

01 PUBLIC NOTICES

COMMONWEALTH
OF KENTUCKY
MONTGOMERY CIRCUIT COURT
DIVISION II
ACTION NO. 24-CI-90031
Electronically Filed
ADS TAX LIEN COMPANY,
PLAINTIFF
v.
UNKNOWN HEIRS OF THELMA
RIDDLE, ET AL., DEFENDANTS
NOTICE OF COMMISSIONER'S
SALE

By virtue of a Judgment and Order of Sale entered in Montgomery Circuit Court on February 21, 2025, to raise the sum of \$9,588.20, interest, fees, and the costs of sale, I will expose for sale to the highest and best bidder at the Courthouse door, in Mt. Sterling, Montgomery County, Kentucky, on Saturday, April 5, 2025, at the hour of 12:00 p.m., the following described property:

Property Address: 2067 Estes Lane, Mt. Sterling, KY 40353
PVA Map Number: 033-90-01-018-00
BEING THE SAME PROPERTY- Conveyed to Thelma Riddle in a Deed dated August 22, 2000 and recorded in Deed Book 242, Page 122 of the Montgomery County, Kentucky records. Thelma Riddle died on February 2, 2018 as evidenced by In Re: Estate of Thelma Riddle, Montgomery District Case No. 18-P-19.

This property is sold subject to all real estate taxes, easements, and off-sales of record; and reference is hereby made to the office of the Montgomery County Clerk. The terms of the sale shall be ten (10%) percent cash or check at the time of sale and the balance on credit of thirty (30) days with privilege of the successful bidder to pay in full at the time of sale. The successful bidder requesting credit must execute bond with approved surety bearing interest at the rate of six (6%) per annum from date of sale until paid, which bond shall have the full force and effect of a Judgment and should execution be issued thereon, no replevy shall be allowed. A lien shall exist and shall be retained by the Commissioner on the property sold as security for the purchase price. Appraisal information and photos will be posted, when available, at www.facebook.com/mcmastercommissioner.

/s/Angela A. Patrick
Hon. Angela A. Patrick,
Master Commissioner
Montgomery County
Patrick & Leighton, PLLC
Attorneys at Law
25 West Main Street
Mt. Sterling, KY 40353
(859)498-2912 (859)498-7771 fax
mcmastercommissioner@gmail.com

Notice is hereby given that Montgomery County Sanitary District No.2, has filed an application with the Energy and Environment Cabinet to install sewer lines across Sycamore Creek, north of Chase Lane. Any comments or objections shall be submitted via email to: Floodplain@ky.gov and must be received by April 30th, 2025. Kentucky Division of Water, Floodplain Management Section, 300 Sower Blvd. Frankfort, KY 40601. Call 502-564-3410 with questions.

The April 1, 2025 workshop of the Montgomery County Fiscal Court has been changed to Tuesday, April 8, 2025, at 10:00 a.m.

COMMONWEALTH
OF KENTUCKY
MONTGOMERY CIRCUIT COURT
DIVISION I
ACTION NO. 24-CI-90143

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01 PUBLIC NOTICES

Electronically Filed
KY LIEN HOLDINGS, LLC, PLAINTIFF
v.
JEFFREY ROBERTS, ET AL., DEFENDANTS
NOTICE OF COMMISSIONER'S
SALE

By virtue of a Judgment and Order of Sale entered in Montgomery Circuit Court on January 28, 2025, to raise the sum of \$8,353.54, interest, fees, and the costs of sale, I will expose for sale to the highest and best bidder at the Courthouse door, in Mt. Sterling, Montgomery County, Kentucky, on Saturday, April 5, 2025 at the hour of 12:00 p.m., the following described property:

Property Address: 3.786 Acres off Owingsville Road, Mt. Sterling, KY PVA Map Number: 030-00-00-035-00
BEING THE SAME PROPERTY- Conveyed to Jeffrey Roberts by a Deed dated November 24, 2013, of record in Deed Book 305, Page 581, in the Office of Montgomery County Court Clerk. This property is sold subject to all real estate taxes, easements, and off-sales of record; and reference is hereby made to the office of the Montgomery County Clerk. The terms of the sale shall be ten (10%) percent cash or check at the time of sale and the balance on credit of thirty (30) days with privilege of the successful bidder to pay in full at the time of sale. The successful bidder requesting credit must execute bond with approved surety bearing interest at the rate of six (6%) per annum from date of sale until paid, which bond shall have the full force and effect of a Judgment and should execution be issued thereon, no replevy shall be allowed. A lien shall exist and shall be retained by the Commissioner on the property sold as security for the purchase price. Appraisal information and photos will be posted, when available, at www.facebook.com/mcmastercommissioner.

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COMMONWEALTH
OF KENTUCKY
MONTGOMERY CIRCUIT COURT
DIVISION I
ACTION NO. 24-CI-90215

Electronically Filed
BANK OF AMERICA, N.A., PLAINTIFF
v.
BARBARA ROSS, ET AL., DEFENDANTS
NOTICE OF COMMISSIONER'S
SALE

By virtue of a Judgment and Order of Sale entered in Montgomery Circuit Court on March 5, 2025, to raise the sum of \$19,229.49, interest, fees, and the costs of sale, I will expose for sale to the highest and best bidder at the Courthouse door, in Mt. Sterling, Montgomery County, Kentucky, on Saturday, April 5, 2025, at the hour of 12:00 p.m., the following described property:

Property Address: 2555 Prewitt Pike, Mt. Sterling KY 40353
PVA Map Number: 010-00-00-003.04
BEING THE SAME PROPERTY- Conveyed to Bill Ross, Jr. and Barbara Ross, husband and wife who acquired title, with rights of survivorship, by virtue of a deed from

01 PUBLIC NOTICES

CMH of KY., Inc. dated December 12, 2003, recorded December 29, 2003, in Deed Book 258, Page 360, Montgomery County, Kentucky records. Bill Ross, Jr. died on March 8, 2022, and pursuant to the survivorship language in the above-mentioned deed, all of his interests passed to Barbara Ross. This property is sold subject to all real estate taxes, easements, and off-sales of record; and reference is hereby made to the office of the Montgomery County Clerk. The terms of the sale shall be ten (10%) percent cash or check at the time of sale and the balance on credit of thirty (30) days with privilege of the successful bidder to pay in full at the time of sale. The successful bidder requesting credit must execute bond with approved surety bearing interest at the rate of 3.75% per annum from date of sale until paid, which bond shall have the full force and effect of a Judgment and should execution be issued thereon, no replevy shall be allowed. A lien shall exist and shall be retained by the Commissioner on the property sold as security for the purchase price. Appraisal information and photos will be posted, when available, at www.facebook.com/mcmastercommissioner.

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COMMONWEALTH
OF KENTUCKY
MONTGOMERY CIRCUIT COURT
DIVISION I
ACTION NO. 24-CI-90102

Electronically Filed
NEW REZ LLC D/B/A SHELL-POINT MORTGAGE SERVICING, PLAINTIFF
v.
JORDAN K. WILLIS; DAWAYNA WILLIS; THE HUNTINGTON NATIONAL BANK; DEFENDANTS
NOTICE OF COMMISSIONER'S
SALE

By virtue of a Judgment and Order of Sale entered in Montgomery Circuit Court on March 4, 2025, to raise the sum of \$133,903.18, interest, fees, and the costs of sale, I will expose for sale to the highest and best bidder at the Courthouse door, in Mt. Sterling, Montgomery County, Kentucky, on Saturday, April 5, 2025, at the hour of 12:00 p.m., the following described property:

Property Address: 128 Fairfield Drive, Mt. Sterling, KY 40353
PVA Map Number: 022-50-01-015-00
BEING THE SAME PROPERTY- Conveyed to Jordan K. Willis And Dawayna Willis by a deed of record in Deed Book 309, Page 805 of the Montgomery County Court Clerk's Office. This property is sold subject to all real estate taxes, easements, and off-sales of record; and reference is hereby made to the office of the Montgomery County Clerk. The terms of the sale shall be ten (10%) percent cash or check at the time of sale and the balance on credit of thirty (30) days with privilege of the successful bidder to pay in full at the time of sale. The successful bidder requesting credit must execute bond with approved surety bearing interest at the rate of (4.625000%) per annum from date of sale until paid, which bond shall have the full force and effect of a Judgment and should execution be issued thereon, no replevy shall be allowed. A lien shall exist and shall be retained by the Commissioner on the property sold as security for the purchase price. Appraisal information and photos will be posted, when available, at www.facebook.com/mcmastercommissioner.

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COMMONWEALTH
OF KENTUCKY
MONTGOMERY CIRCUIT COURT
DIVISION I
ACTION NO. 23-CI-90199

Electronically Filed
CHECKERED WHEELS, LLC, PLAINTIFF
v.
SANDRA GIBSON, ET AL., DEFENDANTS
NOTICE OF COMMISSIONER'S
SALE

By virtue of a Judgment and Order of Sale entered in Montgomery Circuit Court on January 28, 2025, to raise the sum of \$6,977.06, interest, fees, and the costs of sale, I will expose for sale to the highest and best bidder at the Courthouse door, in Mt. Sterling, Montgomery County, Kentucky, on Saturday, April 5, 2025, at the hour of 12:00 p.m., the following described property:

Property Address: 1051 Old Hwy 11, Jeffersonville, KY 40337 PVA Map Number: 027-90-00-018.02
BEING THE SAME PROPERTY- Conveyed to Sandra Gibson the

01 PUBLIC NOTICES

28th day to May 2013 and recorded in Deed Book 303, page 435 in the Office of the County Clerk of Montgomery County, Kentucky. This property is sold subject to all real estate taxes, easements, and off-sales of record; and reference is hereby made to the office of the Montgomery County Clerk. The terms of the sale shall be ten (10%) cash or check at the time of sale and the balance on credit of thirty (30) days with privilege of the successful bidder to pay in full at the time of sale. The successful bidder requesting credit must execute bond with approved surety bearing interest at the rate of six (6%) per annum from date of sale until paid, which bond shall have the full force and effect of a Judgment and should execution be issued thereon, no replevy shall be allowed. A lien shall exist and shall be retained by the Commissioner on the property sold as security for the purchase price. Appraisal information and photos will be posted, when available, at www.facebook.com/mcmastercommissioner.

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SECTION 00100
ADVERTISEMENT FOR BIDS
Montgomery County Water District #1

4412 Camargo Road
Mt. Sterling, Kentucky 40353
Separate sealed Bids for Water Line & Equipment Replacement including replacement of approximately 250' of 4" water main, relocating approximately 10 meters, and replacement of various valves and hydrants throughout the system and all related appurtenances as described in the SPECIFICATIONS will be received by the Montgomery County Water District #1, 4412 Camargo Road, Mt. Sterling, KY 40353 until 10:00 am (EST Local Time) Thursday, April 3, 2025, and then publicly read aloud.

Bids will be received for a single prime Contract. Bids shall be on a unit price basis as indicated in the Bid Form. The Contract Documents may be examined at the following locations: KENTUCKY ENGINEERING GROUP, PLLC, 101 High Street, Versailles, Kentucky 40383, email: efryman@ky-engr.com

All bids must be made on required Bid Form and must be fully completed and executed with original signatures and corporate seals. All bidders must be listed as plan holder by the plan distributor. The Montgomery County Water District #1 reserves the right to waive any bidding informalities and to reject any or all bids, for any reason. The right is reserved by the Owner, in the exercise of its sole judgment to reject any or all Bids, and to re-advertise and award the Contract in the regular manner or to waive any informalities, irregularities, mistakes, errors, or omissions in any Bid received and to accept any Bid deemed to be responsive to this invitation and favorable to interests of the Owner. The sealed bid for this project shall be clearly marked on the outside of the envelope: "Sealed Bid for Water Line & Equipment Replacement for the Montgomery County Water District #1. The bid may be mailed to: 4412 Camargo Road, Mt. Sterling, KY 40353. A certified check or Bid Bond payable to the Montgomery County Water District #1 in the amount of five (5) percent of the Bid shall accompany the Bid. Chairman, Steve Hall
Date: 3/20/2025
Montgomery County Water District #1

02 SPECIAL NOTICES

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07 CHILD CARE

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08 BUSINESS SERVICES

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REQUEST FOR PROPOSALS (RFP)
MONTGOMERY COUNTY HEALTH DEPARTMENT
The Montgomery County Health Department (MCHD) is soliciting proposals for Design-Build Construction Services for a new state-of-the-art health facility at 109 Commonwealth Drive, Mount Sterling, Kentucky. The project will include health services, administrative offices, meeting rooms, public spaces, and community areas, designed to enhance public health services and operational efficiency. Qualified firms are invited to submit bids for this 15,100 sq. ft., one-story facility that will provide modern health-care amenities for the community. The project will be delivered under a Design-Build method to ensure seamless integration of design and construction. Key Dates: RFP Issuance: March 17, 2025 Final Questions Due: April 7, 2025 (4:00 PM) Addendum Issued (if necessary): April 11, 2025 (4:00 PM) Bid Submission Deadline: April 29, 2025 (2:00 PM) Short-List Interviews: TBD Interested firms must demonstrate experience in similar projects, provide a comprehensive design and construction proposal, and adhere to Kentucky Building Code and regulatory requirements. The estimated project timeline is 18 months from contract award. For full RFP details, submission guidelines, and project specifications, contact: Allison Napier, RN, MBA – Public Health Director AllisonL.Napier@mchdky.org Montgomery County Health Department Don't miss this opportunity to contribute to a vital public health initiative!

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