

# Classifieds

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## Public Notice of Master Commissioner Sale

COMMONWEALTH OF KENTUCKY  
ESTILL CIRCUIT COURT  
CIVIL ACTION NO. 24-CI-00089  
ELECTRONICALLY FILED

RICK FUGATE, et al. PLAINTIFFS

VS.

VICKIE STAMPER HALL, 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:

**PVA Map #121-00-00-018.00**

A small tract of land in Estill County, near Cob Hill, Ky. and better known as the Colis Gilispie place and bounded as follows: beginning at 3 black oaks on the ridge road, then with ridge road a N.E. course about 400 yds. to a B. oak, corner to Shelt Rogers, thence S. course with divide of ridge to Walter Shouse line; thence with dive of same ridge about 250 yds. to a set stone; thence a straight line a W. course to a chestnut marked; thence with the Colis Gilispie line to the beginning, at the 3 B. oaks;

Subject to the reservation in deed from Walter Shouse and wife to Marison Watson, dated March 6, 1919, and of record in Deed Book 46, Page 288 in Estill County Clerks Office.

BEING all of the same property conveyed to Ben Watson (a/k/a Benjamin Howard Watson), by deed dated April 15, 1924, and of record in Deed Book 57, Page 297, records of the Estill County Clerk's Office, Irvine, Kentucky.

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

**FRIDAY, MARCH 27, 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 (6.0%) 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 property.

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 PROPERTY AND/OR THE SALES THEREOF CAN BE FOUND IN THE ESTILL CIRCUIT COURT CLERK'S OFFICE BY THE FILE NAME AND NUMBER, 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 PROPERTY OR PROPERTIES OR SALE, AS THE MASTER COMMISSIONER HAS NO ADDITIONAL INFORMATION AND DOES NOT WARRANT TITLE TO THE PROPERTY TO BE SOLD.**

This the 16<sup>th</sup> day of March, 2026.

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

*Younger people,  
never compare a few  
years to a lifetime*



As I look outside, I think I will go fishing, but a look at the trees blowing in the wind, quickly changes my mind.

Then, stepping out to check the mail confirms my thoughts, no fishing today, the wind is strong enough to carry you into the next county.

I tell people this on almost a daily basis, when I was a young man, we had four seasons, summer, fall, winter, and spring. Now all four run together, and if you don't know what month it is, you would not know... wait, we are in the middle of winter.

When I hunted out west, the wind blew strong 24/7, with no let up, but until the last few years, I never saw wind like we have it today.

I can never remember it being seventy-eight degrees one day, then twenty-eight the next, but that seems to be the norm now days.

Of course, every day

when I tell people that I have never seen this kind of weather, without a pause, some thirty-year-old will say, "Oh, yes! Remember five years ago." I just think, "What about fifty years ago?"

I don't care what kind of story you tell, somebody can top it. Being a fishing tale, a hunting story, camping; it makes no difference, someone can top your story.

That is fine with me, it always gives me a reason to laugh, if only inside.

But I want the *Just Hunting* readers to remember this, I am on the back side of this journey we call life, and it takes a long lifespan to go beyond what I have lived through. And when I speak about things I have experienced, it just doesn't go back a few years, but a lifelong journey.

Please, younger people, never compare a few years to a lifetime.

## Fun Fact

Reese's Peanut Butter Cups are the **best-selling candy** in the U.S., with \$2.84 billion in sales, and stocked in 97% of grocery stores and 89% of convenience chain stores. Skittles follow with \$1.91 billion in sales, as do Hershey's Milk Chocolate Bars with \$1.76 billion. M&Ms, Starburst, Snickers, and Twizzlers also have high sales.

Source: [www.alibaba.com](http://www.alibaba.com)