

CLASSIFIED ADS

RATE: 50¢ Per Word
\$5 Minimum
MUST BE PAID IN ADVANCE

LICKING RIVER VIEWS — Mobile homes/houses/storage units for rent. Call 743-9993 or 606-495-5821.

TF

STORAGE UNITS — Call 743-9993, 495-5821 or 349-6811.

TF

WOULD LIKE TO PURCHASE — 1934 Morgan County License Plate. Call 859-749-4225.

TF

FOR RENT — Two and three room mobile homes. Call 791-8620.

TF

FOR RENT — Two and three room mobile homes. Call 791-8620.

TF

ROOSEVELT'S HEATING AND COOLING — Martha, Ky. 606-652-4972

TF

DAY'S MOWING — Looking for new customers. Also doing mulch. Fully insured. 606-522-3789.

18t

100 ACRES HAY TO LEASE — Will produce 2-3 cuts per year. Morgan County, Route 772. Phone 606-434-5134.

6t

LOOKING FOR ROOMMATE — On Wells Hill to split rent and utilities. Call Richie, 606-283-5844.

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Little Classifieds Get BIG Results!

Legal Advertising Advisory

All Legal Notices Published In This Newspaper Are Available And May Be Reviewed Online

Use QR Code to Search Kentucky Public Notices or go to kypublicnotice.com



CAMPTON, KENTUCKY.

This sale is subject to all restrictions, conditions, covenants and all legal highways and easements and said property shall be sold to the highest and best bidder upon the following terms:

1. At the time of sale the successful bidder shall either pay cash or make a deposit of at least ten (10%) percent of the purchase price with the balance on credit for thirty (30) days. In the event of default by the purchaser the ten percent (10%) deposit made by the purchaser shall be applied to any costs and/or expenses of this action. In the event the successful bidder elects to credit the balance, he or she will be required to post bond and furnish an acceptable surety or sureties thereon approved by the Master Commissioner. Said bond shall be for the unpaid purchase price and bear interest at the rate of 8.24% per annum from the date of sale until paid. Any purchaser or purchasers shall have the privilege of paying said bond before maturity by paying the principal thereof together with all accrued interest thereon. The bond shall have the force and effect of a judgment in order to secure the payment of the balance of the purchase price and said bond shall constitute a prior and superior lien on the property until paid. No bond or earnest money shall be required if the Plaintiff shall be the purchaser and the bid is less than their adjudged lien.

2. All delinquent property taxes shall be paid from the proceeds of the sale. The purchaser shall be required to assume and pay all ad valorem taxes which become due and payable after the sale date. The property shall further be sold subject to any delinquent State, County and/or city real estate

taxes sold pursuant to the provisions of KRS Chapter 134 to any private purchaser during the pendency of this action.

3. The property shall otherwise be sold free and clear of any right, title and interest of all parties to the action and of their liens and encumbrances thereon, and all existing liens recorded after the recording of the Plaintiff's Lis Pendens Notice, excepting and subject to however, easements, restrictions, stipulations and covenants of record in the Wolfe County Court Clerk's office, any facts which an inspection and accurate survey of the property may disclose and any assessments for public improvements levied against the property.

4. The property herein shall be sold "as is" and the right of possession of the real estate

3 and any improvements thereon shall pass to the purchaser upon payment of the purchase price, confirmation of the Report of Sale by the Wolfe Circuit Court and Delivery of the Master Commissioner's Deed to said purchaser or their representative.

5. The risk of loss of the improvements of the real property shall pass to the purchaser or purchasers upon execution of bond of sale or payment of the purchase price in full, whichever occurs first. The successful bidders may, from the date of sale

until they obtain the right of possession, carry fire and extended coverage insurance on the improvements on such property in an amount no greater than any monies paid at the time of sale plus the unpaid balance of the purchase price, with a loss clause payable to the Master Commissioner of the Wolfe Circuit Court.

6. Upon default of the payment of the deposit or posting of bond by the purchaser, the Master Commissioner shall immediately re-sell the property upon the same terms and conditions set out herein.

FURTHER INFORMATION REGARDING THE PROPERTY AND/OR SALE THEREOF CAN BE FOUND IN THE WOLFE CIRCUIT COURT CLERK'S OFFICE BY THE FILE NAME AND NUMBER LISTED ABOVE, THE WOLFE COUNTY PROPERTY VALUATION ADMINISTRATOR'S OFFICE AND THE WOLFE COUNTY COURT CLERK'S OFFICE. PROSPECTIVE BIDDERS ARE ADVISED AND ENCOURAGED TO REVIEW ANY AND ALL DOCUMENTS AVAILABLE AT THESE LOCATIONS FOR MORE DETAILS OF THE PROPERTY OR SALE, AS THE MASTER COMMISSIONER HAS NO ADDITIONAL INFORMATION AND DOES NOT WARRANT TITLE TO THE PROPERTY TO BE SOLD.

KENNETH R. PROFITT
MASTER COMMISSIONER
WOLFE CIRCUIT COURT
1160 BIG ANDY RIDGE
ROGERS, KY 41365
(606) 424-9661
wolfemastercommissioner@gmail.com
W-4-4-1t
Pub. April 4

How To Reach Us

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Reach us by E-mail at wolfenew@mrtc.com

PROBATE NOTICE

IN RE: Estate of Carl A. Rhodes, deceased: Notice is hereby given that Scot A. Rhodes has been appointed as Executor of the above named estate. Anyone indebted to said estate should pay the undersigned immediately. Anyone a having claim of any nature against said estate should file the same, properly verified, with the undersigned no later than 6 months from the date of this publication.

Walter Morris
250 W. Main St., Suite 1600
Lexington, Ky. 40507
W-4-1-1t

PROBATE NOTICE

IN RE: Estate of David Lee Dunn, deceased: Notice is hereby given that Timy Dunn and Loretta King have been appointed as Co-Administratrix of the above named estate. Anyone indebted to said estate should pay the undersigned immediately. Anyone a having claim of any nature against said estate should file the same, properly verified, with the undersigned no later than 6 months from the date of this publication.

Jeffery Lovely
P.O. Box 82
Salyersville, Ky. 41465
W-4-4-1t

PUBLIC NOTICES

NOTICE OF MASTER COMMISSIONER SALE COMMONWEALTH OF KENTUCKY WOLFE CIRCUIT COURT CIVIL ACTION NO. 24-CI-00121

VANDERBILT MORTGAGE AND FINANCE, INC., PLAINTIFF Vs..

ELIZABETH BEAURITA ANN BOLIN; UNKNOWN SPOUSE, IF ANY, OF ELIZABETH BEAURITA ANN BOLIN; COMMONWEALTH OF KENTUCKY, COUNTY OF WOLFE, BY AND ON BEHALF OF SECRETARY OF REVENUE, DEFENDANTS

Pursuant to a In Rem Default Judgment And Order Of Sale of the Wolfe Circuit Court entered in Civil Action No. 24-CI-00121 on March 18, 2025, and to enforce the judgment

lien in order to raise the sum of \$82,386.18, plus interest, attorney's fees and costs as provided in said Judgment, the undersigned will offer for Sale, at public auction, the following described personal property, real property and any appurtenances located thereon in Wolfe County, Kentucky and more particularly described as follows, to-wit:

Property Address: 693 Windy Hill Road, Campton, KY 41301-9816

PIDN/Map ID: 090-00-00-018.00

2013 CMH manufactured home VIN: CAP026660TNAB

THE SALE WILL BE CONDUCTED AT 11:30 A.M. on TUESDAY, APRIL 22, 2025 AT THE FRONT DOOR OF THE WOLFE COUNTY COURT-HOUSE, 10 COURT STREET,

Your Ad can go in this column: Ad Space Available On First Come, First Served Basis. Call 743-3551 or 668-3595

April is Fair Housing Month

Kentucky River community Care reminds everyone that April is National Fair Housing month and commemorates the 55th anniversary of the fair housing act of 1968.

Housing is a basic human need. Having a home instills a sense of safety and security. Our mission at Kentucky River Community Care is to provide safe, quality, affordable housing opportunities, and we are committed to our mission. Our core values guide our work, as we believe that everyone has a right to fair housing, free from discrimination.

The fair Housing Act was introduced as a component of the Civil Rights Act of 1968. The right provides equal opportunity to all who buy, sell, rent fiancé, or insure housing. In a nutshell, the act protects each individual basic right to choose where to live and ensure equal treatment after obtaining housing.

The Fair Housing Act prohibits discrimination in housing based on race, color, national origin, or religion. The Kentucky General Assembly late broadened the law to prohibit discrimination in housing based on disability, gender, and familial status.

On February 3, 2012, the U.S. Department of Housing and Urban Development (HUD) issued a final rule that prohibits discrimination on the basis of actual or perceived sexual orientation, gender identity, or marital status in regards to housing programs assisted by HUD or subject to a mortgage insured by the Federal Housing Administration.



Wolfe County Regional Recycling Hub

Cut your trash with recycling!
95% of your trash can be recycled!

Acceptable

- Cardboard
- Water Bottles (#1 on bottom)
- Milk Jugs (#2 on bottom)
- Plastic Pop Bottles
- Aluminum Cans
- Office Paper
- News papers
- Magazines
- Pop cartons
- Steel Cans
- Computer Towers, Printers, TV Boxes
- Used Oil (motor, transmission fluid, gear oil, hydraulic)
- Car and Lawnmower Batteries

Not Acceptable

- Glass
- Styrofoam
- Vinyl siding
- Cooking oil
- Household Trash
- TV's

E-mail: solidwaste@wolfecountyky.com

Location: Blue building behind Court House on N. Washington Street (Old County Garage). Also blue boxes are located all over the county for use. No trash please.

Phone: 606-668-7811, 606-668-3040

Hours: Monday thru Friday, 8am-4pm
Weekend drop-off, leave by door

RAYMOND BANKS, JUDGE EXECUTIVE
BRYAN FAULKNER, RECYCLING COORDINATOR

VOLUNTEER WORK AND GROUP TOURS WELCOMED

2 Ordinance

Wolfe County Fiscal Court Budget Amendment

AN ORDINANCE relating to the Fiscal Year 24-25 annual budget and amendment thereof. Whereas the Wolfe County Fiscal Court has realized unbudgeted receipts from the following funds. Be it ordained by the Wolfe County Fiscal Court of the Commonwealth of Kentucky:

Section One: The budget for Fiscal Year 24-25 is amended to: Increase/Decrease the receipts of the following funds to include unbudgeted receipts from:

A. Receipts

Fund	Account Number	Description	Amount
Solid Waste	13-4901-000	Prior Year Carryover	79,099.83
Total Amended Revenues			\$79,099.83

B. Appropriations

Fund	Account Number	Description	Amount
Solid Waste	13-5212-468	SW-Recycling & Landfill Sup. &	77,751.69
Solid Waste	13-9300-999	Reserve for Transfer	1,348.14
Total Amended Appropriations			\$79,099.83

Section Two: The amounts adjusting the revenue accounts in Section One are for governmental purposes.

Approved by the Wolfe County Fiscal Court this the 18 day of March 2025

County Judge/Executive

Approved as to form and classification this 24th day of March 2025

State Local Finance Officer

This Budget Ordinance Amendment was duly adopted by the Wolfe County Fiscal Court, Commonwealth of Kentucky, on this _____ day of _____

County Judge/Executive