

COMMONWEALTH OF KENTUCKY
26TH JUDICIAL CIRCUIT
HARLAN CIRCUIT COURT
CIVIL ACTION
NO. 24-CI-00383

COMMERCIAL BANK,
PLAINTIFF,
VS.
COMMISSIONER’S SALE
RODNEY D. STURGILL, II
and his wife,
KACIE LILAN MILLS;
RTLF-KY, LLC
and
HARLAN COUNTY,
KENTUCKY,
DEFENDANTS.

By virtue of an ORDER AMENDING SALE DATE entered on April 15, 2025 and JUDGMENT AND ORDER OF SALE of the Harlan Circuit Court, rendered on April 10, 2025 in the above cause for the principal sum of \$162,352.12 (one hundred sixty two thousand three hundred fifty two dollars and twelve cents), together with accrued interest at the interest rate of \$24.5139 per day, until paid in full, plus attorney’s fees, Court cost and other costs expended, and expenses of sale, I shall proceed to offer for sale at the front door of the old Courthouse in Harlan, Kentucky, to the highest and best bidder at Public Auction on Tuesday, MAY 27, 2025 at the hour of 1:00 p.m. or thereabouts, upon the terms of cash on the date of sale or 10% down and the remainder on a credit of 30 days, and I will take from the purchaser a bond, with good and sufficient surety, for the purchase price, payable to myself, with interest at the rate of 6% per annum from date of sale, said bond to have the force and effect of a judgment, and I shall retain a lien upon the property so sold for further security on the payment of the purchase price, and any purchaser may pay off his bond at any time before maturity, with interest accrued up to the date of payment, on the real estate located in Harlan County, Kentucky, which is more particularly described as follows:

Property Address:
65 Kenneth Lane
Baxter, KY 40806
Harlan PVA Map
068-40-00-160.00

In as much as the Court has found that the said real property is indivisible and cannot be divided without materially impairing its value, it will be sold as a whole. The purchaser shall be responsible for payment of all real property taxes assessed for the year of 2025. For the purchase price, the purchaser, with approved surety or securities, must execute bond, bearing legal interest from day of sale until paid, having the force and effect of a judgment. Bidders will be prepared to comply with these terms.

This the 24th day of April, 2025.

HON. KELLIE D. WILSON
MASTER COMMISSIONER
HARLAN CIRCUIT COURT

TCN 5/7/25 - 1 of 3

COMMONWEALTH OF KENTUCKY
26TH JUDICIAL CIRCUIT
HARLAN CIRCUIT COURT CIVIL ACTION
NO. 24-CI-00228

ANGELA SOUTHERN,
PLAINTIFF
VS.
COMMISSIONER’S SALE
BILLY JAC SOUTHERN;
ROBIN G. SOUTHERN;
COMMONWEALTH OF KENTUCKY,
COUNTY OF HARLAN;
and
RTLF-KY, LLC,
DEFENDANTS.

By virtue of an ORDER AMENDING SALE DATE rendered on April 15, 2025 and FINAL JUDGMENT AND ORDER OF SALE of the Harlan Circuit Court, rendered on April 10, 2025 in the above cause for the principal sum of \$7,650.64 (seven thousand six hundred fifty dollars and sixty four cents), together with accrued interest at the interest rate of 12% per annum from March 30, 2023, until paid in full, plus attorney’s fees in the amount of \$2,643.75, Court cost and other costs expended in the amount of \$777.82, for a total of \$12,831.86 (twelve thousand eight hundred thirty one dollars and eighty six cents), I shall proceed to offer for sale at the front door of the old Courthouse in Harlan, Kentucky, to the highest and best bidder at Public Auction on Tuesday, MAY 27, 2025 at the hour of 1:00 p.m. or thereabouts, upon the terms of cash on the date of sale or 10% down and the remainder on a credit of 30 days, and I will take from the purchaser a bond, with good and sufficient surety, for the purchase price, payable to myself, with interest at the rate of 6% per annum from date of sale, said bond to have the force and effect of a judgment, and I shall retain a lien upon the property so sold for further security on the payment of the purchase price, and any purchaser may pay off his bond at any time before maturity, with interest accrued up to the date of payment, on the real estate located in Harlan County, Kentucky, which is more particularly described as follows:

Property Address:
29 Gap Branch
Lynch, KY 40855
Map No.
228-20-06-012.00

In as much as the Court has found that the said real property is indivisible and cannot be divided without materially impairing its value, it will be sold as a whole. The purchaser shall be responsible for payment of all real property taxes assessed for the year of 2025. For the purchase price, the purchaser, with approved surety or securities, must execute bond, bearing legal interest from day of sale until paid, having the force and effect of a judgment. Bidders will be prepared to comply with these terms.

This the 24th day of April, 2025.

HON. KELLIE D. WILSON
MASTER COMMISSIONER
HARLAN CIRCUIT COURT

TCN 5/7/25 - 1 of 3

COMMONWEALTH OF KENTUCKY
26TH JUDICIAL CIRCUIT
HARLAN CIRCUIT COURT CIVIL ACTION
NO. 24-CI-00376

KENTUCKY HOUSING CORPORATION,

PLAINTIFF
VS.
COMMISSIONER’S SALE

LISA A. SKIDMORE
and COY BLEDSOE,
DEFENDANTS.

By virtue of an IN REM JUDGMENT and ORDER OF SALE, of the Harlan Circuit Court, rendered on April 14, 2025 and ORDER AMENDING SALE DATE, entered on April 15, 2025, in the above cause for the principal sum of \$27,904.90 (twenty seven thousand nine hundred four dollars and ninety cents), plus interest at the rate of 5.25% per annum from October 1, 2023 until paid, including attorney’s fees, court and other costs expended, and expenses of sale, I shall proceed to offer for sale at the front door of the old Courthouse in Harlan, Kentucky, to the highest and best bidder at Public Auction on Tuesday, MAY 27, 2025 at the hour of 1:00 p.m. or thereabouts, upon the terms of cash on the date of sale or 10% down and the remainder on a credit of 30 days, and I will take from the purchaser a bond, with good and sufficient surety, for the purchase price, payable to myself, with interest at the rate of 5.25% per annum from date of sale, said bond to have the force and effect of a judgment, and I shall retain a lien upon the property so sold for further security on the payment of the purchase price, and any purchaser may pay off his bond at any time before maturity, with interest accrued up to the date of payment, on the real estate located in Harlan County, Kentucky, which is more particularly described as follows:

Location:
318 TURNER HILL
HARLAN, KY 40831
Ky Map
ID: 145-40-00-002.00

In as much as the Court has found that the said real property is indivisible and cannot be divided without materially impairing its value, it will be sold as a whole. For the purchase price, the purchaser, with approved surety or securities, must execute bond, bearing legal interest from day of sale until paid, having the force and effect of a judgment. Bidders will be prepared to comply with these terms.

This the 24th day of April, 2025.

HON. KELLIE D. WILSON
MASTER COMMISSIONER
HARLAN CIRCUIT COURT

TCN 5/7/25 - 1 of 3

PUBLIC NOTICE
REQUEST FOR PROPOSALS BEING SOUGHT FOR AUDITOR

The Harlan County Health Department is soliciting proposals from Independent certified public accounting firms to conduct an OMB Circular A-133 audit for the fiscal year 2025.

Any CPA firm wishing to receive a proposal packet or if you have any questions should contact Bobbie Crider at 606-573-3700, ext. 140 or Johnny Baker ext. 134. The deadline to submit a request for proposal (RFP) is close of business May 14, 2025.

TCN 5/7/25

PUBLIC NOTICE

Second reading of a proposed ordinance amending the Harlan County Fiscal Court budget for fiscal year 2025, to increase unanticipated receipts in the General, Road, LGEA, and E-911 Funds in the amount of \$410,000 and increasing expenditures in the General, Road, LGEA, and E-911 Funds in the amount of \$410,000 will be held on May 20, 2025 at 10 a.m. in the fiscal court conference room in the old courthouse. 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.

PUBLIC NOTICE

BUDGET HEARING REGARDING PROPOSED USE OF COUNTY ROAD AID AND LOCAL GOVERNMENT ECONOMIC ASSISTANCE (LGEA) FUNDS.

A public hearing will be held by Harlan County Fiscal Court at the old courthouse in the fiscal court conference room on May 20, 2025 at 9:30 a.m. for the purpose of obtaining citizen comments regarding the possible uses of the County Road Aid (CRA) and Local Government Economic Assistance (LGEA) funds.

All interested persons in Harlan County are invited to the hearing to submit verbal or written comments on possible uses of the CRA and LGEA Funds. Written comments should be mailed to the Harlan County Judge Executive, P.O. Box 956, Harlan, KY 40831. Any person(s) who cannot submit written comments or attend the public hearing but wish to submit comments, should call the Office of the County Judge/Executive at (606) 573-2600 by May 19, 2025 so arrangements can be made to record those comments.

TCN 5/7/25

PUBLIC NOTICE
CITY OF LYNCH
Ordinance #01242013-B

AN ORDINANCE ADOPTING AND IMPOSING A NEW LICENSE FEE ORDDINANCE UPON INSURANCE COMPANIES FOR THE PRIVELEGE OF ENGAGING IN THE BUSINESS OF INSURANCE WITHIN THE CORPORATE LIMITS OF THE CITY OF LYNCH FOR CALENDER YEAR THEREAFTER ON A CALENDAR YEAR BASIS: ESTABLISHING INSURANCE COMPANY LICENSE FEE RATES AS 8% (PERCENT) OF THE FIRST YEAR PREMIUM FOR INSURANCE AND 8% (PERCENT) OF THE PREMIUMS FOR ALL OTHER TYPES OF INSURANCE ACTUALLY COLLECTED DURING THE CALENDAR YEAR 2025 AND THEREAFTER: UNTIL AMMENDED. ESTABLISHING AN EFFECTIVE DATE OF JULY 1 AND A DELINQUENCY DATE THIRTY (30) DAYS AFTER THE END OF EACH QUARTER; ESTABLISHING PENALTY INTEREST CHARGE AT THE TAX INTEREST RATE DEFINDED BY STATUE AND REQUIRING INSURANCE COMPANIES SUBJECT TO THE LI-

CENSE FEE TO ANNUAL COLLECTION INFORMATION.

NOW THEREFORE BE IT ORDAINED BY THE CITY OF LYNCH, KENTUCKY,

SECTION ONE: There is hereby imposed on each Insurance company a license fee for the privilege of engaging in the business of insurance within the corporate limits of Lynch for the calendar year 2025 and thereafter on a calendar year basis.

SECTION TWO: The license fee imposed upon each insurance company which issues life insurance policies on the lives of the persons residing within the corporate limits of Lynch, Kentucky shall be 8 % (percent) of the first year’s premium actually collected within each calendar quarter by reason of the issuance of such policies.

SECTION THREE: The license fee imposed upon each insurance company which issues any insurance policy which is not a life insurance policy shall be 8% (percent) of the premiums actually collected within each quarter of the year by reason of issuance of such policies on risks located within the corporate limits of the City of Lynch, Kentucky on those classes of businesses which such company is authorized to transact, less all premiums returned to policy holders; however any license fee or tax imposed shall not include premium receipts shall not include premiums received for insuring employers against liability for personal injuries to their employees or death caused thereby, under the provisions of the worker compensation act and shall not include premiums received on policies of group health insurance provided for employees under KRS •18A.228(2) and 18A.228.

SECTION FOUR: All license fees imposed by this ordinance shall be due no later than thirty (30) days after the end of each calendar quarter. License fees which are not paid by on or before the due date shall incur interest at the tax interest rate as defined in KRS 131.010(6)-

SECTION FIVE: Every insurance company subject to the license fee imposed by this ordinance shall annually by March 31 furnish the City of Lynch with a written breakdown of all collections in the preceding calendar year for the following categories of insurance: (A) Casualty (B) Automobile (C) inland Marine (D) Fire and allied perils (E) Health and, (F) Life.

SECTION SIX: The City Clerk is hereby directed to transmit a copy of this ordinance and any amendments thereto; to the Commissioner of Insurance, Commonwealth of 1<Kentucky.

SECTION SEVEN.
This ordinance shall become effective after approval by council and publication as required by law.

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STATEWIDE CLASSIFIEDS

BUSINESS SPACE FOR RENT

Frankfort Office Space for rent: Second floor with four large office areas, restroom. Office desks furnished. Located ½ mile from I-64 Lawrenceburg exit 53A. Electric, water, gas, utilities and internet included. \$2,200 per month. Call Bonnie Howard, Kentucky Press Association, 502-223-8821.

BUYING CARS

We buy 8,000 cars a week. Sell your old, busted or junk car with no hoops, haggles or headaches. Sell your car to Peddle. Easy three step process. Instant offer. Free pickup. Fast payment. Call 1-844-440-0399

BUYING HOUSES

We Buy Houses for Cash AS IS! No repairs. No fuss. Any condition. Easy three step process: Call, get cash offer and get paid. Get your fair cash offer today by calling Liz Buys Houses: 1-888-287-5615

CABLE/UTILITIES

DIRECTV OVER INTERNET - Get your favorite live TV, sports and local channels. 99% signal reliability! CHOICE Package, \$84.99/mo for 12 months. HBO Max and Premium Channels included for 3 mos (w/CHOICE Package or higher.) No annual contract, no hidden fees! Some restrictions apply. Call IVS 1-888-340-6138

AFFORDABLE TV & INTERNET. If you are overpaying for your service, call now for a free quote and see how much you can save! 1-877-548-7494
Get DISH Satellite TV + Internet! Free Install, Free HD-DVR Upgrade, 80,000 On-Demand Movies, Plus Limited Time Up To \$600 In Gift Cards. Call Today! 1-855-633-4574

DIRECTV- All your entertainment. Nothing on your roof! Sign up for Directv and get your first three months of Max, Paramount+, Showtime, Starz, MGM+ and Cinemax included. Choice package \$84.99/mo. Some restrictions apply. Call DIRECTV 1-866-292-5435

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Get Boost Infinite! Unlimited Talk, Text and Data For Just \$25/mo! The Power Of 3 5G Networks, One Low Price! Call Today and Get The Latest iPhone Every Year On Us! 855-841-2894



Cooperative Extension Service

4-H Assistant Harlan County

RE50016

Deadline: 05/08/2025

Apply online at:
<https://ukjobs.uky.edu/postings/579925>

For assistance call:
606-573-4464

The University of Kentucky is an Equal Opportunity Employer. The address of the Martin-Gatton College of Agriculture, Food and Environment EEO Officer is Room S-105 Agricultural Science Building North, University of Kentucky, Lexington, KY 40546-0091