

The Big Sandy News

REGIONAL CLASSIFIEDS

Go Into Thousands of Households in Eastern Kentucky Each Week

The Big Sandy News does not knowingly accept false or misleading advertisements. Ads which request or require advance payment of fees for services or products should be scrutinized carefully. All real estate advertised herein is subject to the Federal Fair Housing Act, which makes it illegal to advertise "any preference, limitation, or discrimination because of race, color, religion, sex, handicap, familial status or national origin, or intention to make any such preference, limitation or discrimination." State law forbids discrimination based on these factors. We will not knowingly accept any advertising for real estate which is in violation of the law. All persons are hereby informed that all dwellings advertised are available on an equal opportunity basis. We reserve the right to edit, properly classify, cancel or decline any ad. No position guarantees will be given. Please carefully read your ad the first day it appears and report any errors promptly. Credit for errors is limited to the cost of the first ad only and adjustment is limited to the actual cost of space. Send your reply to the blind box number given in the ad. The Big Sandy News cannot disclose the identity of any advertiser using a blind box number. We reserve the right to refuse any advertising.

HOUSE FOR RENT

THREE BR HOUSE: total electric, central heat/air in Prestonsburg. 2-BR apartment also. Excellent condition. No pets. 606-886-9007, 606-889-9747. (10/1 tfn)

FOR RENT: LOUISA - (3) 3 BR houses, \$600 each; (1) 2 BR house, \$500 plus deposit. No pets. 606-638-9794. (3/30 tfn)

MOBILE HOME LOTS

MOBILE HOME LOTS for rent, located on Johnson and Floyd County line. \$150 per month, garbage included. Mobile homes must be 1995 models or newer. 606-886-9007, 606-889-9747. (2/13 tfn)

APARTMENTS FOR RENT

TWO BR DUPLEX, Prestonsburg, excellent condition. No pets. 606-886-9007, 606-889-9747. (10/1 tfn)

HIGHLANDS APTS. - 2 & 3 BR, \$495. Includes water, sewer & garbage. Deposit \$200. Paintsville only.

606-372-2906. www.meaderentals.com. (2/8 tfn)

APARTMENTS FOR RENT

BROOKSIDE APARTMENTS - PAINTSVILLE - REDUCED! Two & 3 BR, only \$399 mo. (partial utilities included) - \$150 deposit. www.meaderentals.com, 606-372-2906. (2/8 tfn)

FOR RENT: 2-BR apartment. Paintsville area. Kitchen, living room, BA, air conditioning, stove and refrigerator. No pets. Call 606-789-6060. (8/21 tfn)

ONE BR EFFICIENCY Upstairs apartment for rent. 1.5 miles past Paintsville Stockyard on Rt. 172. 606-297-7034. (2/5)

GRAVEL

BIG SANDY RESOURCES Gravel yard. Six miles north of Louisa on US 23. Pick or delivery of gravel or sand. 606-686-3550. (5/7 tfn)

MISCELLANEOUS

WILL PICK UP or haul away scrap metal, old appliances, vehicles, air conditioning units and car or truck batteries. \$20 pick-up fee outside Johnson County. Call James for details at 606-793-3934. (12/15)

MISCELLANEOUS

CASTLE'S TREE SERVICE - Trimming and removal, shrubbery trimming. Insured, free estimates, 40-years experience. Residential and Commercial. Located in Louisa, 606-240-8537. (5/6-5/27 pd)

DIABETIC SUPPLIES
Best Local Price
Dexcom, Omnipod, Freestyle, Accu-Chek
304-638-2242

KEEPING YOU COMFORTABLE, EVERY SEASON!

ROOSEVELT HEATING & COOLING

606-652-4972

INVITATION TO BID

The Lawrence County Board of Education will receive bids in the Office of the Superintendent at the Board of Education Building, 50 Bulldog Lane, Louisa, KY 41230 for depository, financial, and banking services. Bid specifications are available at the Superintendent's office, 50 Bulldog Lane, Louisa, KY. The bids shall be sealed and properly marked. Bids will be accepted until 2:00 p.m., Friday, May 29, 2026. All bids properly submitted will be opened at this time at the Lawrence County Board of Education. Further information may be obtained from the Office of the Superintendent or by calling 606-638-9671. The Lawrence County Board of Education reserves the right to reject any or all bids, or to accept any bid that may be deemed to be in the Board's favor. (5/20, 5/27)

COMMONWEALTH OF KENTUCKY LAWRENCE CIRCUIT COURT C.A. NO. 25-CI-00190

FREEDOM MORTGAGE CORPORATION PLAINTIFF,

VS: NOTICE OF COMMISSIONER'S SALE

DAVID K. WATTS,
DISCOVER BANK C/O DISCOVER PRODUCTS, INC., AND
CAVALRY SPV I LLC DEFENDANTS

Pursuant to the Final Judgment and Order of Sale rendered in the above-styled action on February 13, 2026, for the sum of one hundred forty-six thousand four hundred twenty-seven dollars and five cents (\$146,427.05), plus interest and other costs and expenses, I shall proceed to offer for sale at the front door of the Lawrence County Courthouse, at 122 S. Main Cross Street, in Louisa, Kentucky, to the highest bidder, at public auction on June 10, 2026, at or about the hour of 11:00 a.m. the following described property, lying and being in Lawrence County, Kentucky, to-wit:

Parcel Number: 092-30-00-062.00

Property Address: 155 Cottonwood Road, Louisa, KY, 41230

TERMS OF SALE:

- The successful bidder, if other than Plaintiff Freedom Mortgage Corporation, or its affiliates, successors or assigns, at the time of sale, shall either pay cash or make a deposit of ten percent (10%) of the purchase price, with the balance on credit for thirty(30) days.
- The successful bidder, if other than Plaintiff Freedom Mortgage Corporation, or its affiliates, successors or assigns, shall be required to execute a bond with good surety thereon for the unpaid purchase price of said property, if any, bearing interest at the rate of 3.000% per annum from the date of sale until paid, having the force and effect of a Judgment upon which execution may issue, if not paid at maturity; and a lien shall be retained upon the real property above described as additional security.
- The property shall be sold subject to any easements and restrictions of record in the Lawrence County Clerk's Office and such right of redemption as may exist in favor of the United States of America and/or the record owners thereof, pursuant to 28 U.S.C. or KRS 426.530.
- The purchaser shall be required to assume and pay all real property taxes or assessments upon the property for the calendar year 2026 and all subsequent years.
- Pursuant to Plaintiff's judgment and order of sale, if a representative of the Plaintiff is not present at the date and time of sale to submit a bid on behalf of the plaintiff, the Master Commissioner is directed to cancel the sale, and to accept no other bids.

NELSON T. SPARKS
MASTER COMMISSIONER
LAWRENCE CIRCUIT COURT

COMMONWEALTH OF KENTUCKY LAWRENCE CIRCUIT COURT C.A. NO. 25-CI-102

CITY NATIONAL BANK OF WEST VIRGINIA, SUCCESSOR TO TOWN SQUARE BANK PLAINTIFF,

VS: NOTICE OF COMMISSIONER'S SALE

EDSAL STEPHENS A/K/A EDSAL L. STEPHENS, PAMELA STEPHENS, LAWRENCE COUNTY, KENTUCKY, CITY OF LOUISA, KENTUCKY, ESTATE OF EDSAL STEPHENS, UNKNOWN EXECUTORS, ADMINISTRATORS, HEIRS, DEVISEES, LEGATEES AND BENEFICIARIES OF EDSAL STEPHENS AND UNKNOWN SPOUSE OF PAMELA STEPHENS DEFENDANTS

Pursuant to the Judgment and Order of Sale rendered in the above-styled action on January 9, 2026, for the sum of seventy-nine thousand five hundred eighty-nine dollars and sixty-two cents (\$79,589.62), plus interest and other costs and expenses, I shall proceed to offer for sale at the front door of the Lawrence County Courthouse, at 122 S. Main Cross Street, in Louisa, Kentucky, to the highest bidder, at public auction on June 10, 2026, at or about the hour of 11:00 a.m. the following described property, lying and being in Lawrence County, Kentucky, to-wit:

Commonly known as 407 East Perry Street, Louisa, KY 41230
PVA Map ID No. 105-40-17-006.00

TERMS OF SALE:

- The successful bidder, if other than Plaintiff City National Bank of West Virginia, successor to Town Square Bank, or its affiliates, successors or assigns, at the time of sale, shall either pay cash or make a deposit of ten percent (10%) of the purchase price, with the balance on credit for thirty (30) days.
- The successful bidder, if other than Plaintiff City National Bank of West Virginia, successor to Town Square Bank, or its affiliates, successors or assigns, shall be required to execute a bond with good surety thereon for the unpaid purchase price of said property, if any, bearing interest at the rate of 6% per annum from the date of sale until paid, having the force and effect of a Judgment upon which execution may issue, if not paid at maturity; and a lien shall be retained upon the real property above described as additional security.
- The property shall be sold subject to any easements and restrictions of record in the Lawrence County Clerk's Office and such right of redemption as may exist in favor of the United States of America and/or the record owners thereof, pursuant to 28 U.S.C. or KRS 426.530.
- The purchaser shall be required to assume and pay all real property taxes or assessments upon the property for the calendar year 2026 and all subsequent years.
- In the event that a representative of City National Bank of West Virginia is not present at the judicial sale, upon motion of City National Bank the court may consider vacating the sale.

NELSON T. SPARKS
MASTER COMMISSIONER
LAWRENCE CIRCUIT COURT

COMMONWEALTH OF KENTUCKY LAWRENCE CIRCUIT COURT C.A. NO. 25-CI-00186

VANDERBILT MORTGAGE AND FINANCE, INC. PLAINTIFF,

VS: NOTICE OF COMMISSIONER'S SALE

JOSEPH EARL WOOD, UNKNOWN SPOUSE OF JOSEPH EARL WOOD, MIDLAND FUNDING LLC, COMMONWEALTH OF KENTUCKY, COUNTY LAWRENCE DEFENDANTS

Pursuant to the Default Judgment In Rem and Order of Sale rendered in the above-styled action on February 13, 2026, for the sum of seventy-eight thousand four hundred twenty-three dollars and forty-two cents (\$78,423.42), plus interest and other costs and expenses, I shall proceed to offer for sale at the front door of the Lawrence County Courthouse, at 122 S. Main Cross Street, in Louisa, Kentucky (NOT at the Lawrence County Judicial Center), to the highest bidder, at public auction on June 10, 2026, at or about the hour of 11:00 a.m. the following described property, lying and being in Lawrence County, Kentucky, to-wit:

Map ID No.: 058-00-00-010.00

Property address: Believed to be located at 263 Oakley Road, Louisa, KY 41230
There is included a 2002 Clayton Mobile Home, VIN No. CLM078316TN

TERMS OF SALE:

- The successful bidder, if other than Plaintiff Vanderbilt Mortgage and Finance, Inc., or its affiliates, successors or assigns, at the time of sale, shall either pay cash or make a deposit of ten percent (10%) of the purchase price, with the balance on credit for thirty(30) days.
- The successful bidder, if other than Plaintiff Vanderbilt Mortgage and Finance, Inc., or its affiliates, successors or assigns, shall be required to execute a bond with good surety thereon for the unpaid purchase price of said property, if any, bearing interest at the rate of 6% per annum from the date of sale until paid, having the force and effect of a Judgment upon which execution may issue, if not paid at maturity; and a lien shall be retained upon the real property above described as additional security.
- Pursuant to the Plaintiff's judgment, in the event the successful bidder is the Plaintiff, then in lieu of a deposit, Plaintiff shall be allowed to bid on credit up to the judgment amount.
- The property shall be sold subject to any easements and restrictions of record in the Lawrence County Clerk's Office and such right of redemption as may exist in favor of the United States of America and/or the record owners thereof, pursuant to 28 U.S.C. or KRS 426.530.
- The purchaser shall be required to assume and pay all real property taxes or assessments upon the property for the calendar year 2026 and all subsequent years.
- The purchaser shall be required to purchase fire and extended coverage insurance on any improvements to the real property and mobile home, from the date of sale until the purchase price is paid in full to the extent of the Court-appraised value of the improvements or the unpaid balance of the purchase price, whichever is less, with a loss clause payable to the Master Commissioner of the Lawrence Circuit Court or the Plaintiff herein.

NELSON T. SPARKS
MASTER COMMISSIONER
LAWRENCE CIRCUIT COURT

ADVERTISE WITH US

606-638-4581