

Classifieds

Buy, Sell, Trade or Giveaway, Call (606) 723-5012

Public Notice

PUBLIC NOTICE

The Housing Authority of Irvine is developing paperwork related to the Annual Plan process for the Fiscal Year beginning January 1, 2026 and Annual/Five-Year Capital Fund Program budgets in compliance with current HUD regulations. It is available for review at the Housing Authority office located at 285 Mountain Crest Drive, Irvine, KY. Office hours are Monday – Friday between the hours of 7:30AM to 4:00 PM.

A public hearing will be held on October 14, 2025 at the Authority’s office at 4:00 PM.

Published August 6th & 13th, 2025

Trailer For Rent

TRAILER FOR RENT
2-Bedroom - Ready Aug. 1st
2475 Knob Lick Road
Irvine, Kentucky
Call (606) 723-2774
or (606) 975-5411

Buying Roots

ROOT BUYING
(606) 723-4404

Home Inspections

KBHI
NHIE


FARMER'S
HOME INSPECTIONS LLC
606-614-9461
BILL FARMER
bdfarmerhi72@gmail.com

License
#294745

SE-24

Excavating

NEWMAN EXCAVATING INC.
Gravel Hauling & Trucking

- Single Axle Truck & Tri-Axle Loads
- 10 to 25 Ton Loads
- 30 Years Experience


Call: Danny - 606-643-6118
Jamie - 859-200-7465

Heat Pumps

GROSS Mechanical
All Heat Pumps including High Efficiency Ductless Heat Pumps (Mini Split Heat Pumps) Licensed and Insured
Call today, ask for Barry to schedule
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Propane

HARDY PROPANE GAS
141 Richmond Rd. • Irvine, KY • 723-2496
PROPANE & NATURAL GAS APPLIANCES SALES & SERVICE
Buck Gas Logs, Radiant Heaters, Gas Ranges, Gas Water Heaters
Now serving all of Powell, Lee, Estill, Madison counties and most of Jackson and Clark. Large assortment of pilot assemblies, thermocouples, switches and gas valves. Gas tanks for sale, too!
Remember what Pepper says,
“Always heat and cook on a fire, not on a wire!”

Gravel Hauling

Jack Walling
GRAVEL HAULING & DOZIER WORK
Free Estimates!
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Public Notice of Master Commissioner Sale

COMMONWEALTH OF KENTUCKY
ESTILL CIRCUIT COURT
CIVIL ACTION NO. 24-CI-00166

DAVID ODELL ESTES, DIANA ESTES,
WILLIS RAY ESTES and REBECCA ESTES, PLAINTIFFS

VS.

DENNIS JOE ESTES, KARN ESTES,
WALTER SCOTT ESTES and LISA ESTES, DEFENDANTS

NOTICE OF SALE

Pursuant to and in compliance with the Judgment and Order of Sale of the Estill Circuit Court, the Master Commissioner will offer for Sale at public outcry the following described property located in Estill County, Kentucky:

Property Address: 1210 S. Irvine Road, Irvine, KY 40336
Map ID #: 072-10-00-022.00

Said sale shall take place on the following date and at the following location:

FRIDAY, AUGUST 15, 2025, at 10:00 a.m.
AT THE FRONT DOOR OF THE ESTILL COUNTY COURTHOUSE
130 MAIN STREET, IRVINE, KENTUCKY

Said property shall be sold to raise the amounts hereinafter set forth, together with interest and the costs of the action, and the following terms and conditions:

1. At the time of the sale, the successful bidder shall either pay cash or make a deposit of at least ten (10%) percent of the purchase price with the balance on credit for thirty (30) days. In the event of default by the purchaser the ten percent (10%) deposit made by the purchaser shall be applied to any costs and/or expenses of this action. In the event the successful bidder elects to credit the balance, he or she will be required to post bond and furnish an acceptable surety or sureties thereon. Said bond shall be for the unpaid purchase price and bear the interest rate of six percent (6%) per annum from the date of sale until paid. Any purchaser or purchasers shall have the privilege of paying said bond before maturity by paying the principal together with all accrued interest. The bond shall have the force and effect of a judgment in order to secure the payment of the balance of the purchase price and said bond shall constitute a prior and superior lien on the property until paid. No bond or earnest money shall be required if the Plaintiffs are the purchasers and the bid is less than their adjudged lien.

2. All delinquent property taxes shall be paid from the proceeds of the sale. The purchaser shall be required to assume and pay all ad valorem taxes assessed by the county of Estill and State of Kentucky for the current year and all subsequent years. The property shall further be sold subject to any delinquent State, County and/or city real estate taxes sold pursuant to the provisions of KRS Chapter 134 to any private purchaser during the pendency of this action.

3. The property shall otherwise be sold free and clear of any right, title, and interest of all parties to the action and of their liens and encumbrances thereon, and all existing liens recorded after the recording of the Plaintiff’s Lis Pendens Notice, excepting and subject to, however, easements, restrictions, stipulations and covenants of record in the Estill County Clerk’s office, any facts which an inspection and accurate survey of the property may disclose and any assessments for public improvements levied against the properties.

4. The risk of loss and the right of possession of the real estate and any improvements thereon shall pass to the purchaser upon confirmation of sale by the Estill Circuit Court.

FURTHER INFORMATION REGARDING THE PROPERTIES AND/OR SALES THEREOF CAN BE FOUND IN THE ESTILL CIRCUIT COURT CLERK’S OFFICE BY THE FILE NAME AND NUMBER FOR EACH SALE, THE ESTILL COUNTY PROPERTY VALUATION ADMINISTRATOR’S OFFICE, AND THE ESTILL COUNTY CLERK’S OFFICE. PROSPECTIVE BIDDERS ARE ADVISED AND ENCOURAGED TO REVIEW ANY AND ALL DOCUMENTS AVAILABLE AT THESE LOCATIONS FOR MORE DETAILS OF THE PROPERTIES OR SALE, AS THE MASTER COMMISSIONER HAS NO ADDITIONAL INFORMATION AND DOES NOT WARRANT TITLE TO THE PROPERTY TO BE SOLD. THE PROPERTY SALES, IF MORE THAN ONE IS SCHEDULED FOR A PARTICULAR DAY, WILL OCCUR SEQUENTIALLY AT THE APPOINTED HOUR.

This the 4th day of August, 2025.

/s/ Patrick E. O’Neill
PATRICK E. O’NEILL
MASTER COMMISSIONER