

LEGALS LEGALS LEGALS LEGALS LEGALS LEGALS LEGALS LEGALS LEGALS

contained herein. This the 27th day of April 2026.
Stephen L. Hogg
Master Commissioner
P.O. Box 734
Pikeville, KY 41501
pikemaster commissioner@gmail.com

AMENDED NOTICE OF SALE COMMON-WEALTH OF KENTUCKY PIKE CIRCUIT COURT DIVISION - II ACTION NO.: 25-CI-00716
 Community Trust Bank Inc. PLAINTIFF VS. Cecil Howell, Patsy Howell, UNIFUND CCR, LLC DEFENDANTS
 By virtue of Judgment and Order for Sale, of the Pike Circuit Court, entered March 16, 2026, I shall proceed to offer for sale, at the door of the Pike County Courthouse, at Pikeville, Pike County, Kentucky, to the highest bidder at public auction on Wednesday, May 27, 2026, at the hour of 9:00 a.m., or thereabout, on the following terms: at the time of sale, the successful bidder(s) shall pay cash or make a deposit of 10%, with the balance payable within 30 days, except that the deposit shall be waived if the first lien holder is the successful bidder; any other purchaser who does not pay cash in full, shall be re-

quired to execute a bond, to secure the unpaid balance of the purchase price, in accordance with KRS 426.705 the bond shall bear interest at the rate the judgment bears from the date of the sale until paid, and shall have the same force and effect as a Judgment and shall remain and be a lien on the property until paid; the successful bidder(s) shall have the privilege of paying all of the balance of the purchase price prior to the expiration of the thirty (30) day period, the following described real estate along which is being sold for enforcement of liens in the amount of \$69,037.53 plus interest at a rate of 10.75000% from August 1, 2025 on Count I and \$81,753.55 plus interest at a rate of 6.75000% from August 1, 2025 on Count II, together with fees and cost, owed to Plaintiff, by Defendants, Cecil Howell and Patsy Howell, said real estate being located in Pike County, Kentucky, and in accordance with Master Commissioner Administrative Procedures Part IV, is described as follows:
 The real property address is 3195 Island Creek Road, Pikeville, KY 41501.
 A certain tract of property lying in Pike County, Kentucky, on Island Creek being

more particularly described as follows:
 Beginning at the back right hand corner fence post of the cemetery, thence running along the hillside, down Island Creek, 195 feet; thence right handed, and running perpendicular to the first line, 100 feet; thence, right handed, and running perpendicular to the second line, and parallel to the first line, 195 feet; thence right handed to the point of the beginning.
 There is also conveyed herewith an easement of access across the lands of the grantor, which easement shall be 20 feet in width and shall run parallel to the right side of the hollow, (ascending) from Island Creek Road to the property conveyed herein.
 This easement shall be used for all normal and legitimate purposes of access for residential purposes. The construction, maintenance and upkeep of any driveways build across and along said easement shall be the sole responsibility of the grantee herein.
 This being a part of the same property conveyed to party of the first part by deed dated December 17, 1966, and recorded at Deed Book 477, page 316, Pike County Clerks Office.
 By fee simple deed from Newberry Howell and Pearl Howell, his

wife as set forth in Deed Book 684, Page 718 dated 11/16/1993 and recorded 11/29/1993, Pike County Records, Commonwealth of Kentucky.
 and The real property address is 3235 & 3195 Island Creek Road, Pikeville, KY 41501.
 Tract No. I One tract of land lying in Pike County, Kentucky, on Island Creek, a tributary of Big Sandy River, described as follows, to-wit: (right hand fork): Bounded on the lower end by the lands of G.C. Ratliff and Ioma Ratliff, his wife, and on the upper end by land of G.C. Ratliff and Ioma Ratliff, which was formerly owned by John A. Sword and on opposite side of Island Creek by Harry Damron.
 Tract No. II One tract of land lying in Pike County, Kentucky, on right hand fork of Island Creek, described as follows, to-wit: Beginning at a stone at the creek line of tract of land owned by Lydia Sword at a point where a mulberry corner formerly stood, thence running with her line to a marked stone on top of the point, thence leaving the top of the point and down with the line of the tract laid off to John H. Sword to a beech at the back of bottom, thence across the bottom to a mul-

berry at the creek, thence across the creek and with the line of Harry Damron to a white oak, thence around the hill to the line of Allard McCown and with his line to the top of the point to a big rock, thence down the point with the line of Logan Damron, and continuing down the point with line of Lydia Sword and continuing with her line to the beginning.
 Tract No. III One tract of land lying in Pike County, Kentucky, on right hand of Island Creek, described as follows, to-wit: Lying on the right hand side of Island Creek on the line of the point of land laid off to Dan Sword and up the hill with the line of Dan Sword tract to a stone on top of the point, thence leaving the top of the point and down the hill with the line of Enos Sword to the creek, and with the creek down to the beginning, so as to include all land of to John H. Sword.
 Tract No. IV One tract of land lying on Island Creek, a tributary of Big Sandy River, described as follows, to-wit: Beginning on a hickory on top of hill back of the house, thence down the hill to a white oak, thence

down the point to a hickory on a cliff, thence to the left down to a white oak tree, thence down to a sourwood, thence to the bottom to a beech; thence up the hill another beech; thence up the hill to a sourwood on top of the hill; thence a straight line to Rebecca Johnsons line; thence with Rebecca Johnsons line to the beginning.
 Less and except the lands conveyed by Deed Book 551, page 578.
 Less and except the lands conveyed by Deed Book 562, page 335.
 Less and except the lands conveyed by Deed Book 684, page 718.
 This being the same property conveyed to Cecil Howell, by probate from the Estate of Pearl Howell, deceased, dated 12/23/1998 and recorded on 12/30/1998 in Will Book HH, Page 351, in the Pike County Records Office.
 The purchaser at the commissioner's sale shall take real estate free and clear of the claims of the parties to this action but it shall be sold subject to: Easements, restrictions, stipulations, any matters disclosed by an accurate survey or inspection of the property; any right of redemption; and any assessments for public improvements levied against the property.
 Bidders will have to comply promptly with these terms.
 Any announcements made by the Master Commissioner on date of sale shall take precedence over printed matter contained herein.
 This the 21st day of April 2026.

Stephen L. Hogg
Master Commissioner
P.O. Box 734
Pikeville, KY 41501
pikemaster commissioner@gmail.com

ADVERTISE- MENT FOR BIDS
 THE PIKE COUNTY FISCAL COURT IS ACCEPTING SEALED BIDS FOR THE PURCHASE OF THE FOLLOWING:
BITUMINOUS HOT MIX HARDWARE ITEMS & SMALL TOOLS
OFF-ROAD DIESEL ON-ROAD DIESEL OFFICE SUPPLIES CONCRETE

DRILLED STEEL RETAINER IN PLACE SCRAP TIRE DISPOSAL INMATE FOOD SERVICES INMATE COMMISSARY SERVICES
BIDS WILL BE ACCEPTED UNTIL 2:00 P. M., LOCAL TIME, MAY 28, 2026. THE METHOD OF AWARD WILL BE THE LOWEST BID, LOWEST EVALUATED BID OR HIGHEST PERCENTAGE OF DISCOUNT FROM LIST PRICE.
SPECIFICATIONS AND BID FORMS MAY BE OBTAINED MONDAY THROUGH FRIDAY FROM 8:00 A.M. TO 4:30 P.M., LOCAL TIME FROM GREG FANNIN, PURCHASING DIRECTOR, PIKE COUNTY COURTHOUSE, 146 MAIN STREET, PIKEVILLE, KENTUCKY, OR BY CALLING (606) 432-6398. BID FORMS MUST BE RETURNED TO LISA LITTLE, FISCAL COURT CLERK OF THE PIKE COUNTY FISCAL COURT, 146 MAIN STREET, PIKEVILLE, KY 41501.
THE BID OPENING WILL BE MAY 28, 2026, AT 2:00 P. M., LOCAL TIME IN THE COURTROOM, LOCATED ON THE 2ND FLOOR OF THE PIKE COUNTY COURTHOUSE, 146 MAIN STREET, PIKEVILLE, KY (UNLESS OTHERWISE POSTED).
COUNTY BID FORMS MUST BE USED TO SUBMIT BIDS
RAY S. JONES II
PIKE COUNTY JUDGE-EXECUTIVE

PUBLIC HEARING NOTICE JOINT PLANNING COMMISSION OF PIKEVILLE, PIKE COUNTY, AND ELKHORN CITY
 Notice is hereby given that the Pikeville-Pike County-Elkhorn City Joint Planning Commission will conduct a public hearing on Thursday, May 21, 2026, at 5:00 p.m. The purpose of this hearing is to consider proposed amendments to the City of Pikeville Zoning Ordinances, including proposed updates to zoning district regulations, permitted uses, residential compatibility standards, accessory dwelling unit regulations, home occupation regulations, and the official zoning map.
 The meeting will be held at: Pikeville City Commission Meeting Room 243 Main Street Pikeville, Ky 41501.
 All interested parties and citizens are invited to attend and will be given the opportunity to be heard regarding the proposed amendment. Copies of the proposed changes are available for public inspection during regular business hours at the City of Pikeville administration offices and online at <https://pikevilleky.gov/zoning2026/>.
 By order of the

PUBLIC NOTICE
 Notice is hereby given that Mountain Water District, has filed an application with the Energy and Environment Cabinet to install water lines across Buckley Creek, along U.S. 119. Any comments or objections shall be submitted via email to: Floodplain@ky.gov and must be received by June 12th, 2026. Kentucky Division of Water, Floodplain Management Section, 300 Sower Blvd. Frankfort, KY 40601. Call 502-564-3410 with questions.

PUBLIC NOTICE
 Notice is hereby given that Tom Wright Construction, 108 Mulberry Lane, Pikeville, KY 41501, has filed an application with the Energy and Environment Cabinet to construct a concrete wall. The property is located at 9318 US Hwy 23S. Approx. 1.3 miles from Intersection of US 23 and KY Hwy 1469 on Caney Creek.
 Any comments or objections shall be directed to: Kentucky Division of Water, Floodplain Management Section, 300 Sower Boulevard, Frankfort, Ky. 40601, phone (502) 564-3410.

Section 106 Public Notice
 East Kentucky Network, LLC dba Appalachian Wireless is proposing to construct a telecommunications tower located at 224 Appalachian Plaza, South Williamson, Pike County, KY 41503 Parcel ID: 154-00-00-179.00 at Latitude N37° 40' 7.08", Longitude W82° 16' 33.17". The tower is proposed to be a Monopole design and 40 feet tall. East Kentucky Network seeks comments from all interested persons on the impact of the tower on any districts, sites, buildings, structures, or objects significant in American history, architecture, archaeology, engineering, or culture, that are listed or eligible for listing in the National Register of Historic Places. Specific information about the project, including the historic preservation reviews that East Kentucky Network is conducting pursuant to the rules of the Federal Communications Commission (47 C.F.R. Sections 1.1307(4)) and the Advisory Council on Historic Preservation (36 C.F.R. Part 800) will be made available to interested persons who request the information from the contact below. All questions, comments, and correspondence should be directed to Julia Klima at [DynamicEnvironmental.com](mailto:DynamicEnvironmentalAssociates, Inc., 3850 Lake Street, Suite C, Macon, GA 31204, 877-968-4787, Sec106@DynamicEnvironmental.com) within 30 days from the date of this publication. Re: 22604060



Join us this summer in the great outdoors!

Serve as an AmeriCorps Volunteer at one of our beautiful camps in Eastern Kentucky, where you will make a lifetime of impact on youth in the region. Room and board, stipend, travel reimbursement, and educational award available.

Camp counselors and *nurses needed!

* (LPN, RNS, and Paramedics)

SCAN QR CODE TO APPLY!

Quitting smoking was hard. Screening for lung cancer is easy.

If you smoked, you may still be at risk, but early detection could save your life.

Get [SavedByTheScan.org](https://www.savedbythescan.org)

American Lung Association