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 Buck Gas Logs, Radiant Heaters, Gas Ranges, Gas Water Heaters
 Now serving all of Powell, Lee, Estill, Madison counties and most
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Public Notice of Master Commissioner Sale

Excavating

COMMONWEALTH OF KENTUCKY
 ESTILL CIRCUIT COURT
 CIVIL ACTION NO. 25-CI-00144

KENTUCKY HOUSING CORPORATION

PLAINTIFF

VS.

JOCELYN C. WARNER, et al.

DEFENDANTS

NOTICE OF SALE

Pursuant to and in compliance with the Judgment and Order of Sale of the Estill Circuit Court, the Master Commissioner will offer for Sale at public outcry the following described property located in Estill County, Kentucky:

Property Address: 423 4th St., Ravenna, KY 40472
PVA Parcel No: 082-20-24-004.00

Said sale shall take place on the following date and at the following location:

THURSDAY, MARCH 5, 2026, at 10:00 a.m.
AT THE FRONT DOOR OF THE ESTILL COUNTY COURTHOUSE
130 MAIN STREET, IRVINE, KENTUCKY

Said property shall be sold to raise the amounts hereinafter set forth, together with interest and the costs of the action, and the following terms and conditions:

1. At the time of the 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. Said bond shall be for the unpaid purchase price and bear the interest rate of six percent (6%) 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 together with all accrued interest. 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 Plaintiffs are the purchasers 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 assessed by the county of Estill and State of Kentucky for the current year and all subsequent years. 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 Estill County 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 properties.

4. The risk of loss and the right of possession of the real estate and any improvements thereon shall pass to the purchaser upon confirmation of sale by the Estill Circuit Court.

FURTHER INFORMATION REGARDING THE PROPERTIES AND/OR SALES THEREOF CAN BE FOUND IN THE ESTILL CIRCUIT COURT CLERK'S OFFICE BY THE FILE NAME AND NUMBER FOR EACH SALE, THE ESTILL COUNTY PROPERTY VALUATION ADMINISTRATOR'S OFFICE, AND THE ESTILL COUNTY CLERK'S OFFICE. PROSPECTIVE BIDDERS ARE ADVISED AND ENCOURAGED TO REVIEW ANY AND ALL DOCUMENTS AVAILABLE AT THESE LOCATIONS FOR MORE DETAILS OF THE PROPERTIES OR SALE, AS THE MASTER COMMISSIONER HAS NO ADDITIONAL INFORMATION AND DOES NOT WARRANT TITLE TO THE PROPERTY TO BE SOLD. THE PROPERTY SALES, IF MORE THAN ONE IS SCHEDULED FOR A PARTICULAR DAY, WILL OCCUR SEQUENTIALLY AT THE APPOINTED HOUR.

This the 24th day of February, 2026.

/s/ Patrick E. O'Neill
 PATRICK E. O'NEILL
 MASTER COMMISSIONER
 ESTILL CIRCUIT COURT

NEWMAN EXCAVATING INC.

Gravel Hauling & Trucking

- Single Axle Truck & Tri-Axle Loads
 - 10 to 25 Ton Loads
 - 30 Years Experience
- 
- Call: Danny - 606-643-6118**
Jamie - 859-200-7465

Cemetery Mowing

CEMETERY MAINTENANCE

Turpin Cemetery Inc. at Winston is looking for someone to mow, weed eat and maintain the two plus acre cemetery from April 1, 2026 through October 31, 2026. This will be 2 mowings per month. Please send bids for the 2026 mowing season to:
PO Box 688, Irvine KY 40336

Portable Buildings



Call Carl Young at 859-771-5117

Free delivery - restrictions apply
 Monthly payments available

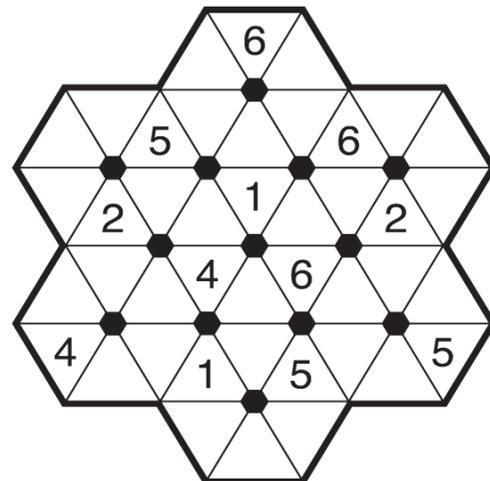
Garages, sheds, playhouses, chicken coops, dog kennels, greenhouses & more available.

King Features

SNOWFLAKES

by Japheth Light

There are 13 black hexagons in the puzzle. Place the numbers 1 - 6 around each of them. No number can be repeated in any partial hexagon shape along the border of the puzzle.



DIFFICULTY THIS WEEK: ◆

◆ Easy ◆◆ Medium ◆◆◆ Difficult