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PUBLIC NOTICES

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NOTICE OF JUDICIAL SALE
Henderson Circuit Court,
Civil Action No. 22-CI-385

CHECKERED WHEELS, LLC
PLAINTIFF

vs.
**STACY LYNN BRITT;
UNKNOWN SPOUSE, IF ANY,
OF STACY LYNN BRITT;
COMMONWEALTH OF
KENTUCKY, COUNTY OF
HENDERSON, CITY OF
HENDERSON, KENTUCKY;
COMMONWEALTH OF
KENTUCKY, EX REL, DIVISION
OF UNEMPLOYMENT INSURANCE**

DEFENDENTS

Pursuant to a Judgment and Order for Sale entered on October 29, 2024 and subsequent Order entered on July 28, 2025, the undersigned Master Commissioner, shall proceed to offer for sale the property described below on **WEDNESDAY, AUGUST 27, 2025 at 10:30 a.m. CST, at the HENDERSON COUNTY COURTHOUSE, FISCAL COURTROOM, 3RD FLOOR, 20 N. MAIN STREET, HENDERSON, KY**, to the highest and best bidder.

Property Address: 950 Hillmont Drive, Henderson KY 42420
Parcel ID/PVA #: 64F-66

Said property is to be sold as a whole for the purpose of satisfying the judgment in the amount of \$20,697.24, with interest at a rate of 12% per annum from the date referenced in the Judgment, September 30, 2024, until the date paid. Said property shall be sold subject to all existing restrictions and utility easements not of record affecting same. The highest bidder may pay the purchase price in full by check at the conclusion of the sale OR a 10% deposit, with the balance upon a credit of thirty (30) days, said balance bearing interest at the rate of 7.2500% per annum from the date until paid, having the full force and effect of a judgment and retaining a lien on the property. If the highest bidder chooses to pay 10% down then he/she must execute a bond with a pre-approved surety (or the surety may be present at the sale) as soon as the sale is over or the prop-

Public Notices

erty with the balance upon a credit of thirty (30) days, said balance bearing interest at the rate of 12% per annum from the date until paid, having the full force and effect of a judgment and retaining a lien on the property. If the highest bidder chooses to pay 10% down then he/she must execute a bond with a pre-approved surety (or the surety may be present at the sale) as soon as the sale is over or the property will be immediately resold. Bidders must be prepared to comply with these terms.

Witness my hand, this 30th day of July 2025.

Allison B. Rust
Master Commissioner
Henderson Circuit Court
(270) 830-7881
allison@hendersonkymc.com

WARNING: REMOVAL OF THIS NOTICE PRIOR TO THE SALE DATE WILL RESULT IN FINE AND IMPRISONMENT FOR THE OFFENDER.

NOTICE OF JUDICIAL SALE
Henderson Circuit Court,
Civil Action No. 24-CI-923

NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING
PLAINTIFF

vs.
WILLIAM MATTHEW DAVIS
DEFENDANT

Pursuant to a Judgment and Order for Sale entered on May 5, 2025 and subsequent Order entered on July 21, 2025, the undersigned Master Commissioner, shall proceed to offer for sale the property described below on **WEDNESDAY, AUGUST 27, 2025 at 10:30 a.m. CST, at the HENDERSON COUNTY COURTHOUSE, FISCAL COURTROOM, 3RD FLOOR, 20 N. MAIN STREET, HENDERSON, KY**, to the highest and best bidder.

Property Address: 5676 Housebridge Road, Corydon, KY 42406
Parcel ID/PVA #: 26-33

Said property is to be sold as a whole for the purpose of satisfying the judgment in the amount of \$204,730.46, with interest at a rate of 7.2500% from the date referenced in the Judgment, January 24, 2025, until the date paid. Said property shall be sold subject to all existing restrictions and utility easements not of record affecting same. The highest bidder may pay the purchase price in full by check at the conclusion of the sale OR a 10% deposit, with the balance upon a credit of thirty (30) days, said balance bearing interest at the rate of 7.2500% per annum from the date until paid, having the full force and effect of a judgment and retaining a lien on the property. If the highest bidder chooses to pay 10% down then he/she must execute a bond with a pre-approved surety (or the surety may be present at the sale) as soon as the sale is over or the prop-

Public Notices

erty will be immediately resold. Bidders must be prepared to comply with these terms.

Witness my hand, this 30th day of July 2025.

Allison B. Rust
Master Commissioner

Public Notices

IN COMPLIANCE WITH SECTION 395.625 OF THE KENTUCKY REVISED STATUTES, NOTICE IS HEREBY GIVEN THAT THE FOLLOWING APPOINTMENTS HAVE BEEN FILED WITH THE CLERK OF HENDERSON DISTRICT COURT FROM 07/29/2025 TO 08/05/2025

CASE# 25-P-201, ESTATE OF ANNAMARIE GORECKI DEVINE, KERRY SENSENBRENNER, 17300 BIG CYNTHIANA RD, HAUBSTADT, IN 47639, APPOINTED AS ADMINISTRATRIX ON 07/29/2025

CASE# 25-P-207, ESTATE OF GEORGE MUIR MATTINGLY III, BASIL MATTINGLY, 1300 RAGLEY HALL RD, ATLANTA, GA 30319, APPOINTED AS ADMINISTRATOR ON 07/29/2025

CASE# 25-P-206, ESTATE OF DONALD ALLEN ROBERTS, DOUGLAS WILLIAM ROBERTS, APPOINTED AS EXECUTOR ON 07/29/2025, ATTORNEY- MATTHEW C TIERNEY, 100 WEST THIRD ST, PO BOX 1731, OWENSBORO, KY 42302-1731

CASE# 25-P-198, ESTATE OF R CRAIG KENDALL, JAMES AARON KENDALL, APPOINTED AS EXECUTOR ON 07/29/2025, ATTORNEY-D ANDREW NESTRICK, ONE MAIN ST, SUITE 201, EVANSVILLE, IN 47708-1473

CASE# 25-P-189, ESTATE OF WANDA ALICE YATES, JERRY L GRIFFIN, APPOINTED AS EXECUTOR ON 07/29/2025, ATTORNEY-WILLIAM B NORMENT JR, 318 SECOND ST, HENDERSON, KY 42420

CASE# 25-P-195, ESTATE OF MARY GADDIS, KENDALL MARCUS GADDIS, APPOINTED AS EXECUTOR ON 07/29/2025, ATTORNEY-WILLIAM B NORMENT JR, 318 SECOND ST, HENDERSON, KY 42420

CASE# 25-P-213, ESTATE OF NORMAN P SCHNAKE, DIETRA J SCHNAKE, APPOINTED AS EXECUTRIX ON 08/05/2025, ATTORNEY-DANE SHIELDS, 101 FIRST ST, PO BOX 476, HENDERSON, KY 42419

CASE# 25-P-202, ESTATE OF CHARLOITE ROSE FAULKNER, DONNA J MAJORS, APPOINTED AS EXECUTRIX ON 08/05/2025, ATTORNEY-DANE SHIELDS, 101 FIRST ST, PO BOX 476, HENDERSON, KY 42419

CASE# 25-P-212, ESTATE OF WILLIE RODRIGUEZ, ANNA LESENE, 200 SIGSBEE ST, UNIONTOWN, KY 42461, APPOINTED AS ADMINISTRATRIX ON 08/05/2025

CASE# 25-P-217, ESTATE OF ROSELLA M NEWTON, CAROLYN S JONES, APPOINTED AS EXECUTRIX ON 08/05/2025, ATTORNEY-SANDRA D FREEBURGER, 101 FIRST ST, PO BOX 21, HENDERSON, KY 42419

CASE# 25-P-218, ESTATE OF MARY B GRAHAM, BRIAN T EBELHAR, APPOINTED AS EXECUTOR ON 08/05/2025, ATTORNEY-MEGHAN P JOHNSON, PO BOX 698, OWENSBORO, KY 42302

CASE# 25-P-70, ESTATE OF EDWARD E DIXON, WILMA WILLET, APPOINTED AS ADMINISTRATRIX ON 08/05/2025, ATTORNEY-WILLIAM NORMENT JR, 318 SECOND ST, HENDERSON, KY 42420
C. GREGORY SUTTON, CLERK
HENDERSON CIRCUIT/DISTRICT COURT

Public Notices

Henderson Circuit Court
(270) 830-7881
allison@hendersonkymc.com

WARNING: REMOVAL OF THIS NOTICE PRIOR TO THE SALE DATE WILL RESULT IN FINE AND IMPRISONMENT FOR THE OFFENDER.

Public Notices

Public Notices

NOTICE OF JUDICIAL SALE COAL & MINING RIGHTS TO COAL

Henderson Circuit Court,
Civil Action No. 25-CI-014

WKY COALPLAY, LLC and ALLIANCE RESOURCE PROPERTIES, LLC

PLAINTIFFS

vs.
PAUL A. GALLOWAY; ROBERT FLOYD GALLOWAY; JOHN MAURICE GALLOWAY; HERMAN GALLOWAY; BERNICE WEBBER; ISHAM L. CROOK (a/k/a Isham L. Crooks); MAUDE DELL CROOK (f/k/a/ MAUDE DELL ODOM); THELMA MINOR; MARJORIE BUILTMAN; GERALD W. BUILTMAN; PATRICIA A. RICHARDS; ALMA BUSH; GARY BUSH; BARBARA D. PARRENT; and each of the Defendants unknown spouse, heirs, devisees, successors and/or assigns

DEFENDANTS

Pursuant to a Judgment and Order for Sale entered on July 21, 2025, the undersigned Master Commissioner, shall proceed to offer for sale the coal and mining rights to coal underlying a tract of land on **WEDNESDAY, AUGUST 27, 2025 at 10:30 a.m. CST, at the HENDERSON COUNTY COURTHOUSE, FISCAL COURTROOM, 3RD FLOOR, 20 N. MAIN STREET, HENDERSON, KY**, to the highest and best bidder.

WHAT IS TO BE SOLD: The coal, and mining rights to said coal, underlying the following tract of land, containing a total of 122.4 acres, more or less, situated in Henderson County, KY. As coal and mining rights, there is not an address associated with the tract and there is no separate PVA Parcel ID# assigned to the coal and mining rights. The Coal Property is located in, on and underlying the tracts of land:

Beginning at a stake in the old Dixie-Corydon Road, corner with G.H. McMurry and Mrs. H.R. Jackson, 185 feet southwest from the new Dixie-Corydon Road, runs with said old Dixie-Corydon Road as follows: S. 61-54 E. 450 feet; S. 56-30 E. 81 feet; and S. 23-46 E. 357 feet to a stake, corner in old Dixie-Corydon Road with Dr. George Royster, 55 feet from the center of the new road; thence with said Royster as follows: S 65-48 W. 566 feet to a stake and post; and S. 1-53 W. 2165 feet to a post and stake, corner with Dr. George Royster on north side of road in Fulton Gibson's line; thence with said Fulton Gibson: N. 80-33 W. 1546 feet to a post and stake; thence S. 32-39 W. 1802 feet to a stake in ditch and thence with said ditch: S. 35-29 W. 1091 feet to a stake in the Beaverdam Creek Ditch, corner with Dr. George Royster; thence down said ditch as follows: N. 74-33 W. 589 feet; N. 73-21 W. 520 feet, and N. 69-05 W. 577 feet to a stake in ditch, corner with Schuyler Powell and the Wilson Girls, thence with the Wilson Girls land as follows: N. 37-48 E. 124 feet; N. 63 E. 412 feet; S. 64-53 E. 177 feet; N.

33-51 E. 3139 feet to a post and stake; and N. 58-12 W. 489 feet to a stake in ditch corner with the Wilson Girls; thence with said ditch: N. 30-45 E. 270 feet to a stake on the North side of the ditch in fence line, corner with G.H. McMurry; thence with McMurry: N. 62-54 E. 676 feet; N. 72-11 E. 323 feet; N. 61-36 E. 292 feet; N. 61-32 E. 900 feet; and N. 63-28 E. 759 feet to the place of beginning, containing 222.4 acres, more or less, and subject to all legal rights of way. The foregoing description is according to survey dated June 12, 1959, of W.W. Poole, Registered Engineer No. 2689.

LESS AND EXCEPT:

There is excepted from the above-described 222.4-acre tract the following described 100-acre parcel of land:

Being a certain tract or parcel of land in Henderson County, Ky., on the Corydon and Dixie Road, and being a part of the land known as the George Gibson farm and bounded as follows: Beginning at a stake in the west side of the Corydon and Dixie Road, corner to the Sellars Bros. out-let; thence with the east side of the out-let S. 61-1/2 W. 29.62 chains to a stake in the Sellars line; thence S. 13-1/4 E. 17.72 chains to a stake near a gum stump; thence S. 33-1/2 W. 3.85 chains to a stake, corner to Sellars; thence S. 59 E. 6.91 chains to a stake corner to Sellars; thence S. 33-3/4 W. 5.12 chains to a stake corner Mrs. George Gibson in the Sellars line; thence S. 81 E. 23.30 chains to a stake corner to the remainder of this tract in Mrs. George Gibson's line; thence N. 1/2 E. 23-1/4 (33-1/4) chains to a small hickory sprout in a field; thence N. 60-1/2 E. 8.70 chains to a stake in the Corydon and Dixie road, thence with the said road as it meanders N. 31 W. 4.59 chains, N. 53 W. 8.91 chains to the beginning and containing 100 acres.

Said coal and mining rights are to be sold as a whole for the purpose of partitioning same as provided in the Judgment entered on 07/21/2025. The purchase price may be paid in full by check at the conclusion of the sale OR a 10% deposit (must have surety present to sign bond), with the balance upon a credit of thirty (30) days, with interest at the rate of 6% per annum, having the full force and effect of a judgment and retaining a lien on the property. Bidders must be prepared to comply with these terms. Witness my hand, this 30th day of July 2025.

Allison B. Rust,
Master Commissioner
Henderson Circuit Court
(270) 830-7881
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WARNING: REMOVAL OF THIS NOTICE PRIOR TO THE SALE DATE WILL RESULT IN FINE AND IMPRISONMENT FOR THE OFFENDER.

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