

PUBLIC NOTICE

COMMONWEALTH OF KENTUCKY
BULLITT CIRCUIT COURT
DIVISION I
CIVIL ACTION NO. 24-CI-01144

Wells Fargo Bank, N.A. PLAINTIFF
v.
Gennie L. Robinson, et al. DEFENDANT(S)

NOTICE OF SALE

***** PLEASE CALL THE OFFICE OF THE MASTER COMMISSIONER AT 502-496-6996 TO RECEIVE BONDING INSTRUCTIONS PRIOR TO THE SALE. ARRIVE EARLY TO ENSURE YOU ARE COMPLIANT WITH SURETY BOND REQUIREMENTS AND TO SIGN IN. *****

Pursuant to the terms of a judgment rendered in the above case, the undersigned will on Tuesday, the 29th day of April 2025 at 9:00 a.m. sell at public auction, to the highest bidder. The following real property located at 140 Frank Lane, Mount Washington, Bullitt County, Kentucky 40047 (PVA parcel identification number of the property is # 077-NE0-10-005E)

The sale shall occur at the Bullitt County Courthouse, Fiscal Courtroom located at 300 South Buckman Street, Shepherdsville, Kentucky.

That the Plaintiff shall recover from the Defendant(s) the sum of \$65,578.99 with interest at the rate of 3.25% per annum from December 6th, 2024, until paid, plus its costs and fees therein expended.

That in order to secure payment of the above sums, I will sell at public auction to the highest and best bidder the above-described real estate, terms to be 10% down at the time of bid with the balance due in 30 days, bearing interest at the rate of 3.25% per annum until paid. Successful purchaser(s) shall be required to secure insurance with a loss payable clause in favor of the Master Commissioner or the Plaintiff.

The purchaser shall take the property free and clear of all liens and encumbrances except:

- All state, county, and school taxes for the year 2025 and thereafter for which the purchaser shall take no credit.
- Easements, restrictions, and stipulations of record and agreements of record.
- All matters disclosed by an accurate survey or inspection of the property.
- Zoning regulations of Bullitt County Planning and Zoning Commission.
- Assessment for public improvements assessed against the property.

For further information, see report on file in the Bullitt Circuit Clerk's Office.

Hayden Sweat
Master Commissioner, Bullitt Circuit Court
P.O. Box 6721
318 S. Buckman Street
Shepherdsville, Kentucky 40165
Telephone: (502) 496-6996
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 **LEGAL NOTICE**

COMMONWEALTH OF KENTUCKY
BULLITT CIRCUIT COURT
DIVISION I
CIVIL ACTION NO. 18-CI-00092

Wells Fargo Bank, N.A. PLAINTIFF
v.
Eunice Montgomery, et al. DEFENDANT(S)

NOTICE OF SALE

***** PLEASE CALL THE OFFICE OF THE MASTER COMMISSIONER AT 502-496-6996 TO RECEIVE BONDING INSTRUCTIONS PRIOR TO THE SALE. ARRIVE EARLY TO ENSURE YOU ARE COMPLIANT WITH SURETY BOND REQUIREMENTS AND TO SIGN IN. *****

Pursuant to the terms of a judgment rendered in the above case, the undersigned will on Tuesday, the 29th day of April 2025 at 9:00 a.m. sell at public auction, to the highest bidder. The following real property located at 43 Tanglewood Road, Shepherdsville, Bullitt County, Kentucky 40165 (PVA parcel identification number of the property is # 047-000-00-065)

The sale shall occur at the Bullitt County Courthouse, Fiscal Courtroom located at 300 South Buckman Street, Shepherdsville, Kentucky.

That the Plaintiff shall recover from the Defendant(s) the sum of \$124,596.91 with interest at the rate of 4% per annum from February 27th, 2018, until paid, plus its costs and fees therein expended.

That in order to secure payment of the above sums, I will sell at public auction to the highest and best bidder the above-described real estate, terms to be 10% down at the time of bid with the balance due in 30 days, bearing interest at the rate of 4% per annum until paid. Successful purchaser(s) shall be required to secure insurance with a loss payable clause in favor of the Master Commissioner or the Plaintiff.

The purchaser shall take the property free and clear of all liens and encumbrances except:

- All state, county, and school taxes for the year 2025 and thereafter for which the purchaser shall take no credit.
- Easements, restrictions, and stipulations of record and agreements of record.
- All matters disclosed by an accurate survey or inspection of the property.
- Zoning regulations of Bullitt County Planning and Zoning Commission.
- Assessment for public improvements assessed against the property.

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 **LEGAL NOTICE**

COMMONWEALTH OF KENTUCKY
BULLITT CIRCUIT COURT
DIVISION I
CIVIL ACTION NO. 24-CI-01208

Wilmington Savings Fund Society, fsb, not individually PLAINTIFF
but solely as trustee for Finance of America Structured Securities Acquisition Trust 2019-HB1,
v.
Lyde Wagers, et al. DEFENDANT(S)

NOTICE OF SALE

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Pursuant to the terms of a judgment rendered in the above case, the undersigned will on Tuesday, the 29th day of April 2025 at 9:00 a.m. sell at public auction, to the highest bidder. The following real property located at 139 White Tail Circle, Shepherdsville, Bullitt County, Kentucky 40165 (PVA parcel identification number of the property is # 044-NW0-22-007)

The sale shall occur at the Bullitt County Courthouse, Fiscal Courtroom located at 300 South Buckman Street, Shepherdsville, Kentucky.

That the Plaintiff shall recover from the Defendant(s) the sum of \$236,684.86 with interest at the rate of 7.197% per annum from December 5th, 2024, until paid, plus its costs and fees therein expended.


That in order to secure payment of the above sums, I will sell at public auction to the highest and best bidder the above-described real estate, terms to be 10% down at the time of bid with the balance due in 30 days, bearing interest at the rate of 7.197% per annum until paid. Successful purchaser(s) shall be required to secure insurance with a loss payable clause in favor of the Master Commissioner or the Plaintiff.

The purchaser shall take the property free and clear of all liens and encumbrances except:

- All state, county, and school taxes for the year 2025 and thereafter for which the purchaser shall take no credit.
- Easements, restrictions, and stipulations of record and agreements of record.
- All matters disclosed by an accurate survey or inspection of the property.
- Zoning regulations of Bullitt County Planning and Zoning Commission.
- Assessment for public improvements assessed against the property.

For further information, see report on file in the Bullitt Circuit Clerk's Office.

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 **LEGAL NOTICE**

COMMONWEALTH OF KENTUCKY
BULLITT CIRCUIT COURT
DIVISION I
CIVIL ACTION NO. 24-CI-00051

Hippolyte, LLC PLAINTIFF
v.
Rodney Lynn Hadley, et al. DEFENDANT(S)

NOTICE OF SALE

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Pursuant to the terms of a judgment rendered in the above case, the undersigned will on Tuesday, the 29th day of April 2025 at 9:00 a.m. sell at public auction, to the highest bidder. The following real property located at 190 Old Preston Highway South, Shepherdsville, Bullitt County, Kentucky 40165 (PVA parcel identification number of the property is # 037-E00-15-003)

The sale shall occur at the Bullitt County Courthouse, Fiscal Courtroom located at 300 South Buckman Street, Shepherdsville, Kentucky.

That the Plaintiff shall recover from the Defendant(s) the sum of \$7,296.30 with interest at the rate of 6% per annum from the date of judgment until paid, plus its costs and fees therein expended.

That in order to secure payment of the above sums, I will sell at public auction to the highest and best bidder the above-described real estate, terms to be 10% down at the time of bid with the balance due in 30 days, bearing interest at the rate of 6% per annum until paid. Successful purchaser(s) shall be required to secure insurance with a loss payable clause in favor of the Master Commissioner or the Plaintiff.

The purchaser shall take the property free and clear of all liens and encumbrances except:

- All state, county, and school taxes for the year 2025 and thereafter for which the purchaser shall take no credit.
- Easements, restrictions, and stipulations of record and agreements of record.
- All matters disclosed by an accurate survey or inspection of the property.
- Zoning regulations of Bullitt County Planning and Zoning Commission.
- Assessment for public improvements assessed against the property.

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 **LEGAL NOTICE**

COMMONWEALTH OF KENTUCKY
BULLITT CIRCUIT COURT
DIVISION I
CIVIL ACTION NO. 22-CI-00897

Nationstar Mortgage, LLC PLAINTIFF
v.
Nicole Burgess, AKA Nicole N. Burgess, et al. DEFENDANT(S)

NOTICE OF SALE

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Pursuant to the terms of a judgment rendered in the above case, the undersigned will on Tuesday, the 29th day of April 2025 at 9:00 a.m. sell at public auction, to the highest bidder. The following real property located at 518 Overlook Road, Louisville, Bullitt County, Kentucky 40229 (PVA parcel identification number of the property is # 043-N00-09-021)

The sale shall occur at the Bullitt County Courthouse, Fiscal Courtroom located at 300 South Buckman Street, Shepherdsville, Kentucky.

That the Plaintiff shall recover from the Defendant(s) the sum of \$57,197.37 with interest at the rate of 3.5% per annum from July 1st, 2022, until paid, plus its costs and fees therein expended.


That in order to secure payment of the above sums, I will sell at public auction to the highest and best bidder the above-described real estate, terms to be 10% down at the time of bid with the balance due in 30 days, bearing interest at the rate of 3.5% per annum until paid. Successful purchaser(s) shall be required to secure insurance with a loss payable clause in favor of the Master Commissioner or the Plaintiff.

The purchaser shall take the property free and clear of all liens and encumbrances except:

- All state, county, and school taxes for the year 2025 and thereafter for which the purchaser shall take no credit.
- Easements, restrictions, and stipulations of record and agreements of record.
- All matters disclosed by an accurate survey or inspection of the property.
- Zoning regulations of Bullitt County Planning and Zoning Commission.
- Assessment for public improvements assessed against the property.

For further information, see report on file in the Bullitt Circuit Clerk's Office.

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 **LEGAL NOTICE**

COMMONWEALTH OF KENTUCKY
BULLITT CIRCUIT COURT
DIVISION I
CIVIL ACTION NO. 24-CI-01140

PNC Bank, N.A. PLAINTIFF
v.
Kimberly Lynn Draxler DEFENDANT(S)

NOTICE OF SALE

***** PLEASE CALL THE OFFICE OF THE MASTER COMMISSIONER AT 502-496-6996 TO RECEIVE BONDING INSTRUCTIONS PRIOR TO THE SALE. ARRIVE EARLY TO ENSURE YOU ARE COMPLIANT WITH SURETY BOND REQUIREMENTS AND TO SIGN IN. *****

Pursuant to the terms of a judgment rendered in the above case, the undersigned will on Tuesday, the 29th day of April 2025 at 9:00 a.m. sell at public auction, to the highest bidder. The following real property located at 156 Glenview Road, Louisville, Bullitt County, Kentucky 40229 (PVA parcel identification number of the property is # 043-S00-05-039)

The sale shall occur at the Bullitt County Courthouse, Fiscal Courtroom located at 300 South Buckman Street, Shepherdsville, Kentucky.

That the Plaintiff shall recover from the Defendant(s) the principal sum of \$56,506.89 and the deferred principal amount of \$24,163.66 with interest at the rate of 4% per annum from June 1st, 2024, until paid, plus its costs and fees therein expended.

That in order to secure payment of the above sums, I will sell at public auction to the highest and best bidder the above-described real estate, terms to be 10% down at the time of bid with the balance due in 30 days, bearing interest at the rate of 4% per annum until paid. Successful purchaser(s) shall be required to secure insurance with a loss payable clause in favor of the Master Commissioner or the Plaintiff.

The purchaser shall take the property free and clear of all liens and encumbrances except:

- All state, county, and school taxes for the year 2025 and thereafter for which the purchaser shall take no credit.
- Easements, restrictions, and stipulations of record and agreements of record.
- All matters disclosed by an accurate survey or inspection of the property.
- Zoning regulations of Bullitt County Planning and Zoning Commission.
- Assessment for public improvements assessed against the property.

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 **LEGAL NOTICE**

COMMONWEALTH OF KENTUCKY
BULLITT CIRCUIT COURT
DIVISION I
CIVIL ACTION NO. 24-CI-00906

Lakeview Loan Servicing, LLC enote vesting – PLAINTIFF
Nationstar Mortgage, LLC
v.
David Pipkin, AKA David L. Pipkin, et al. DEFENDANT(S)

NOTICE OF SALE

***** PLEASE CALL THE OFFICE OF THE MASTER COMMISSIONER AT 502-496-6996 TO RECEIVE BONDING INSTRUCTIONS PRIOR TO THE SALE. ARRIVE EARLY TO ENSURE YOU ARE COMPLIANT WITH SURETY BOND REQUIREMENTS AND TO SIGN IN. *****

Pursuant to the terms of a judgment rendered in the above case, the undersigned will on Tuesday, the 29th day of April 2025 at 9:00 a.m. sell at public auction, to the highest bidder. The following real property located at 310 Church Street, Lebanon Junction, Bullitt County, Kentucky 40150 (PVA parcel identification number of the property is # 041-SWP-06-015)

The sale shall occur at the Bullitt County Courthouse, Fiscal Courtroom located at 300 South Buckman Street, Shepherdsville, Kentucky.

That the Plaintiff shall recover from the Defendant(s) the sum of \$86,008.16 with interest at the rate of 4.25% per annum from April 1st, 2024, until paid, plus its costs and fees therein expended.

That in order to secure payment of the above sums, I will sell at public auction to the highest and best bidder the above-described real estate, terms to be 10% down at the time of bid with the balance due in 30 days, bearing interest at the rate of 4.25% per annum until paid. Successful purchaser(s) shall be required to secure insurance with a loss payable clause in favor of the Master Commissioner or the Plaintiff.

The purchaser shall take the property free and clear of all liens and encumbrances except:

- All state, county, and school taxes for the year 2025 and thereafter for which the purchaser shall take no credit.
- Easements, restrictions, and stipulations of record and agreements of record.
- All matters disclosed by an accurate survey or inspection of the property.
- Zoning regulations of Bullitt County Planning and Zoning Commission.
- Assessment for public improvements assessed against the property.

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 **LEGAL NOTICE**

COMMONWEALTH OF KENTUCKY
BULLITT CIRCUIT COURT
DIVISION I
CIVIL ACTION NO. 24-CI-01019

U.S. Bank Trust, National Association, not in its individual capacity but solely as Owner Trustee for Legacy Mortgage Asset Trust 2020-SL1 PLAINTIFF
v.
Donald C. Paul, et al. DEFENDANT(S)

NOTICE OF SALE

***** PLEASE CALL THE OFFICE OF THE MASTER COMMISSIONER AT 502-496-6996 TO RECEIVE BONDING INSTRUCTIONS PRIOR TO THE SALE. ARRIVE EARLY TO ENSURE YOU ARE COMPLIANT WITH SURETY BOND REQUIREMENTS AND TO SIGN IN. *****

Pursuant to the terms of a judgment rendered in the above case, the undersigned will on Tuesday, the 29th day of April 2025 at 9:00 a.m. sell at public auction, to the highest bidder. The following real property located at 1014 Church Street, Lebanon Junction, Bullitt County, Kentucky 40150 (PVA parcel identification number of the property is # 041-WP0-04-003)

The sale shall occur at the Bullitt County Courthouse, Fiscal Courtroom located at 300 South Buckman Street, Shepherdsville, Kentucky.

That the Plaintiff shall recover from the Defendant(s) the sum of \$14,614.40 with interest at the rate of 6% per annum from December 6th, 2024, until paid, plus its costs and fees therein expended.

That in order to secure payment of the above sums, I will sell at public auction to the highest and best bidder the above-described real estate, terms to be 10% down at the time of bid with the balance due in 30 days, bearing interest at the rate of 6% per annum until paid. Successful purchaser(s) shall be required to secure insurance with a loss payable clause in favor of the Master Commissioner or the Plaintiff.

The purchaser shall take the property free and clear of all liens and encumbrances except:

- All state, county, and school taxes for the year 2025 and thereafter for which the purchaser shall take no credit.
- Easements, restrictions, and stipulations of record and agreements of record.
- All matters disclosed by an accurate survey or inspection of the property.
- Zoning regulations of Bullitt County Planning and Zoning Commission.
- Assessment for public improvements assessed against the property.

For further information, see report on file in the Bullitt Circuit Clerk's Office.

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 **LEGAL NOTICE**

COMMONWEALTH OF KENTUCKY
BULLITT CIRCUIT COURT
DIVISION I
CIVIL ACTION NO. 24-CI-00452

Lakeview Loan Servicing, LLC PLAINTIFF
v.
Jamie Lee Wolney, et al. DEFENDANT(S)

NOTICE OF SALE

***** PLEASE CALL THE OFFICE OF THE MASTER COMMISSIONER AT 502-496-6996 TO RECEIVE BONDING INSTRUCTIONS PRIOR TO THE SALE. ARRIVE EARLY TO ENSURE YOU ARE COMPLIANT WITH SURETY BOND REQUIREMENTS AND TO SIGN IN. *****

Pursuant to the terms of a judgment rendered in the above case, the undersigned will on Tuesday, the 29th day of April 2025 at 9:00 a.m. sell at public auction, to the highest bidder. The following real property located at 245 East Oak Street, Lebanon Junction, Bullitt County, Kentucky 40150 (PVA parcel identification number of the property is # 041-S00-00-019)

The sale shall occur at the Bullitt County Courthouse, Fiscal Courtroom located at 300 South Buckman Street, Shepherdsville, Kentucky.

That the Plaintiff shall recover from the Defendant(s) the sum of \$250,506.17 with interest at the rate of 4.25% per annum from December 17th, 2024, until paid, plus its costs and fees therein expended.

That in order to secure payment of the above sums, I will sell at public auction to the highest and best bidder the above-described real estate, terms to be 10% down at the time of bid with the balance due in 30 days, bearing interest at the rate of 4.25% per annum until paid. Successful purchaser(s) shall be required to secure insurance with a loss payable clause in favor of the Master Commissioner or the Plaintiff.

The purchaser shall take the property free and clear of all liens and encumbrances except:

- All state, county, and school taxes for the year 2025 and thereafter for which the purchaser shall take no credit.
- Easements, restrictions, and stipulations of record and agreements of record.
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- Zoning regulations of Bullitt County Planning and Zoning Commission.
- Assessment for public improvements assessed against the property.

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Public Notices are very important...

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