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MASTER COMMISSIONER’S SALE

BY VIRTUE OF A DECREE AND ORDER OF SALE OF THE WARREN CIRCUIT COURT, the Master Commissioner will sell at public auction the real property in the following actions on **Wednesday, August 26, 2026, about the hour of 5:00 p.m., at the Justice Center, 2nd floor, Courtroom D, Bowling Green, Kentucky.** Said property shall be sold to collect the amounts hereinafter set forth, together with interest and the costs of the action, and upon the following terms and conditions (unless otherwise stated).

A. The purchasers will be required to pay ten percent (10%) down the day of sale in the form of cash or personal check and post bond on the remainder with the balance due in thirty (30) days. Pursuant to KRS 426.705 the bond shall bear interest at the rate the Judgment bears, until paid in full. It is the intention of the office of the Master Commissioner to close within thirty (30) days, but if a holiday falls within the thirty days, or if there are other circumstances beyond our control, the closing may take extra time. The buyer should be aware that they have the option to pay the balance to stop the interest from accruing or the interest will accrue on the unpaid balance.

The Master Commissioner will retain a lien on the property sold to secure the sale price. **If the purchaser elects to post bond, he/she will be required to provide sufficient surety, such as a letter from their bank or a bank representative signing for them at the time of the sale. Please contact the Master Commissioner's Office prior to the sale with questions regarding approved surety at 270-842-0614. Occasionally, additional announcements are published on our webpage at www.warrencountymastercommissioner.com.**

B. The property is sold subject to the following:
a. State, county, city, and school taxes payable for the entire year of 2026 and all taxes due thereafter.
b. Easements, restrictions, and covenants of record.
c. Assessments for public improvements levied against the property.
d. Any facts which an inspection or accurate survey of the property may disclose.

C. The property shall otherwise be sold free and clear of any and all right, title, and interest of all parties to this action and of their liens and encumbrances thereon except such right of redemption as may exist in favor of the United States of America or the defendants. Also, the Master Commissioner does not obtain a title search or investigate for further liens on the properties listed below nor conduct or authorize a survey of the property. The purchaser is responsible for title searches and/or any additional liens not named in the Judgment and Order of Sale and for the results of any good and accurate survey of the property.

D. For a more particular description of these properties, refer to the file on record at the Warren Circuit Clerk's Office on the first floor of the

Justice Center. Deeds and Wills referenced are of record in the Office of the Warren County Court Clerk.

E. The Master Commissioner does not have access to the properties listed below and therefore makes no representation or warranty of any kind as to the conditions of these properties.

SALE No. 1
LAKEVIEW LOAN SERVICING, LLC V. KELLY RENEE BLAIR, et al. pending in the Judgment and Order of Sale in Warren Circuit Court, Div. 5, 26-CI-220, to collect \$129,045.62, interest at a rate of 5.0% per annum and other fees until paid.
11550 Dolly Dr. Map Code: 068A-42A-002
Veronica L. Stewart, Attorney for Plaintiff

SALE No. 2
PENNYMAC LOAN SERVICES, LLC V. JACOB A. CLAUSEN, et al. pending in the Judgment and Order of Sale in Warren Circuit Court, Div. 5, 26-CI-679 to collect \$195,347.76, interest at a rate of 5.50% per annum until paid.
7776 Kentucky Highway 185, Map Code: 036B-75
Maria T. Williams, Attorney for Plaintiff

SALE No. 3
MCLP ASSET COMPANY, INC. V. JAMES A. CUMMINGS, et al. pending in the Judgment and Order of Sale in Warren Circuit Court, Div. II, 25-CI-2147 to collect \$95,718.20, interest at a rate of 4.375% per annum until paid.
944 Smiths Grove Oakland Rd., Map Code: 080A-10-001
Ellen L. Fornash, Attorney for Plaintiff

SALE No. 4
JANNETTA OLIVER V. JAMIE ADKINS-GILBERT, et al. pending in the Judgment and Order of Sale in Warren Circuit Court, Div. 5, 25-CI-1570 to collect \$129,613.72 interest at a rate of 6% per annum until paid.
1513 Kirby Ct., Map Code: 040B-34-082
Phillip R. Grogan, Attorney for Plaintiff

SALE No. 5
ROCKET MORTGAGE, LLC S/B/M NATIONSTAR MORTGAGE LLC V. HANK R. HOCKER, et al. pending in the Judgment and Order of Sale in Warren Circuit Court, Div.5, 25-CI-2077 to collect \$116,724.76, interest at a rate of 3.125% per annum until paid.
268 Rosie St., Map Code: 053C-78-159
C. Wesley Pagles, Attorney for Plaintiff

SALE No. 6
KENTUCKY HOUSING CORPORATION V. ELEANOR JONES, N/K/A ELEANOR TALLEY, et al. pending in the Judgment and Order of Sale in

Warren Circuit Court, Div. I, 26-CI-312 to collect \$38,955.77 interest at a rate of 5.25% per annum until paid.
1208 Jack Simmons Rd., Map Code: 047A-64E-001
Septimious Taylor, Attorney for Plaintiff

SALE No. 7
PLANET HOME LENDING, LLC V. JASON W. KNAPPENBERGER, et al. pending in the Judgment and Order of Sale in Warren Circuit Court, Div. II, 25-CI-49 to collect \$232,454.96, interest at a rate of 4.125% per annum until paid.
960 Anise Ln., Map Code: 054A-08A-034
Crystal L. Saresky, Attorney for Plaintiff

SALE No. 8
TAX BRAKE KY, LLC V. MICHAEL ZANE LAWRENCE, et al. pending in the Judgment and Order of Sale in Warren Circuit Court, Div. I, 25-CI-964 to collect \$10,537.65 interest at a rate of 12% per annum until paid.
777 Brookwood Dr., Map Code: 028A-02-001
Wm. Douglas Haman, Attorney for Plaintiff

SALE No. 9
LAKEVIEW LOAN SERVICING, LLC V. ANGELA R. MART, et al. pending in the Judgment and Order of Sale in Warren Circuit Court, Div. II, 25-CI-29 to collect \$136,207.48 interest at a rate of 3.125% per annum until paid.
217 Hines St., Map Code: 036A-01-150
Crystal L. Saresky, Attorney for Plaintiff

SALE 10 CANCELLED

SALE No. 11
LIVE THE DREAM DEVELOPMENT, INC. V. CHRISTOPHER BYRON PAGE, JR., et al. pending in the Judgment and Order of Sale in Warren Circuit Court, Div. II, 26-CI-471 to collect \$144,559.64 interest at a rate of 3.5% per annum and to collect \$74,300.58 interest at a rate of 12% per annum until paid.
249 Rosie St., Map Code: 053C-78-152
Timothy E. Bridgman, Attorney for Plaintiff

DAVID F. BRODERICK, MASTER COMMISSIONER

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Rentals

Houses For Rent

Mobile Home for Rent
Farm Setting 16 x 70 2 BR, 1 Bath \$825 Mo. First and Last month due up front. No Pets or Smokers (270)850-9287.

Merchandise

Deals & Bargains

1962 Western Kentucky State College- YEARBOOK. for \$20. Call 270 428-2812

Kitchen Snack bar, wooden with storage and two stools. \$200 Call 270-843-0200

Leather Purse large- Aigner. Asking \$50. Call 270-428-2812; leave a message.

Roosters for sale 10.00 each. Call 270 784 7666 can send pic. on request.

Sony 3-foot sound bar and two 6-inch speakers for sale. \$40. Call 812-686-7082.

Adult rollator
Heavy duty, storage under the seat weight limit 500 lbs color blue pickup in BG \$100.00 270-792-1539

Cedar Wood - Stovecut size: approximately 20 in. long x 19 in. diameter. Eleven pieces are priced at \$30. Call 270-784-4005.

Wheelchair
Includes sliding board, good condition, 350lb weight limit -pick up and BG, \$100.00 270-792-1539

Corner Cabinet, 4 shelves, 2 of which are adjustable- 74 inches tall, 34 inches wide, approximately 12 inches deep. Can send pictures. \$130 OBO. Call 270-784-4005.

Misc. Equipment & Supplies

HP Computer For Sale
Brand New still in box
Asking \$100. Call 270-535-0289

Miscellaneous For Sale

4 white resin stacking patio chairs - good condition. \$8 dollars. Call 270-843-9456 or 502-599-9413 evenings.

Adult walker with 2 front wheels and 2 back gliders. Good condition. \$12. Call 270-843-9456 or 502-599-9413 evenings.

Easy Spirit Shoes . NEW Size 7 1/2 Wide. Med Blue color. Travelstone Brand. \$40. Call 270-784-4920 (8 to 5) Pictures available.

Figurine- Little Girl Collecting Eggs w/ Chickens- Occupied Japan. 4 1/2 in. by 3in. wide. \$40 OBO. Pictures are available. Call 270-784-4920 (8 a.m. to 5 p.m.)

Made in Occupied Japan Cup & Saucer Victorian- cup 3" wide by 2 1/4" tall, saucer is 4 1/2" wide. \$40 OBO. Pictures are available. Call 270-784-4920 (8 a.m. to 5 p.m.)

40 piece Kaysons fine china set. White w/ a golden & gray/gold flower in the center. Includes 8 place settings, platter & serving pieces. \$50. Call 270-843-9456 or 502-599-9413 evenings.

Charming Occupied Japan figurine of a Victorian couple reading by a tree.\$60 OBO (or best offer); photos are available upon request. Call 270-784-4920 between 8:00 AM -5:00 PM.

Homedics bubblemate Foot Spa. Bubble massage with heat maintenance. Like New. \$20. Call 270-843-9456 or 502-599-9413 evenings.

Sporting Goods

100 Golf Balls, 25 Golf Tees. All for \$30. Balls found on golf course. Bridgestone, Taylor Made, Titleist, Pro V1, etc. Call 270-782-7715.

Want to Buy Merchandise

Ferguson's Fine Jewelry is looking to purchase unwanted or broken gold, silver, estate jewelry, sterling flatware, coins, Rolex watches, and other items of value. Located in Bowling Green at 5270 Scottsville RD. Schedule your private appointment by calling or texting (270)792-1505. Don't have anything to sell? That's ok! We also offer jewelry repair and sizing!

Employment

Job Opportunities

El Mazatlan 6 Inc., is hiring full-time Cooks in Bowling Green, KY 42104. Duties: prepare recipes, maintain kitchen sanitation, cook/grill food. Reports to KM. Send resume to mazmazabogado@gmail.com

Transportation

Motorcycles & ATV's

ATTENTION!

LOOKING TO BUY
4-wheelers, Utv's, side by sides, Lawnmowers, golf carts, trailers of all types,- farm tractors and more.
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Will come to you!

Public Notices

Public Notices

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



Public Notice
The following vehicle will be sold for a Mechanics Lien by Highway Towing & Repair LLC 195 Sutherland Dr, BG 270-392-5538

2005 JEEP GRAND VIN 1J4GR48KX5C696965-999
Owner: Rogers, Grace
Lienholder: B&L Auto Sales

Public Notice
The following vehicle will be sold for a Mechanics Lien by Highway Towing & Repair LLC 195 Sutherland Dr, BG 270-392-5538

2009 CHEVROLET IMPALA VIN 2G1WT57K091239371-998
Owner: Minor, James Thomas
Lienholder: Shelley Auto Sales

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Public Notices

Public Notice
The following vehicle will be sold for a Mechanics Lien by Vita Nova LLC
4662 Russellville Rd, BG, KY42101
270-495-8662

2019 Volvo Model #VNL64T860 VIN 4V4NB9EH4KN219458
Owner: Don Combs, CEC
Leasing
Lienholder: Vita Nova, LLC Nermin Omanovic.

2019 Volvo Model #VNL64T860 VIN 4V4NB9EH1KN219465
Owner: Don Combs, CEC
Leasing
Lienholder: Vita Nova, LLC Nermin Omanovic.

2019 Volvo Model #VNL64T860 VIN 4V4NB9EH5KN219467
Owner: Don Combs, CEC
Leasing
Lienholder: Vita Nova, LLC Nermin Omanovic.

Public Notices

The following vehicle shall be sold by Bluegrass Transmission, LLC to the highest bidder to pay the amounts owed. Written Bids must be submitted to Bluegrass Transmission, LLC on or before Sept. 11th 2026 at 1520 Campbell Lane, Bowling Green, KY 42104.

2016 Nissan Altima SR
Mileage: 74,993
VIN Number: 1N4AL3AP5GN391853

NOTICE OF INTENTION TO APPLY FOR AN ALCOHOLIC BEVERAGE LICENSE

Park Row Night Life Inc., 423 Park Row, Bowling Green, KY 42101, hereby declares intention to apply for a Quota Retail Drink License and a Quota Retail Malt Beverage Drink License no later than August 24, 2026. The business to be licensed will be located at 423 Park Row, Bowling Green, Kentucky 42101, doing business as Mama Tequila. The owner(s) are as follows: CEO Mayar Ghoul, of 379 Davids Way, La Vergne TN 37086; Any person, association, corporation, or body politic may protest the granting of the license by writing the Department of Alcoholic Beverage Control, 500 Mero Street, 2NE33, Frankfort, Kentucky, 40601-8400, within thirty (30)days (KRS 243.430) of the date of legal publication.

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