COMMISSIONER'S SALE GALLATIN CIRCUIT COURT, CASE NO. 25-CI-00014 LAKEVIEW LOAN SERVICING, LLC PLAINTIFF

VERSUS} IAMES WOODYARD. UNKNOWN SPOUSE, IF ANY, OF JAMES WOODYARD DEFENDANTS

NOTICE OF SALE

By virtue of a judgment and order of sale of the Gallatin Circuit Court entered August 11, 2025, in the above case, I shall proceed to offer for sale on the SECOND FLOOR LOBBY OF THE GALLATIN COUNTY COURTHOUSE in Warsaw. Kentucky, to the highest bidder, at public auction on THURSDAY,

tember 25, 2025, at the hour of 1:30 p.m. or thereabouts, the following described property, to-wit: ADDRESS: 102 Weldon Way, Warsaw,

Kentucky 41095 NO.: 13A-HS-01 BEING LOT NUMBER ONE (1) OF THE HARWILL SUBDIVISION OF TOWN LOTS IN THE TOWN OF

WARSAW, GALLATIN KENTUCKY, THE MAP OR PLAT OF WHICH IS RECORDED IN PLAT BOOK 1, PAGE 18, GALLATIN COUN-TY COURT CLERK'S OFFICE, WAR-SAW, KENTUCKY.

BEING THE SAME PROPERTY CON-VEYED TO JAMES WOODYARD. FROM DCOC PROPERTIES, LLC, BY DEED DATED 11/26/2018, RECORDED 12/10/2018, DEED BOOK D128, PAGE 39, DOCUMENT 73126, GALLATIN COUNTY CLERK'S RECORDS, AND BEING KNOWN AS 102 WELDON WAY, WARSAW, KENTUCKY 41095. Said property shall be sold for the pur-

pose of collecting the following judgment debt: A judgment in favor of the plaintiff(s) in the amount of \$195,987.12 together with interest, assessments, taxes and costs herein expended.

TERMS OF SALE: The property shall be sold as a whole. The purchaser may pay all or part of the purchase price in cash, and may pay the balance of the purchase price on a credit of 30 days after date of sale; said credit shall be granted only upon the execution by the purchaser of bond, with surety thereon, and said surety shall be a lending institution, fidelity or surety company authorized and doing business in Kentucky or other surety approved by the Master Commissioner; an authorized officer of the surety must be present at the sale or must have given the Master Commissioner adequate assurance of its intent to be surety prior to or at the sale; said Bond shall be, and shall remain, a lien on the property sold as additional security for the payment of the full purchase price, and shall have the full force and effect of a Judgment; and said Bond shall bear interest at the rate of 12% percent per annum until paid. The purchaser shall be required to pay the sum of 10% of the bid amount in cash or certified check on the purchase at the time of sale. Risk of loss shall pass to the successful bidder at the close of the sale. The successful bidder at the sale shall, at bidder's own expense, carry fire and extended insurance coverage on any improvements from the date of sale until the purchase price is fully paid, with a loss payable clause to the Master Commissioner of the Gallatin Circuit Court. Failure of the purchaser to effect such insurance shall not affect the validity of

FOR SALE

the sale or the purchaser's liability there-

under, but shall entitle, but not require, a

HAY FOR SALE: Small square bales, orchard grass and timothy mixed, or Other mixed grass bales. First and second cuttings. Gary Richardson, 859-643-5776.

YARD SALES

GARAGE SALE: Two family, Sept. 18-20 and Sept. 25-27. 9 a.m. - 5 p.m. each day. 3010 Hwy. 16, 3 miles from Glencoe. Christmas collectibles, jewelry and jewelry box, clothes, LP heater, car luggage carrier, pictures, furniture, household items and much more. Early birds welcome. Not responsible for accidents. Call 859-643-3010.

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36-2p

lien holder herein, after giving notice to the Master Commissioner, to effect said insurance and furnish the policy or evidence thereof to the Master Commissioner, and the premium thereon or the proper portion thereof shall be charged to the purchaser as purchaser's cost. The property shall be sold subject to ad valorem taxes for the year 2025 and all subsequent years thereafter; easements, restrictions and stipulations of record; assessments for public improvements levied against the property, if any; existing zoning ordinances, statutes, laws, or regulations; and any facts which an inspection and accurate survey of the property may disclose. BIDDERS SHALL BE PREPARED TO COMPLY WITH THESE TERMS.

STEPHEN P. HUDDLESTON, MASTER COMMISSIONER, GALLATIN CIRCUIT COURT P.O. Box 988, WARSAW, KY 41095, #859-567-2818. 36-3c

PUBLIC NOTICE:

The City of Warsaw is accepting sealed bids for their SNOW CONTRACT Contract is for the Fiscal Year 2025-

Bid is for snow plowing and salting of all city streets in the City of Warsaw.

- · Bid is for per hour worked of salting and plowing of all city streets · Contractor will furnish all equipment
- necessary Contractor agrees to maintain liability insurance to cover him and all employees
- · Contractor must have a city business · Contractor shall furnish bill to city at
- end of each month that service is neces-• The Mayor or Clerk will notify Contract
- tor when services are needed. · City will furnish all salt.

Bid submitted must also show proof of Workers Compensation Insurance Cov-

Please contact the City of Warsaw, 567-5900 with any questions AND to obtain The bids should be sealed and clearly

marked on the outside of the envelope:
" SEALED BIDS FOR SNOW CON-TRACT" All bids must be received by November

10, 2025 at 4pm The City of Warsaw reserves the right to

reject any and/or all bids. CHARLIE FRENCH

Mayor City of Warsaw

PUBLIC NOTICE:

Second reading of a proposed ordinance amending the Gallatin County budget for Fiscal Year 2025-2026 to include unanticipated receipts for a Regional and State 911 Dispatch Grant in the amount of \$127,542.20 and increasing expenditures in the 911 Fund to upgrade the NG911 and CAD systems will be held on October 2, 2025 at 6:00 p.m. at the Gallatin County Extension Office, 395 Hwy 42 West Warsaw, KY. A copy of the proposed ordinance with full text is available for public inspection at the Office of the County Judge/Executive during normal business hours.

ORDINANCE NO. 2025 -06

AD VALOREM TAX ORDINANCE BE IT ORDAINED BY THE CITY OF WARSAW, IN GALLATIN COUNTY, KENTUCKY, as follows: SECTION 1

A. An AD VALOREM TAX OF OF .131 (13 and 1 tenths cent each) per one hundred dollars (\$100.00) worth of real property is hereby levied on all lands, improvements, tangible or intangible held or owned by any person, firm, company, corporation or association in his, hers, or its name or as fiduciary or agent and subject to taxation under the laws of the State of Kentucky, including all property and franchises herefore and hereafter assesses by the Gallatin County Property Valuation Administrator, Railroad Commission, State Tax Commission and State Ad Valorem tax of041 (4 and 1 cents each) per one hundred dollars (\$100) worth of personal property is hereby levied on all personal property.

B. There is levied a tax of ...041 (4 and 1 cents each) per one hundred dollars worth of unmanufactured products not in the hands of the producer, or in the hands of the agent of any producer in the City of Warsaw, Kentucky is hereby levied.

C. All of such taxes shall be paid to the Treasurer of the City of Warsaw, Ken-

D. The aforementioned Ad Valorem Tax is levied for the purpose of paying officers and employees of the City of Warsaw expenses of the fire department, street repairs, construction and reconstruction of streets, as well as the current expenses of the City of Warsaw, Kentucky and shall be know as the general fund for the purpose of paying all illegal claims arising from the City of Warsaw, Kentucky.

All taxes are due by December 31, 2025. shall become delinquent and a penalty of (10%) ten percent will be added to the tax bill plus (1%) on percent per month interest until paid.

SECTION 3.

The tax liability impose herein shall be based upon the assessed value of the property owned by the taxpayer on January 1, 2025 or as determined by the Gal-

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- 5 Ac. Napoleon area, mostly wooded, fronts Hwy 16, only 3 miles off I-71, city water, \$2,500 upfront, • 8 Ac. Carroll Co., Hwy. 47, rolling pasture, no
- single wides, great view, easy access to I-71 or factories, city water, \$68,900, \$3,000 down • 2.3 Ac. Northern Gallatin, just off Hwy 16, double
- wides welcome, paved frontage, less than 30 min. to Florence, \$36,900, \$2,500 down • 1.5 Ac. Sparta area, Owen county, flat open in

front, rolling down into woods, mobiles welcome, city water, \$26,900, \$2,000 down

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latin County Property Valuation Admin

SECTION 4.

Each taxpayer shall be liable for all taxes imposed on the basis of the property owned by the taxpayer on January

The ad valorem tax is levied and assessed for the following purposes: to pay the salaries of all administrative officers; to provide police protection; to provide for payment of salaries and expenses for other employees, consultants and contractors, and for compensation for others providing goods and services to or for the City; to pay the cost of telephone, light, heat, power and other utilities; to pay insurance and bonds and acquisition of equipment and supplies for City purposes; to pay toward the cost of cleaning and maintaining sewers, streets, sidewalks, gutters and repairing and/or replacing

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Delivery Available 812-273-5214 same; to pay rental, costs and expenses for the use and occupancy of municipal property; to pay for expenses incident to operation of the Public Works Department of the City; and to pay the general cost of carrying on the business of the government of the City, including the cost of materials, manpower and equip-

The foregoing was read, passed and adopted by the Council of the City of Warsaw, Kentucky, meeting in SPECIAL Session on the 27th DAY OF AUGUST 2025 and in REGULAR Session on the 8TH DAY OF SEPTEMBER 2025 yes votes, 0 no votes and 0 abstentions, was ordered published in summary according to law.

THIS MATTER EFFECTIVE UPON PUBLICATION September 17, 2025. /s/Charlie French

CHARLIE FRENCH, MAYOR /s/Carolyn Caldwell CAROLYN CALDWELL, CITY CLERK/TREASURER

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State Farm County Mutual Insurance Company of Texas, State Farm Lloyds, Richardson, TX State Farm Florida Insurance Company, Winter Haven, FL

The Gallatin County News, Warsaw, Ky. - Wednesday, September 17, 2025 - Page 9

Stan Freeman Tree Service Stan Freeman, Owner

Trimming - Topping Dead Wooding - Removal



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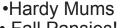
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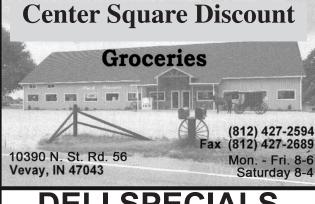
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