

(606) 298-7570

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PUBLIC NOTICE

FOR SALE

FOR SALE: Beautiful 24.5 wooded acreage. Two (2) building sites with electric on property. Located at 6119 Pigeon Roost Rd., Pilgrim, Ky. Price: \$34,900. Call (952) 454-0711. 2-8pd

JOBS

OPENINGS FOR CERTIFIED POLICE OFFICERS:

The Martin County Sheriff's Office is accepting applications for certified police officers. Pay will depend on experience plus KLEFPF. Obatin more information and pick up an application at the Sheriff's Office, 42 East Main Street, Inez. 43rtc

FOR RENT

FOR RENT: Two (2) bedroom, two (2) bath trailer at Blackburn Trailer Park. For more information, call (606) 298-3139



(606) 874-0505
4840 South, US 23, Ivel

Best Deals On US 23!
29 NEW MODELS!
New Inventory Arriving!

Financing Available!
Now Offering Fleetwood Homes!



MODEL SHOWN NOT AVAILABLE UNDER \$60,000
www.luvhomesivelky.com

Riverside Flat Rents
Based on 2026 FMR

Size	2025 Current Flat Rent	2026 Proposed Flat Rent 10% Increase	2026 Based on 80% fmr 1-1-25	UA Effective 1-1-26	2026 HUD FMR
2 br	619	681	377	316	866
3 br	747	822	443	422	1081
4 br	839	923	441	526	1209

2025 Minimum Rent
\$50.00 6,7b

SECTION 00010
ADVERTISEMENT FOR BIDS

RE-BID ONLY!!

BID PACKAGES #3 – GENERAL TRADES
BID PACKAGE #5 – STEEL
BID PACKAGE #7 – DRYWALL/CEILINGS
BID PACKAGE #21 – COMBINATION (any combination of these 3 packages)

MARTIN COUNTY BOARD OF EDUCATION (OWNER) will receive proposals through Codell Construction Company (CONSTRUCTION MANAGER) to furnish all labor and materials to complete the BG #25-243 NEW MARTIN COUNTY ELEMENTARY SCHOOL – REBID OF BID PACKAGES #3 – GENERAL TRADES, BID PACKAGE #5 – STEEL AND BID PACKAGE #7 – DRYWALL/CEILINGS AND BID PACKAGR #21 (any combination of these 3 packages) located at 137 HOLLYBUSH ROAD, INEZ, KY 41224. Work is to be performed in accordance with plans, specifications, and addenda prepared by ROSS TARRANT ARCHITECTS (ARCHITECT & CIVIL ENGINEER), CMTA INC. (M/E ENGINEER), and STRUCTURAL DESIGN GROUP, INC. (STRUCTURAL ENGINEER).

The Owner reserves the right to reject any or all bids and to waive all informalities and/or technicalities where the best interest of the Owner can be served. Bid opening will be public, and contracts and direct purchase orders will be with the Owner.

Bids will be due by FEBRUARY 19, 2026 at 2:00 PM EST, and will be opened MARTIN COUNTY BOARD OF EDUCATION, 7900 HIGHWAY 645, INEZ, KY 41224. Each bid must be accompanied by a 5% Bid Bond. The bid will be submitted in duplicate on copies of the Form of Proposal located in the Volume One Project Manual Bidding and Contract Documents. Both copies of the Form of Proposal and Bid Bond shall be placed in a manila envelope and have the Project Name and Proposed Bid Package number affixed. No Bidder may withdraw a bid submitted for a period of sixty (60) days after the date set for the opening of bids.

If a bidder wishes to mail a bid, it should be mailed to: MARTIN COUNTY BOARD OF EDUCATION, 7900 HIGHWAY 645, INEZ, KY 41224, ATTENTION: MR. LARRY JAMES, SUPERINTENDENT. If bid is mailed, it must be received prior to February 19, 2026 at 2:00 PM EST. Electronic bids will **NOT** be allowed.

Questions should be directed to the Construction Manager and the Architect.

Kenny Davis
Codell Construction Company
4475 Rockwell Road
Winchester, KY 40391
(859) 744-2222
(606) 794-6217
kdavis@codellconstruction.com

Emily Wolfe
Ross Tarrant Architects
101 Old LaFayette Avenue
Lexington, KY 40502
(859) 254-4018
ewolfe@rosstarrant.com

An electronic copy of the complete set of Drawings, Specifications, and the Project Manual are available at no cost from Lynn Imaging. If bidder desires hard copy of Drawings and Specifications, bidder will be responsible for paying the printing cost.

Bid documents will be on file at:

- Builder's Exchange, Inc., 7250 Poe Avenue, Dayton, OH 45414
- Dodge Construction Central, 300 American Metro Blvd. Suite 185, Hamilton, NJ 08619
- The Blue Book Building & Construction Network, 800 E. Main Street, Jefferson Valley, NY 10535
- Builders Exchange, 961 Beasley Street, Suite 240, Lexington, KY 40509
- Builders Exchange, 2300 Meadow Drive, Louisville, KY 40218
- Builders Exchange of Tennessee, 300 Clark Street, Knoxville, TN 37921
- AGC of Kentucky, 120 W. State Street, Frankfort, KY 40601
- AGC of Western Kentucky, 2201 McCracken Blvd, Paducah, KY 42001-9655
- Construct Connect, 3825 Edwards Road, Suite 800, Cincinnati, OH 45209

The Project Schedule has been issued via addendum #3. The contract will include liquidated damages assessed at \$1,000.00/day if the completion date is not met. **Successful Bidders are required to furnish a 100% Performance and Labor and Material Payment Bond for this Project.**

The following bids are requested:

BID PACKAGE 3 – GENERAL TRADES
BID PACKAGE 5 – STEEL
BID PACKAGE 7 – DRYWALL AND CEILINGS
BID PACKAGE 21 – COMBINATION PACKAGE (any combination of these 3 packages)

PUBLIC NOTICE

COMMONWEALTH OF KENTUCKY
24TH JUDICIAL CIRCUIT – FILED ELECTRONICALLY
MARTIN CIRCUIT COURT
CASE NO. 25-CI-032

BANK OF MINGO, INC., NKA GUARANTY BANK, INC.
PLAINTIFF

VS:
NOTICE OF SALE

RESCHEDULED SALE
DUE TO INCLEMENT WEATHER

ESTATE OF GARY T. HUNT;
BETTY HUNT;
UNKNOWN SPOUSE OF BETTY HUNT; THOMASINA CRISSMAN; UNKNOWN SPOUSE OF THOMASINA CRISSMAN; MIDLAND FUNDING, LLC; CAPITAL ONE BANK (USA), N.A. F/K/A CAPITAL ONE BANK; and MARTIN COUNTY, KENTUC KY
DEFENDANTS

Due to inclement weather, the sale previously scheduled for January 27, 2026 was cancelled. By virtue of a Judgment and Order of Sale of the Martin Circuit Court entered the 18th day of December, 2025, in the above cause, for the sum of \$50,823.28, with interest thereon, plus additional sums and costs, please be advised that I shall proceed to offer for sale at the new county government building, inside the front door atrium, located at 42 E. Main Street, Inez, Martin County, Kentucky, to the highest and best bidder on February 17, 2026 at 10:00 o'clock a.m., upon the terms set forth below, the following property, to wit:

Owner: Gary Hunt
Address: Hog Pen Hollow, Rt. 2032, Inez, KY 41224
PVA Map No.: 046-00-00-044.01
2002 Clayton 28X64 mobile home, VIN#CAP011935TNAB

The successful bidder shall either pay cash or make a deposit of ten (10%) percent of the purchase price with the balance on a credit of thirty (30) days, in which event the successful bidder shall be required to execute bond with good surety thereon. Said bond shall be for the unpaid purchase price and bear interest at the rate of 12% per annum from the date of sale until paid. Said bond shall have the force and effect of a Judgment for which execution may issue, and a lien shall be retained upon the above-described real estate as additional surety.

The purchaser shall be required to assume and pay all taxes or assessments upon the property for the current tax year and subsequent years. All taxes or assessments upon the property for prior years shall be paid from the sale proceeds if properly claimed in writing and filed of record by the purchaser prior to the payment of the purchase price.

The property described above is sold subject to any easements, restrictions, defects, liens or encumbrances of record in the Martin County Court Clerk's Office and such rights of redemption as may exist in favor of the United States of America and/or the record owners thereof.

This 27th day of January, 2026.

BRIAN CUMBO
MASTER COMMISSIONER
Martin Circuit Court
P. O. Box 1844
Inez, Kentucky 41224
Telephone: 606-298-0428
Facsimile: 606-298-0316
Email: cumbolaw@cumbolaw.com 5,6

PUBLIC NOTICE

COMMONWEALTH OF KENTUCKY
24TH JUDICIAL CIRCUIT – FILED ELECTRONICALLY
MARTIN CIRCUIT COURT
CASE NO. 25-CI-100

KENTUCKY HOUSING CORPORATION
PLAINTIFF

VS:
NOTICE OF SALE

WILLIAM HUNTER JACKSON and HAYLEE JACKSON
DEFENDANTS

By virtue of a Judgment and Order of Sale of the Martin Circuit Court entered the 16th day of January, 2026 in the above cause, for the sum of \$107,894.23, with interest thereon, plus additional sums and costs; please be advised that I shall proceed to offer for sale at the new county government building, inside the front door atrium, located at 42 E. Main Street, Inez, Martin County, Kentucky, to the highest and best bidder on February 17, 2026 at 10:00 o'clock a.m., upon the terms set forth below, the following property, to wit:

Owner: William Hunter Jackson & Haylee Jackson
Address: 214 Blackberry Road, Debord, KY 41214
PVA Map No.: 020-00-00-091.00

The successful bidder shall either pay cash or make a deposit of

ten (10%) percent of the purchase price with the balance on a credit of thirty (30) days, in which event the successful bidder shall be required to execute bond with good surety thereon. Said bond shall be for the unpaid purchase price and bear interest at the rate of 12% per annum from the date of sale until paid. Said bond shall have the force and effect of a Judgment for which execution may issue, and a lien shall be retained upon the above-described real estate as additional surety.

The purchaser shall be required to assume and pay all taxes or assessments upon the property for the current tax year and subsequent years. All taxes or assessments upon the property for prior years shall be paid from the sale proceeds if properly claimed in writing and filed of record by the purchaser prior to the payment of the purchase price.

The property described above is sold subject to any easements, restrictions, defects, liens or encumbrances of record in the Martin County Court Clerk's Office and such rights of redemption as may exist in favor of the United States of America and/or the record owners thereof.

This 27th day of January, 2026.

BRIAN CUMBO
MASTER COMMISSIONER
Martin Circuit Court
P. O. Box 1844
Inez, Kentucky 41224
Telephone: 606-298-0428
Facsimile: 606-298-0316
Email: cumbolaw@cumbolaw.com 5,6b

PUBLIC NOTICE

COMMONWEALTH OF KENTUCKY
24TH JUDICIAL CIRCUIT – FILED ELECTRONICALLY
MARTIN CIRCUIT COURT
CASE NO. 25-CI-181

WELLS FARGO BANK, NATIONAL ASSOCIATION AS TRUSTEE FOR STRUCTURED ASSET SECURITIES CORPORATION, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-OPT1
PLAINTIFF

VS:
NOTICE OF SALE

JOHN WEBB; ANDREA WEBB; and COMMONWEALTH OF KENTUCKY, DIVISION OF UNEMPLOYMENT INSURANCE
DEFENDANTS

By virtue of a Judgment and Order of Sale of the Martin Circuit Court entered the 16th day of January, 2026 in the above cause, for the sum of \$82,329.83, with interest thereon, plus additional sums and costs; please be advised that I shall proceed to offer for sale at the new county government building, inside the front door atrium, located at 42 E. Main Street, Inez, Martin County, Kentucky, to the highest and best bidder on February 17, 2026 at 10:00 o'clock a.m., upon the terms set forth below, the following property, to wit:

Owner: John Webb
Address: 37 Walnut Street, Lovely, KY 41231
PVA Map No.: 053-03-05-004.00

The successful bidder shall either pay cash or make a deposit of ten (10%) percent of the purchase price with the balance on a credit of thirty (30) days, in which event the successful bidder shall be required to execute bond with good surety thereon. Said bond shall be for the unpaid purchase price and bear interest at the rate of 12% per annum from the date of sale until paid. Said bond shall have the force and effect of a Judgment for which execution may issue, and a lien shall be retained upon the above-described real estate as additional surety.

The purchaser shall be required to assume and pay all taxes or assessments upon the property for the current tax year and subsequent years. All taxes or assessments upon the property for prior years shall be paid from the sale proceeds if properly claimed in writing and filed of record by the purchaser prior to the payment of the purchase price.

The property described above is sold subject to any easements, restrictions, defects, liens or encumbrances of record in the Martin County Court Clerk's Office and such rights of redemption as may exist in favor of the United States of America and/or the record owners thereof.

This 27th day of January, 2026.

BRIAN CUMBO
MASTER COMMISSIONER
Martin Circuit Court
P. O. Box 1844
Inez, Kentucky 41224
Telephone: 606-298-0428
Facsimile: 606-298-0316
Email: cumbolaw@cumbolaw.com 5,6b

Mountain Citizen

606-298-7570