or appraisal laws. This Notice shall also represent service of Notice of Sale of the above-described real estate upon the owners, pursuant to requirements of IC 32-29-7-3.

Scott A. Hale

Attorney

Noah Robinson

Noah Robinson, Sheriff of Vanderburgh County

Doyle & Foutty, P.C.

Attorney's Law Firm

Center

Township of Property Location

(317) 264-5000

Contact Telephone Number

2119 Longway Court, Evansville, IN 47711

Street Address of Property being sold

The Sheriff's Department does not warrant the accuracy of the street address published herein.

Preston K. Hirsch

2119 Longway Court

Evansville, IN 47711

MANNER OF SERVICE: Sheriff

DOYLE & FOUTTY, P.C. IS A DEBT COLLECTOR

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF'S SALE

By virtue of a certified copy of a decree to me directed from the Clerk of Superior Court of Vanderburgh County, Indiana, in Cause No. 82D05-2301-MF-000251 wherein Wells Fargo Bank, N.A. was Plaintiff, and Notia M. Peyton a/k/a Notia M. Warthen; Renard W. Peyton, Sr.; Aqua Finance, Inc.; SERVHL Underlying Trust 2019-1 were Defendants, requiring me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, on the 29 day of February, 2024, at the hour of 10:00 AM or as soon thereafter as is possible, at Civic Center Complex Room 301

1 NW Martin Luther King Blvd. Evansville, IN 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

Lot One Hundred Twenty-one (121) and the adjoining Twenty (20) feet of Lot One Hundred Twenty-two (122) in Ravenswood Manor, an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book F, Pages 245, 246 and 247 in the Office of the Recorder of Vanderburgh County, Indiana.

More commonly known as: 911 Ravenswood Drive, Evansville, IN 47713
State Parcel No.: 82-06-32-023-041.003-029

Together with rents, issues, income, and profits thereof, said sale will be made without relief from valuation or appraisalment laws.

Plaintiff Attorney
ATTORNEY NO. 15-22-01860
Codilis Law, LLC
8050 Cleveland Place
Merrillville, IN 46410
(219) 736-5579
15-22-01860

Sheriff of Vanderburgh County

PIGEON TOWNSHIP

911 Ravenswood Drive, Evansville, IN 47713
Street Address

SHERIFF FILE NO:

The Sheriff's Department does not warrant the accuracy of the street address published herein.

SERVICE DIRECTED TO:
Notia M. Peyton a/k/a Notia M. Warthen
911 Ravenswood Drive
Evansville, IN 47713
Renard W. Peyton, Sr.
911 Ravenswood Drive
Evansville, IN 47713

Type of Service
Sheriff

Sheriff

NOTICE

NOTE: This law firm is a debt collector.

NOTICE OF SHERIFF'S SALE

Sheriff's File Number:
Date of Sale: February 29, 2024
Vanderburgh County Newspaper:
Judgment to be Satisfied: \$34,468.23
Cause No: 82D06-2308-MF-004022
Plaintiff: PennyMac Loan Services, LLC
Defendant: ANGELA SCHELLER

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

By virtue of a certified copy of a decree to me directed from the Clerk of Superior/Circuit Court of Vanderburgh County, Indiana, requiring me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, at the hour of 10:00 AM of said day as listed above, at the Vanderburgh County /Evansville Civic Center room 301 fee simple of the whole body of Real Estate in Vanderburgh County, Indiana:

Lot One (1) in Block Six (6) Ingle Place an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book G, page 212, in the Office of the Recorder of Vanderburgh County, Indiana.
More Commonly Known As: 3221 Hillcrest Ter, Evansville, IN 47712
Parcel No. 82-05-26-018-059.016-025

Together with rents, issues, income and profits thereof, said sale will be made without relief from valuation or appraisal laws. This Notice shall also represent service of Notice of Sale of the above-described real estate upon the owners, pursuant to requirements of IC 32-29-7-3.

Noah Robinson, Sheriff of Vanderburgh County

Township of property location:
Common street address of property: 3221 Hillcrest Ter, Evansville, IN 47712
Parcel Number: 82-05-26-018-059.016-025
Attorney: Benjamin Pliskie #30407-45
Law Firm: Phillip A. Norman PC
Contact Number: 219-462-5104
Contact Email: benhamin.pliskie@normanattorney.com

The sheriff's office does not warrant the accuracy of the commonly known street address. It is the buyer's responsibility to research the legal description and associated legal filings.

PLEASE SERVE:

Angela Scheller
600 E. Chandler Avenue
Evansville IN 47712

Type of Service: Sheriff

Vanderburgh County Sheriff's Office

NOTICE OF SHERIFF'S SALE

Sheriff's File Number:
Date of Sale: February 29, 2024
Evansville Courier & Press:

By virtue of a certified copy of a decree to me directed from the Clerk of Superior/Circuit Court of Vanderburgh County, Indiana:

Judgment to be Satisfied: \$54,573.63 as of November 6, 2023
Cause No.: **82D07-2308-EV-006165**

Plaintiff: The Guagenti Family Limited Partnership

Defendant: BCCC, LLC, an Indiana limited liability company, aka BC3, LLC, dba Blenderz, Brent E. Counts, Carolyne J. Counts and Mortgage Electronic Registration Systems, Inc., as nominee for Suntrust Mortgage, Inc.

Required me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, at the hour of 10:00 AM of said day as listed above, at the Council Chambers Meeting Room, Room 301, Civic Center Complex of Vanderburgh County, Evansville, Indiana 47708, fee simple of the whole body of Real Estate in Vanderburgh County, Indiana:

Lot Eleven (11) in Section Two (2) in Country Club Manor No. 4, a subdivision of a part of the Southwest Quarter of the Southeast Quarter of Section Six (6), Township Six (6) South, Range Ten (10) West an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book I, Page 289 in the Office of the Recorder of Vanderburgh County, Indiana.

Together with rents, issues, income, and profits thereof, said sale will be made without relief from valuation or appraisal laws. This Notice shall also represent service of Notice of Sale of the above-described real estate upon the owners, pursuant to requirements of IC 32-29-7-3.

Noah Robinson, Sheriff of Vanderburgh County

Township of property location: **Center Township**
Common street address of property: **4820 Sherbrooke Road, Evansville, Indiana 47710**
Parcel Number: **82-06-06-034-130.011-020**

Attorney: Laura A. Scott
Attorney Number: 18877-53
Law Firm: Farmer Scott Ozete Robinson & Schmitt LLP
Contact Number: 812-602-3572
Contact Email: lscott@fsolegal.com

The sheriff's office does not warrant the accuracy of the commonly known street address. It is the buyer's responsibility to research the legal description and associated legal filings:

PLEASE SERVE:
Carolyne J. Counts
4825 Sherbrooke Rd.
Evansville, IN 47710

PLEASE SERVE:
Brent E. Counts
4820 Sherbrooke Rd.
Evansville, IN 47710

PLEASE SERVE:
BCCC, LLC, aka BC3, LLC dba Blenderz
Attn: Brent Counts, 4820 Sherbrooke Rd.
Evansville, IN 47710

PLEASE SERVE:
Reisenfeld & Associates LLC (Counsel for MERS)
Attn: Aaron Rodgers
3962 Red Bank Road
Cincinnati, OH 45227

P:\DOCS\09920\GEN\1CR5299.DOCX

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF'S SALE

By virtue of a certified copy of a decree to me directed from the Clerk of the Circuit Court of Vanderburgh County, Indiana, in Cause No. 82C01-2211-MF-005296 wherein PHH Mortgage Corporation was Plaintiff, and , The Unknown heirs, devisees, legatees, beneficiaries of Vicki G. Vincent and their unknown creditors; and, the unknown executor, administrator, or personal representative of the Estate of Vicki G. Vincent, Unknown Occupants, James D. Vincent, as Possible Heir to the Estate of Vickie G. Vincent and Kandi S. Vincent, as Possible Heir to the Estate of Vickie G. Vincent were Defendants, requiring me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder on the 29 day of February, 2024, at the hour of 10:00 AM or as soon thereafter as is possible, at Vanderburgh County / Evansville Civic Center in Room 301 at 1 N.W. Martin Luther King, Jr. Boulevard, Evansville, IN 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

All that part of the Southwest Quarter of the Northeast Quarter of Section Three (3), Township Seven (7) South, Range Ten (10) West, in Vanderburgh County, Indiana, described and bounded as follows, to-wit;

Commencing at a point in said quarter quarter section, said point being located as follows, to-wit: Measure South along the West line thereof a distance of Four Hundred Thirty-Seven (437) feet from the Northwest corner thereof thence measure East at right angles a distance of three Hundred Thirty (330) feet to the place of beginning of subject boundary description; thence North Fifty (50) feet; thence east a distance of one Hundred Sixty-Five (165) feet; thence South Fifty (50) feet; thence West a distance of One Hundred Sixty-Five (165) feet to the place of beginning.

Twenty-Five (25) feet off the West side of the above described real estate is reserved as right of way for Roosevelt Drive.

Five (5) feet off the east side of the above described real estate is hereby reserved for use as a public utilities easement.

The above described real estate is also known as Lot One Hundred One (101) in the unrecorded plat of Kenwood

More commonly known as: 2606 South Roosevelt Drive, Evansville, IN 47714

Parcel No. 82-09-03-013-129.028-027

Together with rents, issues, income, and profits thereof, said sale will be made without relief from valuation or appraisal laws.

"Subject to all liens, encumbrances and easements of record not otherwise extinguished in the proceedings known as Cause 82C01-2211-MF-005296 in the Circuit Court of the County of Vanderburgh, Indiana."

Attorney for Plaintiff: Nicholas M. Smith
ATTORNEY NO. 31800-15
Manley Deas Kochalski LLC
P.O. Box 165028
Columbus OH 43216-5028

Sheriff of Vanderburgh County

Knight Township

2606 South Roosevelt Drive
Street Address

The Sheriff's Department does not warrant the accuracy of the street address published herein.

22-033419_ CLV1

SERVICE DIRECTED TO:

James D. Vincent, as Possible Heir to the Estate of Vickie
G. Vincent
2606 South Roosevelt Drive
Evansville, IN 47714

Type of Service:

Mail

Kandi S. Vincent, as Possible Heir to the Estate of Vickie Mail
G. Vincent
2113 Southeast Boulevard
Evansville, IN 47414

NOTICE

MANLEY DEAS KOCHALSKI LLC IS A DEBT COLLECTOR. THIS IS AN ATTEMPT TO COLLECT A DEBT, AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

PURSUANT TO INDIANA LAW, YOU ARE TO VACATE THIS PROPERTY BY THE DATE OF THE SALE SET OUT ABOVE UNLESS THE SALE IS CANCELLED. PLEASE CONTINUE TO CHECK THE STATUS OF YOUR SALE AT www.sri-sheriffsale.com.

PLEASE SERVE:

PLEASE SERVE:

PLEASE SERVE:

James D. Vincent, as Possible Heir to the Estate of Vickie G. Vincent
2606 South Roosevelt Drive
Evansville, IN 47714
Type of Service: Mail

Kandi S. Vincent, as Possible Heir to the Estate of Vickie G. Vincent
2113 Southeast Boulevard
Evansville, IN 47414
Type of Service: Mail

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus OH 43216-5028

SRI Incorporated
8082 Bash Street
Indianapolis, Indiana 46250

SRI Incorporated
8082 Bash Street
Indianapolis, Indiana 46250

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus OH 43216-5028

James D. Vincent, as Possible Heir to the Estate of Vickie G. Vincent
2606 South Roosevelt Drive
Evansville, IN 47714

James D. Vincent, as Possible Heir to the Estate of Vickie G. Vincent
2606 South Roosevelt Drive
Evansville, IN 47714

2175107

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus OH 43216-5028

Kandi S. Vincent, as Possible Heir to the Estate of Vickie G. Vincent
2113 Southeast Boulevard
Evansville, IN 47414

Kandi S. Vincent, as Possible Heir to the Estate of Vickie G. Vincent
2113 Southeast Boulevard
Evansville, IN 47414

2175326

**MANLEY DEAS KOCHALSKI LLC
P.O. BOX 165028
COLUMBUS OH 43216-5028**

The Unknown heirs, devisees, legatees, beneficiaries of Vicki G. Vincent and their unknown creditors; and, the unknown executor, administrator, or personal representative of the Estate of Vicki G. Vincent
2606 South Roosevelt Drive
Evansville, IN 47714

The Unknown heirs, devisees, legatees, beneficiaries of Vicki G. Vincent and their unknown creditors; and, the unknown executor, administrator, or personal representative of the Estate of Vicki G. Vincent
2606 South Roosevelt Drive
Evansville, IN 47714

2164706

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF'S SALE

By virtue of a certified copy of a decree to me directed from the Clerk of the Circuit Court of Vanderburgh County, Indiana, in Cause No. 82C01-2302-MF-000889 wherein PHH Mortgage Corporation was Plaintiff, and Jackie O. Byers, Lisa G. Byers, Department of Metropolitan Development of the City of Evansville, Indiana, The City of Evansville, Indiana and Evansville Vanderburgh School Corp were Defendants, requiring me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder on the 29 day of February, 2024, at the hour of 10:00 AM or as soon thereafter as is possible, at Vanderburgh County / Evansville Civic Center in Room 301 at 1 N.W. Martin Luther King, Jr. Boulevard, Evansville, IN 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

Lots 13, 14, 15 and 16 in Block Eleven (11) in the Plat of Blocks Five (5), Six (6), Eleven (11), Twelve (12) and Blocks twenty-five (25), twenty-six (26), twenty-seven (27) and twenty-eight (28), in park place, an addition to the City of Evansville, as per plat thereof, recorded in plat book "G" pages 54 and 55 in the office of the recorder of Vanderburgh County, Indiana.

More commonly known as: 2028 South Kerth Avenue, Evansville, IN 47714

Parcel No. 82-06-33-014-047.011-027

Together with rents, issues, income, and profits thereof, said sale will be made without relief from valuation or appraisal laws.

"Subject to all liens, encumbrances and easements of record not otherwise extinguished in the proceedings known as Cause 82C01-2302-MF-000889 in the Circuit Court of the County of Vanderburgh, Indiana."

Attorney for Plaintiff: Nicholas M. Smith
ATTORNEY NO. 31800-15
Manley Deas Kochalski LLC
P.O. Box 165028
Columbus OH 43216-5028

Sheriff of Vanderburgh County

Knight Township

2028 South Kerth Avenue
Street Address

The Sheriff's Department does not warrant the accuracy of the street address published herein.

23-003875_ CLV1

SERVICE DIRECTED TO:

Jackie O. Byers
2028 South Kerth Avenue
Evansville, IN 47714

Type of Service:

Certified Mail

Lisa G. Byers
2028 South Kerth Avenue
Evansville, IN 47714

Certified Mail

NOTICE

MANLEY DEAS KOCHALSKI LLC IS A DEBT COLLECTOR. THIS IS AN ATTEMPT TO COLLECT A DEBT, AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

PURSUANT TO INDIANA LAW, YOU ARE TO VACATE THIS PROPERTY BY THE DATE OF THE SALE SET OUT ABOVE UNLESS THE SALE IS CANCELLED. PLEASE CONTINUE TO CHECK THE STATUS OF YOUR SALE AT www.sri-sheriffsale.com.

PLEASE SERVE:

Jackie O. Byers
2028 South Kerth Avenue
Evansville, IN 47714
Type of Service: Certified Mail

PLEASE SERVE:

Lisa G. Byers
2028 South Kerth Avenue
Evansville, IN 47714
Type of Service: Certified Mail

PLEASE SERVE:

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus OH 43216-5028

SRI Incorporated
8082 Bash Street
Indianapolis, Indiana 46250

SRI Incorporated
8082 Bash Street
Indianapolis, Indiana 46250

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus OH 43216-5028

Jackie O. Byers
2028 South Kerth Avenue
Evansville, IN 47714

Jackie O. Byers
2028 South Kerth Avenue
Evansville, IN 47714

2194255

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus OH 43216-5028

Lisa G. Byers
2028 South Kerth Avenue
Evansville, IN 47714

Lisa G. Byers
2028 South Kerth Avenue
Evansville, IN 47714

2194256

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF'S SALE

By virtue of a certified copy of a decree to me directed from the Clerk of Superior Court of Vanderburgh County, Indiana, in Cause No. 82D01-2309-MF-004385 wherein Longbridge Financial, LLC was Plaintiff, and Unknown Heirs and/or Deviseses of Herschel Seifert, Deceased; Estate of Herschel Seifert, Deceased; Unknown Heirs and/or Deviseses of Jason Seifert, Deceased, Heir Herschel Seifert, Deceased; Estate of Jason Seifert, Deceased, Heir of Herschel Seifert, Deceased were Defendants, requiring me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, on the 29 day of February, 2024, at the hour of 10:00 AM or as soon thereafter as is possible, at Civic Center Complex Room 301

1 NW Martin Luther King Blvd. Evansville, IN 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

Lot Forty-two (42), in Springhaven, an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book J, Page 179, in the Office of the Recorder of Vanderburgh County, Indiana.

More commonly known as: 5612 Spring Lake Drive, Evansville, IN 47710
State Parcel No.: 82-06-06-034-221.049-020

Together with rents, issues, income, and profits thereof, said sale will be made without relief from valuation or appraisalment laws.

Plaintiff Attorney
ATTORNEY NO. 15-23-01114
Codilis Law, LLC
8050 Cleveland Place
Merrillville, IN 46410
(219) 736-5579
15-23-01114

Sheriff of Vanderburgh County

CENTER TOWNSHIP

5612 Spring Lake Drive, Evansville, IN 47710
Street Address

SHERIFF FILE NO:

The Sheriff's Department does not warrant the accuracy of the street address published herein.

SERVICE DIRECTED TO:

Unknown Heirs and/or Deviseses of Herschel Seifert, Deceased
5612 Spring Lake Drive
Evansville, IN 47710

Type of Service
Sheriff

Unknown Heirs and/or Deviseses of Jason Seifert, Deceased, Heir Herschel Seifert, Deceased
5612 Spring Lake Drive
Evansville, IN 47710

Sheriff

NOTICE

NOTE: This law firm is a debt collector.

Vanderburgh County Sheriff's Office

ALIAS NOTICE OF SHERIFF SALE

Cause No: 82D06-1908-MF-004769

Judgment to be Satisfied: \$79,890.37, plus interest and costs

Plaintiff: Fifth Third Bank

Defendant KELLY WEISS AKA KELLY J. WEISS AKA KELLY JO WEISS;
INDIANA HOUSING & COMMUNITY DEVELOPMENT
AUTHORITY; EVANSVILLE VANDERBURGH SCHOOL CORP.;

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

By virtue of a certified copy of a decree to be directed from the Clerk of the Vanderburgh County Courts requiring me to make the sum as provided for in said Decree with interest and costs. I will expose at a public sale to the highest bidder, at the hour of 10:00AM, on the 29 day of February, 20 24, at the Vanderburgh County Sheriff's Office, Room 301 of the Civic Center, the fee simple of the whole body of real estate in Vanderburgh County, Indiana:

Legal Description: **LOT TWENTY (20) IN BLOCK TWO (2) IN NORTH COUNTRY CLUB MANOR, AN ADDITION TO THE CITY OF EVANSVILLE, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK J, PAGE 15, IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA.**

Together with rents, issues, and profits thereof, said sale will be made without relief from valuation or appraisal laws. This Notice shall also represent service of Notice of Sale of the above-described real estate upon the owners, pursuant to the requirements of IC 32-29-7-3.

Noah Robinson, Sheriff of Vanderburgh County

Township Center

Common Street Address 105 West Berkeley Avenue, Evansville, IN 47710

6722-187519

Parcel Number	82-06-06-034-140.020-020
Attorney	Jason E. Duhn
Attorney Number	26807-06
Law Firm	Diaz Anselmo & Associates, LLC
Contact Number	(630) 453-6960
Contact Email	answersms@dallegal.com

The sheriff's office does not warrant the accuracy of the commonly known street address. It is the buyer's responsibility to research the legal description and associated legal filing.

Please Serve

Chad M. Dickerson
320 N Meridian ST
STE 1022
Indianapolis, IN 46204

Kelly Weiss aka Kelly J. Weiss aka Kelly Jo Weiss
105 West Berkeley Avenue
Evansville, IN 47710

Evansville Vanderburgh School Corp.
c/o Patrick A. Shoulders
20 NW First Street, 9th Floor
Evansville, IN 47708

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF'S SALE

By virtue of a certified copy of a decree to me directed from the Clerk of Circuit Court of Vanderburgh County, Indiana, in Cause No. 82C01-1805-MF-003181 wherein U.S. Bank National Association was Plaintiff, and Yvonne M. Garrett and Professional & Business Collections, LLC were Defendants, requiring me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, on the 29 day of February, 2024, at the hour of 10:00AM or as soon thereafter as is possible, at 1 NW Martin Luther King Jr Blvd, Civic Center Room 301, Evansville, IN 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

PART OF THE NORTH HALF OF THE SOUTHEAST QUARTER OF SECTION THIRTY-FOUR (34), TOWNSHIP SIX (6) SOUTH, RANGE TEN (10) WEST, IN THE CITY OF EVANSVILLE, VANDERBURGH COUNTY, INDIANA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A POINT WHICH LIES TWO HUNDRED EIGHTY-FIVE AND FIFTY-THREE HUNDREDTHS (285.53) FEET NORTH AND SIX HUNDRED SIXTY (660) FEET WEST OF THE SOUTHEAST CORNER THEREOF; THENCE NORTH AND PARALLEL TO THE EAST LINE OF SAID HALF QUARTER SECTION SIXTY-EIGHT AND EIGHTY-SEVEN HUNDREDTHS (68.87) FEET; THENCE WEST AND PARALLEL TO THE SOUTH LINE THEREOF ONE HUNDRED THIRTY-TWO (132) FEET; THENCE SOUTH AND PARALLEL TO THE EAST LINE THEREOF SIXTY-EIGHT AND EIGHTY-SEVEN HUNDREDTHS (68.87) FEET; THENCE EAST AND PARALLEL TO SAID SOUTH LINE ONE HUNDRED THIRTY-TWO (132) FEET TO THE PLACE OF BEGINNING. THE ABOVE DESCRIBED REAL ESTATE IS ALSO KNOWN AS A PART OF LOT SIXTEEN (16) IN THE UNRECORDED PLAT OF BECKMAN PLACE. A STRIP OF LAND TWENTY-FIVE (25) FEET IN WIDTH IS RESERVED OFF THE WEST SIDE OF THE ABOVE -DESCRIBED REAL ESTATE FOR A PUBLIC ROADWAY.

More commonly known as: 1750 S Dexter Ave, Evansville, IN 47714

Parcel No. : 82-06-34-011-023.047-027

Together with rents, issues, income, and profits thereof, said sale will be made without relief from valuation or appraisement laws.

Alan W. McEwan
24051-49
Doyle & Foutty, P.C.
41 E Washington Street
Suite 400
Indianapolis, IN 46204

Sheriff of Vanderburgh County

Knight Township

1750 S Dexter Ave, Evansville, IN 47714

Street Address

SHERIFF FILE NO:

The Sheriff's Department does not warrant the accuracy of the street address published herein

SERVICE DIRECTED TO:

Yvonne M. Garrett

1750 S Dexter Ave

Evansville, IN 47714

MANNER OF SERVICE:

NOTICE

DOYLE & FOUTTY, P.C. IS A DEBT COLLECTOR

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF'S SALE

By virtue of a certified copy of a decree to me directed from the Clerk of the Circuit Court of Vanderburgh County, Indiana, in Cause No. 82C01-2308-MF-003932 wherein Fifth Third Bank, National Association was Plaintiff, and , Jacob P. Mayes, as Heir to the Estate of Jeffrey Mayes, Fifth Third Bank, National Association FKA Fifth Third Bank (Southern Indiana) and Unknown Occupants were Defendants, requiring me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder on the 29 day of February, 2024, at the hour of 10:00 AM or as soon thereafter as is possible, at Vanderburgh County / Evansville Civic Center in Room 301 at 1 N.W. Martin Luther King, Jr. Boulevard, Evansville, IN 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

Lot Thirty-six (36) in Plainview Acres, an Addition lying near the City of Evansville, as per plat thereof, recorded in Plat Book H, pages 184 in the Office of the Recorder of Vanderburgh County, Indiana.

Subject to the following:

Easements, rights-of-way, highways, roadways and building and use restrictions of record.

More commonly known as: 5002 Irene Avenue, Evansville, IN 47715

Parcel No. 82-06-01-002-312.036-019

Together with rents, issues, income, and profits thereof, said sale will be made without relief from valuation or appraisal laws.

"Subject to all liens, encumbrances and easements of record not otherwise extinguished in the proceedings known as Cause 82C01-2308-MF-003932 in the Circuit Court of the County of Vanderburgh, Indiana."

Attorney for Plaintiff: Nicholas M. Smith
ATTORNEY NO. 31800-15
Manley Deas Kochalski LLC
P.O. Box 165028
Columbus OH 43216-5028

Sheriff of Vanderburgh County

Center Township

5002 Irene Avenue
Street Address

The Sheriff's Department does not warrant the accuracy of the street address published herein.

23-020605_ CLV1

SERVICE DIRECTED TO:

Jacob P. Mayes, as Heir to the Estate of Jeffrey Mayes
3922 Terra Trace Court
Evansville, IN 47715

Type of Service:

Sheriff's Service

Unknown Occupants
5002 Irene Avenue
Evansville, IN 47715

Sheriff's Service

NOTICE

MANLEY DEAS KOCHALSKI LLC IS A DEBT COLLECTOR. THIS IS AN ATTEMPT TO COLLECT A DEBT, AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

PURSUANT TO INDIANA LAW, YOU ARE TO VACATE THIS PROPERTY BY THE DATE OF THE SALE SET OUT ABOVE UNLESS THE SALE IS CANCELLED. PLEASE CONTINUE TO CHECK THE STATUS OF YOUR SALE AT www.sri-sheriffsale.com.

PLEASE SERVE:

PLEASE SERVE:

PLEASE SERVE:

Jacob P. Mayes, as Heir to the Estate of Jeffrey Mayes
3922 Terra Trace Court
Evansville, IN 47715
Type of Service: Sheriff's Service

Unknown Occupants
5002 Irene Avenue
Evansville, IN 47715
Type of Service: Sheriff's Service

Vanderburgh County Sheriff's Office

NOTICE OF SHERIFF'S SALE

Sale Date: February 29, 2024

Cause No.:	82D01-2307-MF-003289
Judgment to be Satisfied:	\$38,171.57
Plaintiff:	LIBERTY FEDERAL CREDIT UNION F/K/A EVANSVILLE TEACHERS FEDERAL CREDIT UNION
Defendant:	LAURA MAE GREENWALT, INDIANA HOUSING AND COMMUNITY DEVELOPMENT AUTHORITY, CITY OF EVANSVILLE, AND DISCOVER BANK

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

By virtue of a certified copy of a decree to me directed from the Clerk of Superior/Circuit Court of Vanderburgh County, Indiana, requiring me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, at the hour of 10:00 AM of said day as listed above, at the Council Chambers Meeting Room, Room 301, Civic Center Complex of Vanderburgh County, Evansville, IN 47708, fee simple of the whole body of Real Estate in Vanderburgh County, Indiana:

Legal Description:

Lots Seventeen (17) and Eighteen (18) in Block One Hundred Twenty-seven (127) in Evansville Industrial Addition to the City of Evansville, as per plat thereof, recorded in Plat Book F, pages 186 and 187 in the Office of the Recorder of Vanderburgh County, Indiana.

Together with rents, issues, income and profits thereof, said sale will be made without relief from valuation or appraisal laws. This Notice shall also represent service of Notice of Sale of the above-described real estate upon the owners, pursuant to requirements of IC 32-29-7-3

Noah Robinson, Sheriff of Vanderburgh County

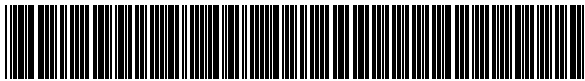
Township	Perry
Common Street Address	903 S. Werner Avenue, Evansville, IN 47712
Parcel Number	82-05-27-018-159.017-025
Attorney	Whitney L. Mosby
Attorney Number	23691-49
Law Firm	Dentons Bingham Greenebaum LLP
Contact Number	(812) 437-0200
Contact E-mail	whitney.mosby@dentons.com

The sheriff's office does not warrant the accuracy of the commonly known street address. It is the buyer's responsibility to research the legal description and associated legal filings.

SERVE: Laura Mae Greenwalt
903 S. Werner Avenue
Evansville, IN 47712

**Vanderburgh County
Sheriff**

**"Personal Service"
(February 29th, 2024 Sale
@ 10:00 AM)**



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Personal Service and Returns

Vanderburgh County Sheriff

NOTICE OF SHERIFF SALE

SHERIFF TO SERVE NOTICE ON THE FOLLOWING

FILE/PROPERTY INFORMATION:

Cause Number: 82D06-2308-MF-003732

Date of Sale: 02/29/2024

Property Of:

Prop Address: 1800 E. Boonville New Harmony Road, Evansville Indiana 47725 - Evansville, IN 47725

Law Firm: Smith & Miller LLP

UNKNOWN OCCUPANT , 1800 E. Boonville New Harmony Road , Evansville, IN 47725

Date Served: _____

Time Served: _____

Served By (Name, #, Dept)

Remarks: _____

Type: PC CL NF

Date Copy Mailed: ____/____/____

Return to the office of Vanderburgh County Sheriff's Department

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF SALE

By virtue of a certified copy of a decree to me directed from the Clerk of Vanderburgh County Circuit/Superior Court in Cause No. 82D06-2308-MF-003732 wherein German American Bancorp, now German American Bank, was Plaintiff, and Unknown Heirs and Devisees of Charles G. Broshears, Deceased, Tammy Colon, Truist Bank, James Grant Broshears, and Tina Broshears were Defendants, requiring me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, on the 29 day of February, 2024, at the hour of 10:00 A.m. or as soon thereafter as is possible, at Evansville Civic Center, 1 NW MLK Jr. Blvd, Room 301, Evansville, IN, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

Part of the Southeast Quarter of the Southeast Quarter of Section Nine (9), Township Five (5) South, Range Ten (10) West in Vanderburgh County, Indiana, more particularly described as follows:

Commencing at the Northwest corner of said Quarter Quarter Section; thence South One Thousand Seven (1007) feet; thence North 61 degrees East, Three Hundred Thirteen (313) feet; thence South 16 degrees 30 Minutes East, One Hundred Ten (110) feet; thence North 57 degrees East, One Hundred Fifty (150) feet; thence North 16 degrees 30 minutes West, Two Hundred Thirty-one and Five Tenths (231.5) feet to the place of beginning; thence North 22 degrees 20 minutes East, Three Hundred Seventy-one and twelve Hundredths (371.12) feet; thence North 67 degrees 16 minutes West, One Hundred Twenty-five and Eighty-three Hundredths (125.83) feet; thence South 39 degrees 14 minutes 15 seconds West, One Hundred Sixty-one and Two Hundredths (161.02) feet; thence South 18 degrees 48 minutes 21 seconds West, One Hundred Seventy-three and Fifty-six Hundredths (173.56) feet; thence South 52 degrees 14 minutes East, One Hundred Sixty-eight (168) feet to the place of beginning.

Subject to a Ten (10) foot strip off the Southeast side for a right-of-way for a private road.
Subject to any Easements or Leases of record.

Street Address: 1800 E. Boonville New Harmony Road, Evansville Indiana 47725
Parcel No. 82-04-09-009-069.059-030, Scott Township

Together with rents, issues, income, and profits thereof, said sale will be made without relief from valuations or appraisal laws.

Plaintiff's Attorney:

Rhonda S. Miller IN #22872-42
Smith & Miller LLP
P.O. Box 3435
Carbondale IL 62902
Phone: (812) 882-0222
SMITH & MILLER LLP IS A DEBT COLLECTOR.

Sheriff of Vanderburgh County

The Sheriff's Department does not warrant the accuracy of the street address published herein.

Serve:

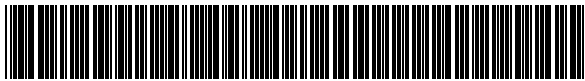
Tammy Colon, 4811 Lunenburg Drive Louisville, Kentucky 40245

Truist Bank, c/o Corporation Service Company, its registered agent,

135 N. Pennsylvania Street, Suite 1610 Indianapolis, Indiana 46204

James Grant Broshears, 1800 E. Boonville New Harmony Road Evansville, Indiana 47725

Tina Broshears, 1800 E. Boonville New Harmony Road Evansville, Indiana 47725



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Personal Service and Returns

Vanderburgh County Sheriff

NOTICE OF SHERIFF SALE

SHERIFF TO SERVE NOTICE ON THE FOLLOWING

FILE/PROPERTY INFORMATION:

Cause Number: 82D05-2308-MF-003728

Date of Sale: 02/29/2024

Property Of:

Prop Address: 6013 Ashbrooke Rd Evansville, Indiana 47710-4323 - EVANSVILLE, IN 47710-4323

Law Firm: Feiwel & Hannoy

UNKNOWN OCCUPANT , 6013 Ashbrooke Rd , EVANSVILLE, IN 47710-4323

Date Served: _____

Time Served: _____

Served By (Name, #, Dept)

Remarks: _____

Type: PC CL NF

Date Copy Mailed: ____/____/____

Return to the office of Vanderburgh County Sheriff's Department

VANDERBURGH COUNTY SHERIFF'S DEPARTMENT
TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES
NOTICE OF SHERIFF'S SALE

Sheriff's File Number:

Date of Sale: 2/29/2024

Evansville Courier

Judgment to be Satisfied:

By virtue of a certified copy of a decree to me directed from the Clerk of Vanderburgh Superior Court 5 of Vanderburgh County, Indiana

Cause No. 82D05-2308-MF-003728

Plaintiff: Freedom Mortgage Corporation

Defendant: George Lee Quarles III, Medical & Professional Collection Services, Inc., Professional & Business Collections, LLC., Midland Credit Management Inc., State of Indiana and Ovation Sales Finance Trust

required me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, at the hour of 10:00 AM of said day listed above, at Council Chambers Meeting Room, Room 301, Civic Center Complex of Vanderburgh County, Evansville, Indiana 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

Lot Ten (10), in the Amended Plat of Carriage Hill Section "B", an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book K, page 97, in the Office of the Recorder of Vanderburgh County, Indiana.

Parcel No. 82-06-06-034-256.010-020

Together with rents, issues, income and profits thereof, said sale will be made without relief from valuation or appraisal laws. This Notice shall also represent service of Notice of Sale of the above-described real estate upon the owners, pursuant to requirements of IC 32-29-7-3.

Attorney: MATTHEW S. LOVE
Law Firm: Feiwel & Hannoy,
P.C.
Contact Number: (317) 237-2727

Noah Robinson
Sheriff of Vanderburgh County

By: Kim J. DeWitt, Special Deputy
& Regan Braun, Special Deputy
TOWNSHIP OF PROPERTY
LOCATION
Center
COMMON STREET ADDRESS
OF PROPERTY
**6013 Ashbrooke Rd Evansville,
IN 47710-4323**

THE SHERIFF'S OFFICE DOES
NOT WARRANTY THE
ACCURACY OF THE COMMONLY
KNOWN STREET ADDRESS. IT IS
THE BUYER'S RESPONSIBILITY
TO RESEARCH THE LEGAL
DESCRIPTION AND ASSOCIATED
LEGAL FILINGS.

PLEASE SERVE
George Lee Quarles III
6013 Ashbrooke Rd
Evansville, IN 47710-4323

PLEASE SERVE
Service Type: Serve By Sheriff

PLEASE SERVE

NOTICE
FEIWELL & HANNOY, P.C. IS A DEBT COLLECTOR.



Personal Service and Returns

Vanderburgh County Sheriff

NOTICE OF SHERIFF SALE

SHERIFF TO SERVE NOTICE ON THE FOLLOWING

FILE/PROPERTY INFORMATION:

Cause Number: 82D01-2308-MF-003719

Date of Sale: 02/29/2024

Property Of:

Prop Address: 916 W Illinois St Evansville, Indiana 47710-1144 - EVANSVILLE, IN 47710-1144

Law Firm: Feiwel & Hannoy

UNKNOWN OCCUPANT , 916 W Illinois St , EVANSVILLE, IN 47710-1144

Date Served: _____

Time Served: _____

Served By (Name, #, Dept)

Remarks: _____

Type: PC CL NF

Date Copy Mailed: ____/____/____

Return to the office of Vanderburgh County Sheriff's Department

VANDERBURGH COUNTY SHERIFF'S DEPARTMENT
TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES
NOTICE OF SHERIFF'S SALE

Sheriff's File Number:

Date of Sale: 2/29/2024

Evansville Courier

Judgment to be Satisfied:

By virtue of a certified copy of a decree to me directed from the Clerk of Vanderburgh Superior Court 1 of Vanderburgh County, Indiana

Cause No. 82D01-2308-MF-003719

Plaintiff: Wilmington Savings Fund Society, FSB, not in its individual capacity but solely as Owner Trustee of CSMC 2019-RPL10 Trust

Defendant: Carolyn Sue Crow a/k/a Carolyn S. Crow

required me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, at the hour of 10:00 AM of said day listed above, at Council Chambers Meeting Room, Room 301, Civic Center Complex of Vanderburgh county, Evansville, Indiana 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

LOT 28 IN BLOCK 105 IN LAMASCO, NOW A PART OF THE CITY OF EVANSVILLE, AS PER PLAT THEREOF, RECORDED IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA.

Parcel No. 82-06-19-029-057.020-029

Together with rents, issues, income and profits thereof, said sale will be made without relief from valuation or appraisal laws. This Notice shall also represent service of Notice of Sale of the above-described real estate upon the owners, pursuant to requirements of IC 32-29-7-3.

Attorney: BRYAN K. REDMOND
Law Firm: Feiwell & Hannoy, P.C.
Contact Number: (317) 237-2727

Noah Robinson
Sheriff of Vanderburgh County

By: Kim J. DeWitt, Special Deputy
& Regan Braun, Special Deputy
TOWNSHIP OF PROPERTY
LOCATION
Pigeon
COMMON STREET ADDRESS
OF PROPERTY
**916 W Illinois St Evansville, IN
47710-1144**

THE SHERIFF'S OFFICE DOES
NOT WARRANT THE
ACCURACY OF THE COMMONLY
KNOWN STREET ADDRESS. IT IS
THE BUYER'S RESPONSIBILITY
TO RESEARCH THE LEGAL
DESCRIPTION AND ASSOCIATED
LEGAL FILINGS.

PLEASE SERVE

Carolyn Sue Crow a/k/a Carolyn S. Crow
916 W Illinois St
Evansville, IN 47710-1144

PLEASE SERVE

Service Type: Serve By Sheriff

PLEASE SERVE

NOTICE

FEIWELL & HANNOY, P.C. IS A DEBT COLLECTOR.



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Personal Service and Returns

Vanderburgh County Sheriff

NOTICE OF SHERIFF SALE

SHERIFF TO SERVE NOTICE ON THE FOLLOWING

FILE/PROPERTY INFORMATION:

Cause Number: 82D01-1906-MF-003192

Date of Sale: 02/29/2024

Property Of:

Prop Address: 1409 Continental Dr Evansville, Indiana 47715-6049 - EVANSVILLE, IN 47715-6049

Law Firm: Feiwel & Hannoy

UNKNOWN OCCUPANT , 1409 Continental Dr , EVANSVILLE, IN 47715-6049

Date Served: _____

Time Served: _____

Served By (Name, #, Dept)

Remarks: _____

Type: PC CL NF

Date Copy Mailed: ____/____/____

Return to the office of Vanderburgh County Sheriff's Department

VANDERBURGH COUNTY SHERIFF'S DEPARTMENT
TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES
NOTICE OF SHERIFF'S SALE

Sheriff's File Number:

Date of Sale: 2/29/2024

Evansville Courier

Judgment to be Satisfied:

By virtue of a certified copy of a decree to me directed from the Clerk of Vanderburgh Superior Court 1 of Vanderburgh County, Indiana

Cause No. 82D01-1906-MF-003192

Plaintiff: Wilmington Savings Fund Society, FSB, as Trustee of Stanwich Mortgage Loan Trust I

Defendant: Jeanne A. Michalak, Altstadt Plumbing Service, Inc., Village East Animal Hospital, Indiana Housing and Community Development Authority and Secretary of Housing and Urban Development

required me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, at the hour of 10:00 AM of said day listed above, at Council Chambers Meeting Room, Room 301, Civic Center Complex of Vanderburgh county, Evansville, Indiana 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

Sixty (60) Feet of Lot Forty-five (45), adjoining Lot Forty-six (46) and Twenty (20) Feet of Lot Forty-six (46), adjoining Lot Forty-five (45) in Holiday, an Addition to the City of Evansville, as per plat thereof recorded in Plat Book J, Page 155, in the Office of the Recorder of Vanderburgh County, Indiana.

Parcel No. 82-06-36-013-157.045-027

Together with rents, issues, income and profits thereof, said sale will be made without relief from valuation or appraisal laws. This Notice shall also represent service of Notice of Sale of the above-described real estate upon the owners, pursuant to requirements of IC 32-29-7-3.

Attorney: BRYAN K. REDMOND
Law Firm: Feiwell & Hannoy, P.C.
Contact Number: (317) 237-2727

Noah Robinson
Sheriff of Vanderburgh County

By: Kim J. DeWitt, Special Deputy
& Regan Braun, Special Deputy
TOWNSHIP OF PROPERTY
LOCATION
Knight
COMMON STREET ADDRESS
OF PROPERTY
**1409 Continental Dr Evansville,
IN 47715-6049**

THE SHERIFF'S OFFICE DOES
NOT WARRANT THE
ACCURACY OF THE COMMONLY
KNOWN STREET ADDRESS. IT IS
THE BUYER'S RESPONSIBILITY
TO RESEARCH THE LEGAL
DESCRIPTION AND ASSOCIATED
LEGAL FILINGS.

PLEASE SERVE

Jeanne A. Michalak
1409 Continental Dr
Evansville, IN 47715-6049

PLEASE SERVE

Service Type: Serve By Sheriff

PLEASE SERVE

NOTICE

FEIWELL & HANNOY, P.C. IS A DEBT COLLECTOR.



Personal Service and Returns

Vanderburgh County Sheriff

NOTICE OF SHERIFF SALE

SHERIFF TO SERVE NOTICE ON THE FOLLOWING

FILE/PROPERTY INFORMATION:

Cause Number: 82D06-2307-MF-003638

Date of Sale: 02/29/2024

Property Of:

Prop Address: 618 Agathon Dr Evansville, Indiana 47712-9623 - EVANSVILLE, IN 47712-9623

Law Firm: Feiwel & Hannoy

UNKNOWN OCCUPANT , 618 Agathon Dr , EVANSVILLE, IN 47712-9623

Date Served: _____

Time Served: _____

Served By (Name, #, Dept)

Remarks: _____

Type: PC CL NF

Date Copy Mailed: ____/____/____

Return to the office of Vanderburgh County Sheriff's Department

VANDERBURGH COUNTY SHERIFF'S DEPARTMENT
TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES
NOTICE OF SHERIFF'S SALE

Sheriff's File Number:

Date of Sale: 2/29/2024

Evansville Courier

Judgment to be Satisfied:

By virtue of a certified copy of a decree to me directed from the Clerk of Vanderburgh Superior Court 6 of Vanderburgh County, Indiana

Cause No. 82D06-2307-MF-003638

Plaintiff: PennyMac Loan Services, LLC

Defendant: Connie Sue Grigsby, United States of America Department of Housing and Urban Development and Professional & Business Collections, LLC, as agent for collection for Deaconess Hospital, Inc.

required me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, at the hour of 10:00 AM of said day listed above, at Council Chambers Meeting Room, Room 301, Civic Center Complex of Vanderburgh county, Evansville, Indiana 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

Lot Four (4) in University Heights, an addition lying near the City of Evansville, according to the recorded plat thereof, as recorded in Plat Record K, Page 55, in the Office of the Recorder of Vanderburgh County, Indiana.

Parcel No. 82-05-30-007-271.004-024

Together with rents, issues, income and profits thereof, said sale will be made without relief from valuation or appraisal laws. This Notice shall also represent service of Notice of Sale of the above-described real estate upon the owners, pursuant to requirements of IC 32-29-7-3.

Attorney: MATTHEW S. LOVE
Law Firm: Feiwell & Hannoy,
P.C.
Contact Number: (317) 237-2727

Noah Robinson
Sheriff of Vanderburgh County

By: Kim J. DeWitt, Special Deputy
& Regan Braun, Special Deputy
TOWNSHIP OF PROPERTY
LOCATION
Perry
COMMON STREET ADDRESS
OF PROPERTY
618 Agathon Dr Evansville, IN
47712-9623

**THE SHERIFF'S OFFICE DOES
NOT WARRANTY THE
ACCURACY OF THE COMMONLY
KNOWN STREET ADDRESS. IT IS
THE BUYER'S RESPONSIBILITY
TO RESEARCH THE LEGAL
DESCRIPTION AND ASSOCIATED
LEGAL FILINGS.**

PLEASE SERVE

Connie Sue Grigsby
618 Agathon Dr
Evansville, IN 47712-9623

PLEASE SERVE

Service Type: Serve By Sheriff

PLEASE SERVE

NOTICE

FEIWELL & HANNOY, P.C. IS A DEBT COLLECTOR.



Personal Service and Returns

Vanderburgh County Sheriff

NOTICE OF SHERIFF SALE

SHERIFF TO SERVE NOTICE ON THE FOLLOWING

FILE/PROPERTY INFORMATION:

Cause Number: 82C01-2210-MF-004766

Date of Sale: 02/29/2024

Property Of:

Prop Address: 1713 Ridgeway Ave. Evansville, IN 47714 - . .

Law Firm: Doyle & Foutty

UNKNOWN OCCUPANT , , ,

Date Served: _____

Time Served: _____

Served By (Name, #, Dept)

Remarks: _____

Type: PC CL NF

Date Copy Mailed: ____/____/____

Return to the office of Vanderburgh County Sheriff's Department

VANDERBURGH COUNTY SHERIFF'S OFFICE

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF'S SALE

Sheriff's File Number:

Date of Sale: 2/29/2024

Evansville Courier/Press:

Judgement to be Satisfied:

By virtue of a certified copy of a decree to me directed from the Clerk of Superior/Circuit Court of Vanderburgh County, Indiana, in Cause No. 82C01-2210-MF-004766

Plaintiff/Judgment Assignee: Truist Bank, successor by merger to SunTrust Bank

Defendant(s): The Unknown Heirs at Law of Barbara Blair, Deceased, Occupant(s) of 1713 Ridgeway Ave, Evansville, IN 47714 and CitiBank, N.A.

required me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, at the hour of 10:00 AM of said day as listed above, at 1 NW Martin Luther King Jr. Blvd., Evansville, Indiana 47708, fee simple of the whole body of Real Estate in Vanderburgh County, Indiana:

AND KNOWN AS BEING PART OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 33-6-10 PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A POINT WHICH IS LOCATED BY COMMENCING AT THE SOUTHWEST CORNER THEREOF AND RUNNING THENCE NORTH ALONG THE WEST LINE OF SAID QUARTER-QUARTER SECTION A DISTANCE OF ONE HUNDRED SIXTY-SIX (166) FEET; THENCE EAST AND PARALLEL TO THE SOUTH LINE OF SAID QUARTER-QUARTER SECTION A DISTANCE OF ONE HUNDRED EIGHTY-ONE (181) FEET, TO THE PLACE OF BEGINNING, FROM SAID PLACE OF BEGINNING CONTINUE THENCE EAST AND PARALLEL TO THE SAID SOUTH LINE A DISTANCE OF SEVENTY-SIX (76) FEET THENCE NORTH AND PARALLEL TO THE SAID WEST LINE A DISTANCE OF ONE HUNDRED FOUR AND TWENTY-SIX HUNDREDTHS (104.26) FEET; THENCE WEST A DISTANCE OF SEVENTY-SIX (76) FEET TO A POINT WHICH LIES TWO HUNDRED SEVENTY AND THIRTY-NINE HUNDREDTHS (270.39) FEET NORTH OF SAID SOUTH LINE; THENCE SOUTH A DISTANCE OF ONE HUNDRED FOUR AND THIRTY-NINE HUNDREDTHS (104.39) FEET TO THE PLACE OF BEGINNING. TWENTY-FIVE FEET IS RESERVED OFF THE NORTH SIDE OF THE ABOVE DESCRIBED REAL ESTATE FOR RIDGEWAY AVENUE. BE THE SAME MORE OR LESS, BUT SUBJECT TO ALL LEGAL HIGHWAY.

Parcel No: 82-06-33-014-063.018-027

Together with rents, issues, income and profits thereof, said sale will be made without relief from valuation or appraisal laws. This Notice shall also represent service of Notice of Sale of the above-described real estate upon the owners, pursuant to requirements of IC 32-29-7-3.

Alan W. McEwan

Attorney

Doyle & Foutty, P.C.

Attorney's Law Firm

(317) 264-5000

Contact Telephone Number

Noah Robinson

Noah Robinson, Sheriff of Vanderburgh County

Knight

Township of Property Location

1713 Ridgeway Ave, Evansville, IN 47714

Street Address of Property being sold

The Sheriff's Department does not warrant the accuracy of the street address published herein.

PLEASE SERVE:

Occupant(s) of 1713 Ridgeway Ave, Evansville, IN 47714

1713 Ridgeway Ave

Evansville, IN 47714

MANNER OF SERVICE: Sheriff

DOYLE & FOUTTY, P.C. IS A DEBT COLLECTOR



Personal Service and Returns

Vanderburgh County Sheriff

NOTICE OF SHERIFF SALE

SHERIFF TO SERVE NOTICE ON THE FOLLOWING

FILE/PROPERTY INFORMATION:

Cause Number: 82D07-2209-MF-004169

Date of Sale: 02/29/2024

Property Of:

Prop Address: 10200 Darmstadt Rd Evansville, Indiana 47710-5084 - EVANSVILLE, IN 47710-5084

Law Firm: Feiwel & Hannoy

UNKNOWN OCCUPANT , 10200 Darmstadt Rd , EVANSVILLE, IN 47710-5084

Date Served: _____

Time Served: _____

Served By (Name, #, Dept)

Remarks: _____

Type: PC CL NF

Date Copy Mailed: ____/____/____

Return to the office of Vanderburgh County Sheriff's Department

VANDERBURGH COUNTY SHERIFF'S DEPARTMENT
TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES
NOTICE OF SHERIFF'S SALE

Sheriff's File Number:

Date of Sale: 2/29/2024

Evansville Courier

Judgment to be Satisfied:

By virtue of a certified copy of a decree to me directed from the Clerk of Vanderburgh Superior Court 7 of Vanderburgh County, Indiana

Cause No. 82D07-2209-MF-004169

Plaintiff: CrossCountry Mortgage, LLC

Defendant: Justin Minis Morris, United States of America Department of Housing and Urban Development and Premier Electric

required me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, at the hour of 10:00 AM of said day listed above, at Council Chambers Meeting Room, Room 301, Civic Center Complex of Vanderburgh county, Evansville, Indiana 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

TRACT 1:PART OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION NINETEEN (19), TOWNSHIP FIVE (5) SOUTH, RANGE TEN (10) WEST, IN VANDERBURGH COUNTY, INDIANA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT WHICH LIES A DISTANCE OF FIVE HUNDRED NINETY-TWO AND TWENTY-FIVE HUNDREDTHS (592.25) FEET EAST OF AND A DISTANCE OF ONE HUNDRED SIXTY (160) FEET SOUTH OF THE NORTHWEST CORNER OF SAID QUARTER-QUARTER SECTION; THENCE SOUTH A DISTANCE OF TWO HUNDRED SEVENTY-FOUR AND THIRTY HUNDREDTHS (274.30) FEET; THENCE SOUTH 89 DEGREES 28 MINUTES WEST A DISTANCE OF ONE HUNDRED EIGHTY-ONE AND ONE TENTHS (180.1) FEET; THENCE NORTH 01 DEGREE 25 MINUTES WEST A DISTANCE OF TWO HUNDRED SEVENTY-FIVE AND SEVENTY-SEVEN HUNDREDTHS (275.77) FEET; THENCE EAST A DISTANCE OF ONE HUNDRED EIGHTY-SIX AND SEVEN TENTHS (186.7) FEET TO THE PLACE OF BEGINNING.

TRACT 2 (FORMERLY THE INGRESS/EGRESS EASEMENT OF INSTRUMENT 2015R00002191):

PART OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 19, TOWNSHIP 5 SOUTH, RANGE 10 WEST, IN VANDERBURGH COUNTY, INDIANA, AND COMMENCING AT A POINT WHICH LIES 592.25 FEET EAST OF AND 228.63 FEET SOUTH OF THE NORTHWEST CORNER OF SAID QUARTER-QUARTER SECTION AND RUNNING THENCE SOUTH 22.07 FEET; THENCE SOUTH 65 DEGREES 09 MINUTES EAST 64.85 FEET; THENCE SOUTH 78 DEGREES 17 MINUTES EAST 191.33 FEET TO THE CENTER OF DARMSTADT ROAD; THENCE ALONG THE CENTER OF SAID ROAD NORTH 15 DEGREES 08 MINUTES EAST 20.06 FEET; THENCE NORTH 78 DEGREES 17 MINUTES WEST 187.61 FEET; THENCE NORTH 65 DEGREES 09 MINUTES WEST 71.8 FEET TO THE PLACE OF BEGINNING.

TRACT 3 (PARCEL A OF INSTRUMENT 2020R00005466):PART OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 19, TOWNSHIP 5 SOUTH, RANGE 10 WEST OF THE 2ND PRINCIPAL MERIDIAN, LYING IN CENTER TOWNSHIP, VANDERBURGH COUNTY, INDIANA AS PER A SURVEY DATED JULY 24TH, 2019 BY DONALD E. GRIES, PROFESSIONAL SURVEYOR, INDIANA

REGISTRATION NO. 29900003, UNDER PROJECT NO. S-9684 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A 5/8 INCH REBAR WITH REMNANTS OF AN ALUMINUM CAP STAMPED "MICHAEL FELDBUSH LS0459" AT THE NORTHWEST CORNER OF SAID QUARTER, QUARTER SECTION; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST 583.28 FEET; THENCE SOUTH 00 DEGREES 01 MINUTES 37 SECONDS WEST 160.02 FEET TO THE NORTHWEST CORNER OF THE PROPERTY CONVEYED TO GREGORY M. BOLLINGER AS DESCRIBED IN DEED RECORDED AS DOCUMENT NUMBER 2006R-25000 IN THE OFFICE OF THE RECORDER AND BEING THE TRUE POINT OF BEGINNING; THENCE ALONG THE NORTH LINE OF SAID BOLLINGER PROPERTY 1ST: SOUTH 89 DEGREES 58 MINUTES 05 SECONDS EAST 2.20 FEET TO A 5/8 INCH REBAR WITH LS CAP INSCRIBED "DONALD GRIES 29900003"; THENCE SOUTHERLY ALONG A CHAIN LINK FENCE, 2ND: SOUTH 05 DEGREES 17 MINUTES 15 SECONDS WEST 24.02 FEET TO A POINT IN THE WEST BOUNDARY OF SAID BOLLINGER PROPERTY; THENCE ALONG SAID WEST BOUNDARY LINE, 3RD: NORTH 00 DEGREES 01 MINUTES 37 SECONDS EAST 23.92 FEET TO THE TRUE POINT OF BEGINNING AND SAID TO CONTAIN 26.3 SQUARE FEET MORE OR LESS.

TRACT 4 (PARCEL C OF INSTRUMENT 2020R00005466): PART OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 19, TOWNSHIP 5 SOUTH, RANGE 10 WEST OF THE 2ND PRINCIPAL MERIDIAN, LYING IN CENTER TOWNSHIP, VANDERBURGH COUNTY, INDIANA AS PER A SURVEY DATED JULY 24, 2019 BY DONALD E. GRIES, PROFESSIONAL SURVEYOR, INDIANA REGISTRATION NO. 29900003, UNDER PROJECT NO. S-9684 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A 5/8 INCH REBAR WITH REMNANTS OF AN ALUMINUM CAP STAMPED "MICHAEL FELDBUSCH LS0459" AT THE NORTHWEST CORNER OF SAID QUARTER-QUARTER SECTION; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST 583.28 FEET; THENCE SOUTH 00 DEGREES 01 MINUTES 37 SECONDS WEST 220.63 FEET TO A POINT IN THE WEST BOUNDARY LINE OF THE PROPERTY CONVEYED TO GREGORY M. BOLLINGER AS DESCRIBED IN DEED RECORDED AS DOCUMENT NUMBER 2006R-25000 IN THE OFFICE OF THE RECORDER AND BEING THE TRUE POINT OF BEGINNING; THENCE

1ST: SOUTH 36 DEGREES 13 MINUTES 44 SECONDS EAST 15.10 FEET TO A 5/8 INCH REBAR WITH LS CAP INSCRIBED "DONALD GRIES 29900003" IN THE SOUTHERLY BOUNDARY OF SAID BOLLINGER PROPERTY; THENCE ALONG SAID SOUTHERLY BOUNDARY LINE

2ND: NORTH 65 DEGREES 01 MINUTES 18 SECONDS WEST 9.85 FEET TO THE SOUTHWEST CORNER OF SAID BOLLINGER PROPERTY; THENCE ALONG THE WEST BOUNDARY LINE OF SAID BOLLINGER PROPERTY,

3RD: NORTH 00 DEGREES 01 MINUTES 37 SECONDS EAST 8.02 FEET TO THE TRUE POINT OF BEGINNING AND SAID TO CONTAIN 35.8 SQUARE FEET MORE OR LESS.

EXCEPTING FROM TRACTS 1 THROUGH 4 DESCRIBED ABOVE, PART OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 19, TOWNSHIP 5 SOUTH, RANGE 10 WEST OF THE 2ND PRINCIPAL MERIDIAN, LYING IN CENTER TOWNSHIP, VANDERBURGH COUNTY, INDIANA AS PER A SURVEY DATED JULY 24TH, 2019 BY DONALD E. GRIES, PROFESSIONAL SURVEYOR, INDIANA REGISTRATION NO. 29900003, UNDER PROJECT NO. S-9684 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A 5/8 INCH REBAR WITH REMNANTS OF AN ALUMINUM CAP STAMPED "MICHAEL FELDBUSH LS0459" AT THE NORTHWEST CORNER OF SAID QUARTER, QUARTER SECTION; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS EAST 583.28 FEET; THENCE SOUTH 00 DEGREES 01 MINUTES 37 SECONDS WEST 160.02 FEET TO THE NORTHWEST CORNER OF THE PROPERTY CONVEYED TO GREGORY M. BOLLINGER AS DESCRIBED IN DEED RECORDED AS DOCUMENT NUMBER 2006R-25000 IN THE OFFICE OF THE RECORDER; THENCE ALONG THE NORTH

LINE OF SAID BOLLINGER PROPERTY, SOUTH 89 DEGREES 58 MINUTES 05 SECONDS EAST 2.20 FEET TO A 5/8 REBAR WITH LS CAP INSCRIBED "DONALD GRIES 29900003" AT THE TRUE POINT OF BEGINNING; THENCE CONTINUE ALONG SAID NORTH LINE OF THE BOLLINGER PROPERTY

1ST: SOUTH 89 DEGREES 58 MINUTES 05 SECONDS EAST 288.90 FEET TO THE NORTHEAST CORNER OF SAID BOLLINGER PARCEL, SAID POINT BEING IN THE CENTERLINE OF DARMSTADT ROAD; THENCE ALONG THE EAST BOUNDARY OF SAID BOLLINGER PARCEL AND SAID CENTERLINE FOR THE FOLLOWING 2 (TWO) COURSES

2ND: SOUTH 18 DEGREES 33 MINUTES 27 SECONDS WEST 81.30 FEET; THENCE

3RD: SOUTH 16 DEGREES 16 MINUTES 27 SECONDS WEST 62.71 FEET TO THE SOUTHEAST CORNER OF SAID BOLLINGER PARCEL; THENCE ALONG THE SOUTH BOUNDARY OF SAID BOLLINGER PARCEL FOR THE FOLLOWING 2 (TWO) COURSES

4TH: NORTH 78 DEGREES 05 MINUTES 53 SECONDS WEST 186.61 FEET TO A 1/2 INCH INSIDE DIAMETER IRON PIPE; THENCE

5TH: NORTH 65 DEGREES 01 MINUTE 18 SECONDS WEST 61.95 FEET TO A 5/8 INCH REBAR WITH LS CAP INSCRIBED "DONALD GRIES 29900003"; THENCE ALONG A CHAIN LINK FENCE AND THE EXTENSION THEREOF

6TH: NORTH 36 DEGREES 13 MINUTES 44 SECONDS WEST 20.18 FEET TO A CHAIN LINK FENCE CORNER POST; THENCE CONTINUE ALONG SAID FENCE LINE AND THE EXTENSION THEREOF 7TH: NORTH 05 DEGREES 17 MINUTES 15 SECONDS EAST 56.75 FEET TO THE TRUE POINT OF BEGINNING AND CONTAINING 0.686 MORE OR LESS.

Parcel No. 82-04-19-002.110-031.019

Together with rents, issues, income and profits thereof, said sale will be made without relief from valuation or appraisal laws. This Notice shall also represent service of Notice of Sale of the above-described real estate upon the owners, pursuant to requirements of IC 32-29-7-3.

Attorney: BRYAN K. REDMOND
Law Firm: Feiwell & Hannoy, P.C.
Contact Number: (317) 237-2727

Noah Robinson
Sheriff of Vanderburgh County

By: Kim J. DeWitt, Special Deputy
& Regan Braun, Special Deputy
TOWNSHIP OF PROPERTY
LOCATION
Center
COMMON STREET ADDRESS
OF PROPERTY
**10200 Darmstadt Rd Evansville,
IN 47710-5084**

THE SHERIFF'S OFFICE DOES NOT WARRANT THE ACCURACY OF THE COMMONLY KNOWN STREET ADDRESS. IT IS THE BUYER'S RESPONSIBILITY TO RESEARCH THE LEGAL DESCRIPTION AND ASSOCIATED LEGAL FILINGS.

PLEASE SERVE

Justin Minis Morris
5919 Maggie Valley Dr
Evansville, IN 47720-7048

PLEASE SERVE

Service Type: Serve By Sheriff

PLEASE SERVE

NOTICE

FEIWELL & HANNOY, P.C. IS A DEBT COLLECTOR.



Personal Service and Returns

Vanderburgh County Sheriff

NOTICE OF SHERIFF SALE

SHERIFF TO SERVE NOTICE ON THE FOLLOWING

FILE/PROPERTY INFORMATION:

Cause Number: 82D01-2308-MF-004029

Date of Sale: 02/29/2024

Property Of:

Prop Address: 7917 Bingham Drive, Evansville, IN 47715 - Evansville, IN 47715

Law Firm: Marinosci Law Group

Maurice Tucker Smith , 7917 Bingham Dr , Evansville, IN 47715

Date Served: _____

Time Served: _____

Served By (Name, #, Dept)

Remarks: _____

Type: PC CL NF

Date Copy Mailed: ____/____/____

Return to the office of Vanderburgh County Sheriff's Department

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

**NOTICE
OF SHERIFF'S SALE**

By virtue of a certified copy of a decree to me directed from the Clerk of Vanderburgh Superior Court of Vanderburgh County, Indiana, in Cause No.: 82D01-2308-MF-004029, wherein AmeriHome Mortgage Company, LLC, was Plaintiff, and Tucker Maurice Smith, aka Tucker Smith, was/were Defendant(s), requiring me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, on the 29 day of February, 2024, at the hour of 10:00 AM, or as soon thereafter as is possible, at 1 NW Martin Luther King Jr Blvd, Evansville, IN 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

Lot One Hundred Ninety (190) in Centerra Ridge Section Seven (7), an Addition lying near the City of Evansville, as per plat thereof, recorded in Plat Book U, Page 52 in the Office of the Recorder of Vanderburgh County, Indiana.

More Commonly Known As: 7917 Bingham Drive, Evansville, IN 47715
82-07-07-011-280.006-027

Together with rents, issues, income, and profits thereof, said sale will be made without relief from valuation or appraisement laws.

Jennifer L. Snook
MARINOSCI LAW GROUP, P.C.
455 West Lincolnway, Ste. B,
Valparaiso, IN 46385
Telephone: (219) 386-4700

Sheriff of Vanderburgh County
City of Evansville
7917 Bingham Drive, Evansville, IN 47715
Street Address
The Sheriff's Department does not warrant the accuracy of the street address published herein
Type of Service: **Personal**

SERVICE DIRECTED TO:
Tucker Maurice Smith, aka Tucker Smith
7917 Bingham Drive
Evansville, IN 47715

NOTICE: MARINOSCI LAW GROUP, P.C. IS A DEBT COLLECTOR. THIS IS AN ATTEMPT TO COLLECT A DEBT, AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.



Personal Service and Returns

Vanderburgh County Sheriff

NOTICE OF SHERIFF SALE

SHERIFF TO SERVE NOTICE ON THE FOLLOWING

FILE/PROPERTY INFORMATION:

Cause Number: 82C01-2308-MF-004160

Date of Sale: 02/29/2024

Property Of:

Prop Address: 2119 Longway Court, Evansville, IN 47711 - Evansville, IN 47711

Law Firm: Doyle & Foutty

Preston K. Hirsch , 2119 Longway Court , Evansville, IN 47711

Date Served: _____

Time Served: _____

Served By (Name, #, Dept)

Remarks: _____

Type: PC CL NF

Date Copy Mailed: ____/____/____

Return to the office of Vanderburgh County Sheriff's Department

VANDERBURGH COUNTY SHERIFF'S OFFICE

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF'S SALE

Sheriff's File Number:

Date of Sale: 2/29/2024

Evansville Courier/Press:

Judgement to be Satisfied:

By virtue of a certified copy of a decree to me directed from the Clerk of Superior/Circuit Court of Vanderburgh County, Indiana, in Cause No. 82C01-2308-MF-004160

Plaintiff: Freedom Mortgage Corporation

Defendant: Preston K. Hirsch

required me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, at the hour of 10:00 AM of said day as listed above, at the Council Chambers Meeting Room, Room 301, Civic Center Complex of Vanderburgh County, Evansville, Indiana 47708, fee simple of the whole body of Real Estate in Vanderburgh County, Indiana:

Lot Sixty-three (63) in Ellington Ridge, an Addition to the City of Evansville, as per plat thereof recorded in Plat Book R, Page 186 in the Office of the Recorder of Vanderburgh County, Indiana.

Parcel No: 82-06-15-034-386.063-020

Together with rents, issues, income and profits thereof, said sale will be made without relief from valuation or appraisal laws. This Notice shall also represent service of Notice of Sale of the above-described real estate upon the owners, pursuant to requirements of IC 32-29-7-3.

Scott A. Hale

Attorney

Noah Robinson

Noah Robinson, Sheriff of Vanderburgh County

Doyle & Foutty, P.C.

Attorney's Law Firm

Center

Township of Property Location

(317) 264-5000

Contact Telephone Number

2119 Longway Court, Evansville, IN 47711

Street Address of Property being sold

The Sheriff's Department does not warrant the accuracy of the street address published herein.

Preston K. Hirsch

2119 Longway Court

Evansville, IN 47711

MANNER OF SERVICE: Sheriff

DOYLE & FOUTTY, P.C. IS A DEBT COLLECTOR



Personal Service and Returns

Vanderburgh County Sheriff

NOTICE OF SHERIFF SALE

SHERIFF TO SERVE NOTICE ON THE FOLLOWING

FILE/PROPERTY INFORMATION:

Cause Number: 82D05-2301-MF-000251

Date of Sale: 02/29/2024

Property Of:

Prop Address: 911 Ravenswood Drive Evansville, IN 47713 - Evansville, IN 47713

Law Firm: Codilis Law, LLC

Notia M. Peyton a/k/a Notia M. Warthen , 911 Ravenswood Drive , Evansville, IN 47713

Date Served: _____

Time Served: _____

Served By (Name, #, Dept)

Remarks: _____

Type: PC CL NF

Date Copy Mailed: ____/____/____

Renard W. Peyton, Sr. , 911 Ravenswood Drive , Evansville, IN 47713

Date Served: _____

Time Served: _____

Served By (Name, #, Dept)

Remarks: _____

Type: PC CL NF

Date Copy Mailed: ____/____/____

Return to the office of Vanderburgh County Sheriff's Department

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF'S SALE

By virtue of a certified copy of a decree to me directed from the Clerk of Superior Court of Vanderburgh County, Indiana, in Cause No. 82D05-2301-MF-000251 wherein Wells Fargo Bank, N.A. was Plaintiff, and Notia M. Peyton a/k/a Notia M. Warthen; Renard W. Peyton, Sr.; Aqua Finance, Inc.; SERVHL Underlying Trust 2019-1 were Defendants, requiring me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, on the 29 day of February, 2024, at the hour of 10:00 AM or as soon thereafter as is possible, at Civic Center Complex Room 301

1 NW Martin Luther King Blvd. Evansville, IN 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

Lot One Hundred Twenty-one (121) and the adjoining Twenty (20) feet of Lot One Hundred Twenty-two (122) in Ravenswood Manor, an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book F, Pages 245, 246 and 247 in the Office of the Recorder of Vanderburgh County, Indiana.

More commonly known as: 911 Ravenswood Drive, Evansville, IN 47713
State Parcel No.: 82-06-32-023-041.003-029

Together with rents, issues, income, and profits thereof, said sale will be made without relief from valuation or appraisal laws.

Plaintiff Attorney
ATTORNEY NO. 15-22-01860
Codilis Law, LLC
8050 Cleveland Place
Merrillville, IN 46410
(219) 736-5579
15-22-01860

Sheriff of Vanderburgh County

PIGEON TOWNSHIP

911 Ravenswood Drive, Evansville, IN 47713
Street Address

SHERIFF FILE NO:

The Sheriff's Department does not warrant the accuracy of the street address published herein.

SERVICE DIRECTED TO:
Notia M. Peyton a/k/a Notia M. Warthen
911 Ravenswood Drive
Evansville, IN 47713
Renard W. Peyton, Sr.
911 Ravenswood Drive
Evansville, IN 47713

Type of Service
Sheriff

Sheriff

NOTICE

NOTE: This law firm is a debt collector.

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF'S SALE

By virtue of a certified copy of a decree to me directed from the Clerk of Superior Court of Vanderburgh County, Indiana, in Cause No. 82D05-2301-MF-000251 wherein Wells Fargo Bank, N.A. was Plaintiff, and Notia M. Peyton a/k/a Notia M. Warthen; Renard W. Peyton, Sr.; Aqua Finance, Inc.; SERVHL Underlying Trust 2019-1 were Defendants, requiring me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, on the 29 day of February, 2024, at the hour of 10:00 AM or as soon thereafter as is possible, at Civic Center Complex Room 301

1 NW Martin Luther King Blvd. Evansville, IN 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

Lot One Hundred Twenty-one (121) and the adjoining Twenty (20) feet of Lot One Hundred Twenty-two (122) in Ravenswood Manor, an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book F, Pages 245, 246 and 247 in the Office of the Recorder of Vanderburgh County, Indiana.

More commonly known as: 911 Ravenswood Drive, Evansville, IN 47713
State Parcel No.: 82-06-32-023-041.003-029

Together with rents, issues, income, and profits thereof, said sale will be made without relief from valuation or appraisal laws.

Plaintiff Attorney
ATTORNEY NO. 15-22-01860
Codilis Law, LLC
8050 Cleveland Place
Merrillville, IN 46410
(219) 736-5579
15-22-01860

Sheriff of Vanderburgh County

PIGEON TOWNSHIP

911 Ravenswood Drive, Evansville, IN 47713
Street Address

SHERIFF FILE NO:

The Sheriff's Department does not warrant the accuracy of the street address published herein.

SERVICE DIRECTED TO:
Notia M. Peyton a/k/a Notia M. Warthen
911 Ravenswood Drive
Evansville, IN 47713
Renard W. Peyton, Sr.
911 Ravenswood Drive
Evansville, IN 47713

Type of Service
Sheriff

Sheriff

NOTICE

NOTE: This law firm is a debt collector.



Personal Service and Returns

Vanderburgh County Sheriff

NOTICE OF SHERIFF SALE

SHERIFF TO SERVE NOTICE ON THE FOLLOWING

FILE/PROPERTY INFORMATION:

Cause Number: 82D06-2308-MF-004022

Date of Sale: 02/29/2024

Property Of:

Prop Address: 3221 Hillcrest Ter. Evansville, IN 47712 - Evansville, IN 47712

Law Firm: Phillip A. Norman

UNKNOWN OCCUPANT , 3221 Hillcrest Ter, , Evansville, IN 47712

Date Served: _____

Time Served: _____

Served By (Name, #, Dept)

Remarks: _____

Type: PC CL NF

Date Copy Mailed: ____/____/____

Return to the office of Vanderburgh County Sheriff's Department

NOTICE OF SHERIFF'S SALE

Sheriff's File Number:
Date of Sale: February 29, 2024
Vanderburgh County Newspaper:
Judgment to be Satisfied: \$34,468.23
Cause No: 82D06-2308-MF-004022
Plaintiff: PennyMac Loan Services, LLC
Defendant: ANGELA SCHELLER

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

By virtue of a certified copy of a decree to me directed from the Clerk of Superior/Circuit Court of Vanderburgh County, Indiana, requiring me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, at the hour of 10:00 AM of said day as listed above, at the Vanderburgh County /Evansville Civic Center room 301 fee simple of the whole body of Real Estate in Vanderburgh County, Indiana:

Lot One (1) in Block Six (6) Ingle Place an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book G, page 212, in the Office of the Recorder of Vanderburgh County, Indiana.
More Commonly Known As: 3221 Hillcrest Ter, Evansville, IN 47712
Parcel No. 82-05-26-018-059.016-025

Together with rents, issues, income and profits thereof, said sale will be made without relief from valuation or appraisal laws. This Notice shall also represent service of Notice of Sale of the above-described real estate upon the owners, pursuant to requirements of IC 32-29-7-3.

Noah Robinson, Sheriff of Vanderburgh County

Township of property location:
Common street address of property: 3221 Hillcrest Ter, Evansville, IN 47712
Parcel Number: 82-05-26-018-059.016-025
Attorney: Benjamin Pliskie #30407-45
Law Firm: Phillip A. Norman PC
Contact Number: 219-462-5104
Contact Email: benhamin.pliskie@normanattorney.com

The sheriff's office does not warrant the accuracy of the commonly known street address. It is the buyer's responsibility to research the legal description and associated legal filings.

PLEASE SERVE:

Angela Scheller
600 E. Chandler Avenue
Evansville IN 47712

Type of Service: Sheriff



Personal Service and Returns

Vanderburgh County Sheriff

NOTICE OF SHERIFF SALE

SHERIFF TO SERVE NOTICE ON THE FOLLOWING

FILE/PROPERTY INFORMATION:

Cause Number: 82D07-2308-EV-006165

Date of Sale: 02/29/2024

Property Of:

Prop Address: 4820 Sherbrooke Rd., Evansville, Indiana 47710 - Evansville, INDIANA 47710

Law Firm: Farmer Scott Ozete Robinson & Schmitt, LLP

UNKNOWN OCCUPANT , 4820 Sherbrooke Rd. , Evansville, INDIANA 47710

Date Served: _____

Time Served: _____

Served By (Name, #, Dept)

Remarks: _____

Type: PC CL NF

Date Copy Mailed: ____/____/____

Return to the office of Vanderburgh County Sheriff's Department

Vanderburgh County Sheriff's Office

NOTICE OF SHERIFF'S SALE

Sheriff's File Number:
Date of Sale: February 29, 2024
Evansville Courier & Press:

By virtue of a certified copy of a decree to me directed from the Clerk of Superior/Circuit Court of Vanderburgh County, Indiana:

Judgment to be Satisfied: \$54,573.63 as of November 6, 2023
Cause No.: **82D07-2308-EV-006165**

Plaintiff: The Guagenti Family Limited Partnership

Defendant: BCCC, LLC, an Indiana limited liability company, aka BC3, LLC, dba Blenderz, Brent E. Counts, Carolyne J. Counts and Mortgage Electronic Registration Systems, Inc., as nominee for Suntrust Mortgage, Inc.

Required me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, at the hour of 10:00 AM of said day as listed above, at the Council Chambers Meeting Room, Room 301, Civic Center Complex of Vanderburgh County, Evansville, Indiana 47708, fee simple of the whole body of Real Estate in Vanderburgh County, Indiana:

Lot Eleven (11) in Section Two (2) in Country Club Manor No. 4, a subdivision of a part of the Southwest Quarter of the Southeast Quarter of Section Six (6), Township Six (6) South, Range Ten (10) West an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book I, Page 289 in the Office of the Recorder of Vanderburgh County, Indiana.

Together with rents, issues, income, and profits thereof, said sale will be made without relief from valuation or appraisal laws. This Notice shall also represent service of Notice of Sale of the above-described real estate upon the owners, pursuant to requirements of IC 32-29-7-3.

Noah Robinson, Sheriff of Vanderburgh County

Township of property location: **Center Township**
Common street address of property: **4820 Sherbrooke Road, Evansville, Indiana 47710**
Parcel Number: **82-06-06-034-130.011-020**

Attorney: Laura A. Scott
Attorney Number: 18877-53
Law Firm: Farmer Scott Ozete Robinson & Schmitt LLP
Contact Number: 812-602-3572
Contact Email: lscott@fsolegal.com

The sheriff's office does not warrant the accuracy of the commonly known street address. It is the buyer's responsibility to research the legal description and associated legal filings:

PLEASE SERVE:
Carolyne J. Counts
4825 Sherbrooke Rd.
Evansville, IN 47710

PLEASE SERVE:
Brent E. Counts
4820 Sherbrooke Rd.
Evansville, IN 47710

PLEASE SERVE:
BCCC, LLC, aka BC3, LLC dba Blenderz
Attn: Brent Counts, 4820 Sherbrooke Rd.
Evansville, IN 47710

PLEASE SERVE:
Reisenfeld & Associates LLC (Counsel for MERS)
Attn: Aaron Rodgers
3962 Red Bank Road
Cincinnati, OH 45227

P:\DOCS\09920\GEN\1\CR5299.DOCX



Personal Service and Returns

Vanderburgh County Sheriff

NOTICE OF SHERIFF SALE

SHERIFF TO SERVE NOTICE ON THE FOLLOWING

FILE/PROPERTY INFORMATION:

Cause Number: 82C01-2211-MF-005296

Date of Sale: 02/29/2024

Property Of:

Prop Address: 2606 South Roosevelt Drive, Evansville, Indiana, 47714 - Evansville, IN 47714

Law Firm: Manley Deas Kochalski

UNKNOWN OCCUPANT , 2606 South Roosevelt Drive , Evansville, IN 47714

Date Served: _____

Time Served: _____

Served By (Name, #, Dept)

Remarks: _____

Type: PC CL NF

Date Copy Mailed: ____/____/____

Return to the office of Vanderburgh County Sheriff's Department

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF'S SALE

By virtue of a certified copy of a decree to me directed from the Clerk of the Circuit Court of Vanderburgh County, Indiana, in Cause No. 82C01-2211-MF-005296 wherein PHH Mortgage Corporation was Plaintiff, and , The Unknown heirs, devisees, legatees, beneficiaries of Vicki G. Vincent and their unknown creditors; and, the unknown executor, administrator, or personal representative of the Estate of Vicki G. Vincent, Unknown Occupants, James D. Vincent, as Possible Heir to the Estate of Vickie G. Vincent and Kandi S. Vincent, as Possible Heir to the Estate of Vickie G. Vincent were Defendants, requiring me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder on the 29 day of February, 2024, at the hour of 10:00 AM or as soon thereafter as is possible, at Vanderburgh County / Evansville Civic Center in Room 301 at 1 N.W. Martin Luther King, Jr. Boulevard, Evansville, IN 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

All that part of the Southwest Quarter of the Northeast Quarter of Section Three (3), Township Seven (7) South, Range Ten (10) West, in Vanderburgh County, Indiana, described and bounded as follows, to-wit;

Commencing at a point in said quarter quarter section, said point being located as follows, to-wit: Measure South along the West line thereof a distance of Four Hundred Thirty-Seven (437) feet from the Northwest corner thereof thence measure East at right angles a distance of three Hundred Thirty (330) feet to the place of beginning of subject boundary description; thence North Fifty (50) feet; thence east a distance of one Hundred Sixty-Five (165) feet; thence South Fifty (50) feet; thence West a distance of One Hundred Sixty-Five (165) feet to the place of beginning. Twenty-Five (25) feet off the West side of the above described real estate is reserved as right of way for Roosevelt Drive.

Five (5) feet off the east side of the above described real estate is hereby reserved for use as a public utilities easement.

The above described real estate is also known as Lot One Hundred One (101) in the unrecorded plat of Kenwood

More commonly known as: 2606 South Roosevelt Drive, Evansville, IN 47714

Parcel No. 82-09-03-013-129.028-027

Together with rents, issues, income, and profits thereof, said sale will be made without relief from valuation or appraisal laws.

"Subject to all liens, encumbrances and easements of record not otherwise extinguished in the proceedings known as Cause 82C01-2211-MF-005296 in the Circuit Court of the County of Vanderburgh, Indiana."

Attorney for Plaintiff: Nicholas M. Smith
ATTORNEY NO. 31800-15
Manley Deas Kochalski LLC
P.O. Box 165028
Columbus OH 43216-5028

Sheriff of Vanderburgh County

Knight Township

2606 South Roosevelt Drive
Street Address

The Sheriff's Department does not warrant the accuracy of the street address published herein.

22-033419_ CLV1

SERVICE DIRECTED TO:

James D. Vincent, as Possible Heir to the Estate of Vickie
G. Vincent
2606 South Roosevelt Drive
Evansville, IN 47714

Type of Service:

Mail

Kandi S. Vincent, as Possible Heir to the Estate of Vickie
G. Vincent
2113 Southeast Boulevard
Evansville, IN 47414

Mail

NOTICE

MANLEY DEAS KOCHALSKI LLC IS A DEBT COLLECTOR. THIS IS AN ATTEMPT TO COLLECT A DEBT, AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

PURSUANT TO INDIANA LAW, YOU ARE TO VACATE THIS PROPERTY BY THE DATE OF THE SALE SET OUT ABOVE UNLESS THE SALE IS CANCELLED. PLEASE CONTINUE TO CHECK THE STATUS OF YOUR SALE AT www.sri-sheriffsale.com.

PLEASE SERVE:

PLEASE SERVE:

PLEASE SERVE:

James D. Vincent, as Possible Heir to the Estate of Vickie G. Vincent
2606 South Roosevelt Drive
Evansville, IN 47714
Type of Service: Mail

Kandi S. Vincent, as Possible Heir to the Estate of Vickie G. Vincent
2113 Southeast Boulevard
Evansville, IN 47414
Type of Service: Mail

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus OH 43216-5028

SRI Incorporated
8082 Bash Street
Indianapolis, Indiana 46250

SRI Incorporated
8082 Bash Street
Indianapolis, Indiana 46250

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus OH 43216-5028

James D. Vincent, as Possible Heir to the Estate of Vickie G. Vincent
2606 South Roosevelt Drive
Evansville, IN 47714

James D. Vincent, as Possible Heir to the Estate of Vickie G. Vincent
2606 South Roosevelt Drive
Evansville, IN 47714

2175107

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus OH 43216-5028

Kandi S. Vincent, as Possible Heir to the Estate of Vickie G. Vincent
2113 Southeast Boulevard
Evansville, IN 47414

Kandi S. Vincent, as Possible Heir to the Estate of Vickie G. Vincent
2113 Southeast Boulevard
Evansville, IN 47414

2175326

**MANLEY DEAS KOCHALSKI LLC
P.O. BOX 165028
COLUMBUS OH 43216-5028**

The Unknown heirs, devisees, legatees, beneficiaries of Vicki G. Vincent and their unknown creditors; and, the unknown executor, administrator, or personal representative of the Estate of Vicki G. Vincent
2606 South Roosevelt Drive
Evansville, IN 47714

The Unknown heirs, devisees, legatees, beneficiaries of Vicki G. Vincent and their unknown creditors; and, the unknown executor, administrator, or personal representative of the Estate of Vicki G. Vincent
2606 South Roosevelt Drive
Evansville, IN 47714

2164706



Personal Service and Returns

Vanderburgh County Sheriff

NOTICE OF SHERIFF SALE

SHERIFF TO SERVE NOTICE ON THE FOLLOWING

FILE/PROPERTY INFORMATION:

Cause Number: 82C01-2302-MF-000889

Date of Sale: 02/29/2024

Property Of:

Prop Address: 2028 South Kerth Avenue, Evansville, Indiana, 47714 - Evansville, IN 47714

Law Firm: Manley Deas Kochalski

Jackie O. Byers , 2028 South Kerth Avenue , Evansville, IN 47714

Date Served: _____

Time Served: _____

Served By (Name, #, Dept)

Remarks: _____

Type: PC CL NF

Date Copy Mailed: ____/____/____

Lisa G. Byers , 2028 South Kerth Avenue , Evansville, IN 47714

Date Served: _____

Time Served: _____

Served By (Name, #, Dept)

Remarks: _____

Type: PC CL NF

Date Copy Mailed: ____/____/____

Return to the office of Vanderburgh County Sheriff's Department

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF'S SALE

By virtue of a certified copy of a decree to me directed from the Clerk of the Circuit Court of Vanderburgh County, Indiana, in Cause No. 82C01-2302-MF-000889 wherein PHH Mortgage Corporation was Plaintiff, and Jackie O. Byers, Lisa G. Byers, Department of Metropolitan Development of the City of Evansville, Indiana, The City of Evansville, Indiana and Evansville Vanderburgh School Corp were Defendants, requiring me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder on the 29 day of February, 2024, at the hour of 10:00 AM or as soon thereafter as is possible, at Vanderburgh County / Evansville Civic Center in Room 301 at 1 N.W. Martin Luther King, Jr. Boulevard, Evansville, IN 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

Lots 13, 14, 15 and 16 in Block Eleven (11) in the Plat of Blocks Five (5), Six (6), Eleven (11), Twelve (12) and Blocks twenty-five (25), twenty-six (26), twenty-seven (27) and twenty-eight (28), in park place, an addition to the City of Evansville, as per plat thereof, recorded in plat book "G" pages 54 and 55 in the office of the recorder of Vanderburgh County, Indiana.

More commonly known as: 2028 South Kerth Avenue, Evansville, IN 47714

Parcel No. 82-06-33-014-047.011-027

Together with rents, issues, income, and profits thereof, said sale will be made without relief from valuation or appraisal laws.

"Subject to all liens, encumbrances and easements of record not otherwise extinguished in the proceedings known as Cause 82C01-2302-MF-000889 in the Circuit Court of the County of Vanderburgh, Indiana."

Attorney for Plaintiff: Nicholas M. Smith
ATTORNEY NO. 31800-15
Manley Deas Kochalski LLC
P.O. Box 165028
Columbus OH 43216-5028

Sheriff of Vanderburgh County

Knight Township

2028 South Kerth Avenue
Street Address

The Sheriff's Department does not warrant the accuracy of the street address published herein.

23-003875_ CLV1

SERVICE DIRECTED TO:

Jackie O. Byers
2028 South Kerth Avenue
Evansville, IN 47714

Type of Service:

Certified Mail

Lisa G. Byers
2028 South Kerth Avenue
Evansville, IN 47714

Certified Mail

NOTICE

MANLEY DEAS KOCHALSKI LLC IS A DEBT COLLECTOR. THIS IS AN ATTEMPT TO COLLECT A DEBT, AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

PURSUANT TO INDIANA LAW, YOU ARE TO VACATE THIS PROPERTY BY THE DATE OF THE SALE SET OUT ABOVE UNLESS THE SALE IS CANCELLED. PLEASE CONTINUE TO CHECK THE STATUS OF YOUR SALE AT www.sri-sheriffsale.com.

PLEASE SERVE:

Jackie O. Byers
2028 South Kerth Avenue
Evansville, IN 47714
Type of Service: Certified Mail

PLEASE SERVE:

Lisa G. Byers
2028 South Kerth Avenue
Evansville, IN 47714
Type of Service: Certified Mail

PLEASE SERVE:

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus OH 43216-5028

SRI Incorporated
8082 Bash Street
Indianapolis, Indiana 46250

SRI Incorporated
8082 Bash Street
Indianapolis, Indiana 46250

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus OH 43216-5028

Jackie O. Byers
2028 South Kerth Avenue
Evansville, IN 47714

Jackie O. Byers
2028 South Kerth Avenue
Evansville, IN 47714

2194255

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus OH 43216-5028

Lisa G. Byers
2028 South Kerth Avenue
Evansville, IN 47714

Lisa G. Byers
2028 South Kerth Avenue
Evansville, IN 47714

2194256

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF'S SALE

By virtue of a certified copy of a decree to me directed from the Clerk of the Circuit Court of Vanderburgh County, Indiana, in Cause No. 82C01-2302-MF-000889 wherein PHH Mortgage Corporation was Plaintiff, and Jackie O. Byers, Lisa G. Byers, Department of Metropolitan Development of the City of Evansville, Indiana, The City of Evansville, Indiana and Evansville Vanderburgh School Corp were Defendants, requiring me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder on the 29 day of February, 2024, at the hour of 10:00 AM or as soon thereafter as is possible, at Vanderburgh County / Evansville Civic Center in Room 301 at 1 N.W. Martin Luther King, Jr. Boulevard, Evansville, IN 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

Lots 13, 14, 15 and 16 in Block Eleven (11) in the Plat of Blocks Five (5), Six (6), Eleven (11), Twelve (12) and Blocks twenty-five (25), twenty-six (26), twenty-seven (27) and twenty-eight (28), in park place, an addition to the City of Evansville, as per plat thereof, recorded in plat book "G" pages 54 and 55 in the office of the recorder of Vanderburgh County, Indiana.

More commonly known as: 2028 South Kerth Avenue, Evansville, IN 47714

Parcel No. 82-06-33-014-047.011-027

Together with rents, issues, income, and profits thereof, said sale will be made without relief from valuation or appraisal laws.

"Subject to all liens, encumbrances and easements of record not otherwise extinguished in the proceedings known as Cause 82C01-2302-MF-000889 in the Circuit Court of the County of Vanderburgh, Indiana."

Attorney for Plaintiff: Nicholas M. Smith
ATTORNEY NO. 31800-15
Manley Deas Kochalski LLC
P.O. Box 165028
Columbus OH 43216-5028

Sheriff of Vanderburgh County

Knight Township

2028 South Kerth Avenue
Street Address

The Sheriff's Department does not warrant the accuracy of the street address published herein.

23-003875_ CLV1

SERVICE DIRECTED TO:

Jackie O. Byers
2028 South Kerth Avenue
Evansville, IN 47714

Type of Service:

Certified Mail

Lisa G. Byers
2028 South Kerth Avenue
Evansville, IN 47714

Certified Mail

NOTICE

MANLEY DEAS KOCHALSKI LLC IS A DEBT COLLECTOR. THIS IS AN ATTEMPT TO COLLECT A DEBT, AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

PURSUANT TO INDIANA LAW, YOU ARE TO VACATE THIS PROPERTY BY THE DATE OF THE SALE SET OUT ABOVE UNLESS THE SALE IS CANCELLED. PLEASE CONTINUE TO CHECK THE STATUS OF YOUR SALE AT www.sri-sheriffsale.com.

PLEASE SERVE:

Jackie O. Byers
2028 South Kerth Avenue
Evansville, IN 47714
Type of Service: Certified Mail

PLEASE SERVE:

Lisa G. Byers
2028 South Kerth Avenue
Evansville, IN 47714
Type of Service: Certified Mail

PLEASE SERVE:

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus OH 43216-5028

SRI Incorporated
8082 Bash Street
Indianapolis, Indiana 46250

SRI Incorporated
8082 Bash Street
Indianapolis, Indiana 46250

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus OH 43216-5028

Jackie O. Byers
2028 South Kerth Avenue
Evansville, IN 47714

Jackie O. Byers
2028 South Kerth Avenue
Evansville, IN 47714

2194255

MANLEY DEAS KOCHALSKI LLC
P.O. Box 165028
Columbus OH 43216-5028

Lisa G. Byers
2028 South Kerth Avenue
Evansville, IN 47714

Lisa G. Byers
2028 South Kerth Avenue
Evansville, IN 47714

2194256



Personal Service and Returns

Vanderburgh County Sheriff

NOTICE OF SHERIFF SALE

SHERIFF TO SERVE NOTICE ON THE FOLLOWING

FILE/PROPERTY INFORMATION:

Cause Number: 82D01-2309-MF-004385

Date of Sale: 02/29/2024

Property Of:

Prop Address: 512 Spring Lake Drive Evansville, IN 47710 - Evansville, IN 47710

Law Firm: Codilis Law, LLC

Unknown Heirs and/or Devises of Herschel Seifert, Deceased , 5612 Spring Lake Drive , Evansville, IN 47710

Date Served: _____

Time Served: _____

Served By (Name, #, Dept)

Remarks: _____

Type: PC CL NF

Date Copy Mailed: ____/____/____

Unknown Heirs and/or Devises of Jason Seifert, Deceased, Heir Herschel Seifert, Deceased , 5612 Spring Lake Drive , Evansville, IN 47710

Date Served: _____

Time Served: _____

Served By (Name, #, Dept)

Remarks: _____

Type: PC CL NF

Date Copy Mailed: ____/____/____

Return to the office of Vanderburgh County Sheriff's Department

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF'S SALE

By virtue of a certified copy of a decree to me directed from the Clerk of Superior Court of Vanderburgh County, Indiana, in Cause No. 82D01-2309-MF-004385 wherein Longbridge Financial, LLC was Plaintiff, and Unknown Heirs and/or Deviseses of Herschel Seifert, Deceased; Estate of Herschel Seifert, Deceased; Unknown Heirs and/or Deviseses of Jason Seifert, Deceased, Heir Herschel Seifert, Deceased; Estate of Jason Seifert, Deceased, Heir of Herschel Seifert, Deceased were Defendants, requiring me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, on the 29 day of February, 2024, at the hour of 10:00 AM or as soon thereafter as is possible, at Civic Center Complex Room 301

1 NW Martin Luther King Blvd, Evansville, IN 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

Lot Forty-two (42), in Springhaven, an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book J, Page 179, in the Office of the Recorder of Vanderburgh County, Indiana.

More commonly known as: 5612 Spring Lake Drive, Evansville, IN 47710
State Parcel No.: 82-06-06-034-221.049-020

Together with rents, issues, income, and profits thereof, said sale will be made without relief from valuation or appraisal laws.

Plaintiff Attorney
ATTORNEY NO. 15-23-01114
Codilis Law, LLC
8050 Cleveland Place
Merrillville, IN 46410
(219) 736-5579
15-23-01114

Sheriff of Vanderburgh County

CENTER TOWNSHIP

5612 Spring Lake Drive, Evansville, IN 47710
Street Address

SHERIFF FILE NO:

The Sheriff's Department does not warrant the accuracy of the street address published herein.

SERVICE DIRECTED TO:

Unknown Heirs and/or Deviseses of Herschel Seifert, Deceased
5612 Spring Lake Drive
Evansville, IN 47710
Unknown Heirs and/or Deviseses of Jason Seifert, Deceased, Heir Herschel Seifert, Deceased
5612 Spring Lake Drive
Evansville, IN 47710

Type of Service

Sheriff

Sheriff

NOTICE

NOTE: This law firm is a debt collector.

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF'S SALE

By virtue of a certified copy of a decree to me directed from the Clerk of Superior Court of Vanderburgh County, Indiana, in Cause No. 82D01-2309-MF-004385 wherein Longbridge Financial, LLC was Plaintiff, and Unknown Heirs and/or Devises of Herschel Seifert, Deceased; Estate of Herschel Seifert, Deceased; Unknown Heirs and/or Devises of Jason Seifert, Deceased, Heir Herschel Seifert, Deceased; Estate of Jason Seifert, Deceased, Heir of Herschel Seifert, Deceased were Defendants, requiring me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, on the 29 day of February, 2024, at the hour of 10:00 AM or as soon thereafter as is possible, at Civic Center Complex Room 301

1 NW Martin Luther King Blvd, Evansville, IN 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

Lot Forty-two (42), in Springhaven, an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book J, Page 179, in the Office of the Recorder of Vanderburgh County, Indiana.

More commonly known as: 5612 Spring Lake Drive, Evansville, IN 47710
State Parcel No.: 82-06-06-034-221.049-020

Together with rents, issues, income, and profits thereof, said sale will be made without relief from valuation or appraisal laws.

Plaintiff Attorney
ATTORNEY NO. 15-23-01114
Codilis Law, LLC
8050 Cleveland Place
Merrillville, IN 46410
(219) 736-5579
15-23-01114

Sheriff of Vanderburgh County

CENTER TOWNSHIP

5612 Spring Lake Drive, Evansville, IN 47710
Street Address

SHERIFF FILE NO:

The Sheriff's Department does not warrant the accuracy of the street address published herein.

SERVICE DIRECTED TO:

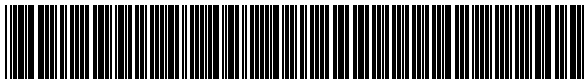
Unknown Heirs and/or Devises of Herschel Seifert, Deceased
5612 Spring Lake Drive
Evansville, IN 47710
Unknown Heirs and/or Devises of Jason Seifert, Deceased, Heir Herschel Seifert, Deceased
5612 Spring Lake Drive
Evansville, IN 47710

Type of Service
Sheriff

Sheriff

NOTICE

NOTE: This law firm is a debt collector.



I N - 0 8 2 - S - P S - O N - 0 0 0 0 0 2 7 5 1 8 2

Personal Service and Returns

Vanderburgh County Sheriff

NOTICE OF SHERIFF SALE

SHERIFF TO SERVE NOTICE ON THE FOLLOWING

FILE/PROPERTY INFORMATION:

Cause Number: 82D06-1908-MF-004769

Date of Sale: 02/29/2024

Property Of:

Prop Address: 105 WEST BERKELEY AVENUE - EVANSVILLE, INDIANA 47710

Law Firm: Diaz Anselmo Lindberg P.A.

UNKNOWN OCCUPANT , 105 WEST BERKELEY AVENUE , EVANSVILLE, INDIANA 47710

Date Served: _____

Time Served: _____

Served By (Name, #, Dept)

Remarks: _____

Type: PC CL NF

Date Copy Mailed: ____/____/____

Return to the office of Vanderburgh County Sheriff's Department

Vanderburgh County Sheriff's Office

ALIAS NOTICE OF SHERIFF SALE

Cause No: 82D06-1908-MF-004769

Judgment to be Satisfied: \$79,890.37, plus interest and costs

Plaintiff: Fifth Third Bank

Defendant KELLY WEISS AKA KELLY J. WEISS AKA KELLY JO WEISS;
INDIANA HOUSING & COMMUNITY DEVELOPMENT
AUTHORITY; EVANSVILLE VANDERBURGH SCHOOL CORP.;

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

By virtue of a certified copy of a decree to be directed from the Clerk of the Vanderburgh County Courts requiring me to make the sum as provided for in said Decree with interest and costs. I will expose at a public sale to the highest bidder, at the hour of 10:00AM, on the 29 day of February, 20 24, at the Vanderburgh County Sheriff's Office, Room 301 of the Civic Center, the fee simple of the whole body of real estate in Vanderburgh County, Indiana:

Legal Description: **LOT TWENTY (20) IN BLOCK TWO (2) IN NORTH COUNTRY CLUB MANOR, AN ADDITION TO THE CITY OF EVANSVILLE, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK J, PAGE 15, IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA.**

Together with rents, issues, and profits thereof, said sale will be made without relief from valuation or appraisal laws. This Notice shall also represent service of Notice of Sale of the above-described real estate upon the owners, pursuant to the requirements of IC 32-29-7-3.

Noah Robinson, Sheriff of Vanderburgh County

Township Center

Common Street Address 105 West Berkeley Avenue, Evansville, IN 47710

6722-187519

Parcel Number	82-06-06-034-140.020-020
Attorney	Jason E. Duhn
Attorney Number	26807-06
Law Firm	Diaz Anselmo & Associates, LLC
Contact Number	(630) 453-6960
Contact Email	answersms@dallegal.com

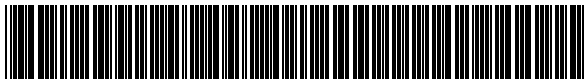
The sheriff's office does not warrant the accuracy of the commonly known street address. It is the buyer's responsibility to research the legal description and associated legal filing.

Please Serve

Chad M. Dickerson
320 N Meridian ST
STE 1022
Indianapolis, IN 46204

Kelly Weiss aka Kelly J. Weiss aka Kelly Jo Weiss
105 West Berkeley Avenue
Evansville, IN 47710

Evansville Vanderburgh School Corp.
c/o Patrick A. Shoulders
20 NW First Street, 9th Floor
Evansville, IN 47708



IN - 0 8 2 - S - P S - O N - 0 0 0 0 0 2 7 5 2 2 5

Personal Service and Returns

Vanderburgh County Sheriff

NOTICE OF SHERIFF SALE

SHERIFF TO SERVE NOTICE ON THE FOLLOWING

FILE/PROPERTY INFORMATION:

Cause Number: 82C01-1805-MF-003181

Date of Sale: 02/29/2024

Property Of:

Prop Address: 1750 S Dexter Ave, Evansville, IN 47714 - Evansville, IN 47714

Law Firm: Doyle & Foutty

Yvonne M. Garrett , 1750 S Dexter Ave , Evansville, IN 47714

Date Served: _____

Time Served: _____

Served By (Name, #, Dept)

Remarks: _____

Type: PC CL NF

Date Copy Mailed: ____/____/____

Return to the office of Vanderburgh County Sheriff's Department

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF'S SALE

By virtue of a certified copy of a decree to me directed from the Clerk of Circuit Court of Vanderburgh County, Indiana, in Cause No. 82C01-1805-MF-003181 wherein U.S. Bank National Association was Plaintiff, and Yvonne M. Garrett and Professional & Business Collections, LLC were Defendants, requiring me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, on the 29 day of February, 2024, at the hour of 10:00AM or as soon thereafter as is possible, at 1 NW Martin Luther King Jr Blvd, Civic Center Room 301, Evansville, IN 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

PART OF THE NORTH HALF OF THE SOUTHEAST QUARTER OF SECTION THIRTY-FOUR (34), TOWNSHIP SIX (6) SOUTH, RANGE TEN (10) WEST, IN THE CITY OF EVANSVILLE, VANDERBURGH COUNTY, INDIANA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A POINT WHICH LIES TWO HUNDRED EIGHTY-FIVE AND FIFTY-THREE HUNDREDTHS (285.53) FEET NORTH AND SIX HUNDRED SIXTY (660) FEET WEST OF THE SOUTHEAST CORNER THEREOF; THENCE NORTH AND PARALLEL TO THE EAST LINE OF SAID HALF QUARTER SECTION SIXTY-EIGHT AND EIGHTY-SEVEN HUNDREDTHS (68.87) FEET; THENCE WEST AND PARALLEL TO THE SOUTH LINE THEREOF ONE HUNDRED THIRTY-TWO (132) FEET; THENCE SOUTH AND PARALLEL TO THE EAST LINE THEREOF SIXTY-EIGHT AND EIGHTY-SEVEN HUNDREDTHS (68.87) FEET; THENCE EAST AND PARALLEL TO SAID SOUTH LINE ONE HUNDRED THIRTY-TWO (132) FEET TO THE PLACE OF BEGINNING. THE ABOVE DESCRIBED REAL ESTATE IS ALSO KNOWN AS A PART OF LOT SIXTEEN (16) IN THE UNRECORDED PLAT OF BECKMAN PLACE. A STRIP OF LAND TWENTY-FIVE (25) FEET IN WIDTH IS RESERVED OFF THE WEST SIDE OF THE ABOVE -DESCRIBED REAL ESTATE FOR A PUBLIC ROADWAY.

More commonly known as: 1750 S Dexter Ave, Evansville, IN 47714

Parcel No. : 82-06-34-011-023.047-027

Together with rents, issues, income, and profits thereof, said sale will be made without relief from valuation or appraisal laws.

Alan W. McEwan
24051-49
Doyle & Foutty, P.C.
41 E Washington Street
Suite 400
Indianapolis, IN 46204

Sheriff of Vanderburgh County

Knight Township

1750 S Dexter Ave, Evansville, IN 47714

Street Address

SHERIFF FILE NO:

**The Sheriff's Department does not warrant the
accuracy of the street address published herein**

SERVICE DIRECTED TO:

Yvonne M. Garrett

1750 S Dexter Ave

Evansville, IN 47714

MANNER OF SERVICE:

NOTICE

DOYLE & FOUTTY, P.C. IS A DEBT COLLECTOR



Personal Service and Returns

Vanderburgh County Sheriff

NOTICE OF SHERIFF SALE

SHERIFF TO SERVE NOTICE ON THE FOLLOWING

FILE/PROPERTY INFORMATION:

Cause Number: 82C01-2308-MF-003932

Date of Sale: 02/29/2024

Property Of:

Prop Address: 5002 Irene Avenue, Evansville, Indiana, 47715 - Evansville, IN 47715

Law Firm: Manley Deas Kochalski

UNKNOWN OCCUPANT , 5002 Irene Avenue , Evansville, IN 47715

Date Served: _____

Time Served: _____

Served By (Name, #, Dept)

Remarks: _____

Type: PC CL NF

Date Copy Mailed: ____/____/____

Return to the office of Vanderburgh County Sheriff's Department

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF'S SALE

By virtue of a certified copy of a decree to me directed from the Clerk of the Circuit Court of Vanderburgh County, Indiana, in Cause No. 82C01-2308-MF-003932 wherein Fifth Third Bank, National Association was Plaintiff, and , Jacob P. Mayes, as Heir to the Estate of Jeffrey Mayes, Fifth Third Bank, National Association FKA Fifth Third Bank (Southern Indiana) and Unknown Occupants were Defendants, requiring me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder on the 29 day of February, 2024, at the hour of 10:00 AM or as soon thereafter as is possible, at Vanderburgh County / Evansville Civic Center in Room 301 at 1 N.W. Martin Luther King, Jr. Boulevard, Evansville, IN 47708, the fee simple of the whole body of Real Estate in Vanderburgh County, Indiana.

Lot Thirty-six (36) in Plainview Acres, an Addition lying near the City of Evansville, as per plat thereof, recorded in Plat Book H, pages 184 in the Office of the Recorder of Vanderburgh County, Indiana.

Subject to the following:

Easements, rights-of-way, highways, roadways and building and use restrictions of record.

More commonly known as: 5002 Irene Avenue, Evansville, IN 47715

Parcel No. 82-06-01-002-312.036-019

Together with rents, issues, income, and profits thereof, said sale will be made without relief from valuation or appraisal laws.

"Subject to all liens, encumbrances and easements of record not otherwise extinguished in the proceedings known as Cause 82C01-2308-MF-003932 in the Circuit Court of the County of Vanderburgh, Indiana."

Attorney for Plaintiff: Nicholas M. Smith
ATTORNEY NO. 31800-15
Manley Deas Kochalski LLC
P.O. Box 165028
Columbus OH 43216-5028

Sheriff of Vanderburgh County

Center Township

5002 Irene Avenue
Street Address

The Sheriff's Department does not warrant the accuracy of the street address published herein.

23-020605_ CLV1

SERVICE DIRECTED TO:

Jacob P. Mayes, as Heir to the Estate of Jeffrey Mayes
3922 Terra Trace Court
Evansville, IN 47715

Type of Service:

Sheriff's Service

Unknown Occupants
5002 Irene Avenue
Evansville, IN 47715

Sheriff's Service

NOTICE

MANLEY DEAS KOCHALSKI LLC IS A DEBT COLLECTOR. THIS IS AN ATTEMPT TO COLLECT A DEBT, AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

PURSUANT TO INDIANA LAW, YOU ARE TO VACATE THIS PROPERTY BY THE DATE OF THE SALE SET OUT ABOVE UNLESS THE SALE IS CANCELLED. PLEASE CONTINUE TO CHECK THE STATUS OF YOUR SALE AT www.sri-sheriffsale.com.

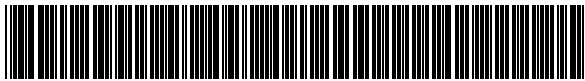
PLEASE SERVE:

PLEASE SERVE:

PLEASE SERVE:

Jacob P. Mayes, as Heir to the Estate of Jeffrey Mayes
3922 Terra Trace Court
Evansville, IN 47715
Type of Service: Sheriff's Service

Unknown Occupants
5002 Irene Avenue
Evansville, IN 47715
Type of Service: Sheriff's Service



IN - 0 8 2 - S - P S - O N - 0 0 0 0 0 2 7 5 4 4 3

Personal Service and Returns

Vanderburgh County Sheriff

NOTICE OF SHERIFF SALE

SHERIFF TO SERVE NOTICE ON THE FOLLOWING

FILE/PROPERTY INFORMATION:

Cause Number: 82D01-2307-MF-003289

Date of Sale: 02/29/2024

Property Of:

Prop Address: 903 S. Werner Avenue, Evansville, IN 47712 - Evansville, IN 47712

Law Firm: Dentons Bingham Greenebaum LLP

Laura Mae Greenwalt , 903 S. Werner Avenue , Evansville, IN 47712

Date Served: _____

Time Served: _____

Served By (Name, #, Dept)

Remarks: _____

Type: PC CL NF

Date Copy Mailed: ____/____/____

Return to the office of Vanderburgh County Sheriff's Department

Vanderburgh County Sheriff's Office

NOTICE OF SHERIFF'S SALE

Sale Date: February 29, 2024

Cause No.: 82D01-2307-MF-003289

Judgment to be Satisfied: \$38,171.57

Plaintiff: LIBERTY FEDERAL CREDIT UNION F/K/A EVANSVILLE TEACHERS
FEDERAL CREDIT UNION

Defendant: LAURA MAE GREENWALT, INDIANA HOUSING AND COMMUNITY DEVELOPMENT
AUTHORITY, CITY OF EVANSVILLE, AND DISCOVER BANK

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

By virtue of a certified copy of a decree to me directed from the Clerk of Superior/Circuit Court of Vanderburgh County, Indiana, requiring me to make the sum as provided for in said Decree with interest and cost, I will expose at public sale to the highest bidder, at the hour of 10:00 AM of said day as listed above, at the Council Chambers Meeting Room, Room 301, Civic Center Complex of Vanderburgh County, Evansville, IN 47708, fee simple of the whole body of Real Estate in Vanderburgh County, Indiana:

Legal Description:

Lots Seventeen (17) and Eighteen (18) in Block One Hundred Twenty-seven (127) in Evansville Industrial Addition to the City of Evansville, as per plat thereof, recorded in Plat Book F, pages 186 and 187 in the Office of the Recorder of Vanderburgh County, Indiana.

Together with rents, issues, income and profits thereof, said sale will be made without relief from valuation or appraisal laws. This Notice shall also represent service of Notice of Sale of the above-described real estate upon the owners, pursuant to requirements of IC 32-29-7-3

Noah Robinson, Sheriff of Vanderburgh County

Township Perry

Common Street Address 903 S. Werner Avenue, Evansville, IN 47712

Parcel Number 82-05-27-018-159.017-025

Attorney Whitney L. Mosby

Attorney Number 23691-49

Law Firm Dentons Bingham Greenebaum LLP

Contact Number (812) 437-0200

Contact E-mail whitney.mosby@dentons.com

The sheriff's office does not warrant the accuracy of the commonly known street address. It is the buyer's responsibility to research the legal description and associated legal filings.

SERVE: Laura Mae Greenwalt
903 S. Werner Avenue
Evansville, IN 47712