

LEGAL

COMMONWEALTH OF KENTUCKY
BULLITT CIRCUIT COURT
DIVISION I
CIVIL ACTION NO. 24-CI-01142

MidFirst Bank PLAINTIFF
v. **NOTICE OF SALE**
Joel Sims, *et al.* DEFENDANT(S)

*** **

***** PLEASE CALL THE OFFICE OF THE MASTER COMMISSIONER AT 502-496-6996 TO RECEIVE BONDING INSTRUCTIONS PRIOR TO THE SALE. ARRIVE EARLY TO ENSURE YOU ARE COMPLIANT WITH SURETY BOND REQUIREMENTS AND TO SIGN IN. *****

Pursuant to the terms of a judgment rendered in the above case, the undersigned will on Tuesday, the 28th day of July 2026 at 9:00 a.m. sell at public auction, to the highest bidder. The following real property located at 190 Beechwood Lane, Mount Washington, Bullitt County, Kentucky 40047 (PVA parcel identification number of the property is # 077-W00-01-039)

The sale shall occur at the Bullitt County Courthouse, Fiscal Courtroom located at 300 South Buckman Street, Shepherdsville, Kentucky.

That the Plaintiff shall recover from the Defendant(s) the sum of \$157,528.97 with interest at the rate of 6.99% per annum from the 1st day of April 2024 until paid, plus its costs and fees therein expended.

That in order to secure payment of the above sums, I will sell at public auction to the highest and best bidder the above-described real estate, terms to be 10% down at the time of bid with the balance due in 30 days, bearing interest at the rate of 6.99% per annum until paid. Successful purchaser(s) shall be required to secure insurance with a loss payable clause in favor of the Master Commissioner or the Plaintiff.

The purchaser shall take the property free and clear of all liens and encumbrances except:

- All state, county, and school taxes for the year 2026 and thereafter for which the purchaser shall take no credit.
- Easements, restrictions, and stipulations of record and agreements of record.
- All matters disclosed by an accurate survey or inspection of the property.
- Zoning regulations of Bullitt County Planning and Zoning Commission.
- Assessment for public improvements assessed against the property.

For further information, see report on file in the Bullitt Circuit Clerk's Office.

Hayden Sweat
Master Commissioner, Bullitt Circuit Court
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LEGAL

COMMONWEALTH OF KENTUCKY
BULLITT CIRCUIT COURT
DIVISION I
CIVIL ACTION NO. 25-CI-00767

Deutsche Bank National Trust Company, as Trustee for ResMAE Asset-Backed Pass-Through Certificates, Series 2006-1 PLAINTIFF
v. **NOTICE OF SALE**
Karen S. Lucas, AKA Karen S. Lucas, *et al.* DEFENDANT(S)

*** **

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Pursuant to the terms of a judgment rendered in the above case, the undersigned will on Tuesday, the 28th day of July 2026 at 9:00 a.m. sell at public auction, to the highest bidder. The following real property located at 208 Overlook Road, Louisville, Bullitt County, Kentucky 40229 (PVA parcel identification number of the property is # 043-S00-13-027)

The sale shall occur at the Bullitt County Courthouse, Fiscal Courtroom located at 300 South Buckman Street, Shepherdsville, Kentucky.

That the Plaintiff shall recover from the Defendant(s) the sum of \$61,190.20 with interest at the rate of 3.625% per annum from the 18th day of February 2022 until paid, plus its costs and fees therein expended.

That in order to secure payment of the above sums, I will sell at public auction to the highest and best bidder the above-described real estate, terms to be 10% down at the time of bid with the balance due in 30 days, bearing interest at the rate of 3.625% per annum until paid. Successful purchaser(s) shall be required to secure insurance with a loss payable clause in favor of the Master Commissioner or the Plaintiff.

The purchaser shall take the property free and clear of all liens and encumbrances except:

- All state, county, and school taxes for the year 2026 and thereafter for which the purchaser shall take no credit.
- Easements, restrictions, and stipulations of record and agreements of record.
- All matters disclosed by an accurate survey or inspection of the property.
- Zoning regulations of Bullitt County Planning and Zoning Commission.
- Assessment for public improvements assessed against the property.

For further information, see report on file in the Bullitt Circuit Clerk's Office.

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LEGAL

COMMONWEALTH OF KENTUCKY
BULLITT CIRCUIT COURT
DIVISION I
CIVIL ACTION NO. 25-CI-00903

Newrez LLC d/b/a Shellpoint Mortgage Servicing PLAINTIFF
v. **NOTICE OF SALE**
Kaydrian Badgett, *et al.* DEFENDANT(S)

*** **

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Pursuant to the terms of a judgment rendered in the above case, the undersigned will on Tuesday, the 28th day of July 2026 at 9:00 a.m. sell at public auction, to the highest bidder. The following real property located at 295 Fairwood Way, Shepherdsville, Bullitt County, Kentucky 40165 (PVA parcel identification number of the property is # 052-SE0-12-001E) **he sale shall occur at the Bullitt County Courthouse, Fiscal Courtroom located at 300 South Buckman Street, Shepherdsville, Kentucky.**

That the Plaintiff shall recover from the Defendant(s) the sum of \$260,517.61 with interest at the rate of 2.875% per annum from the 1st day of November 2024 until paid, plus its costs and fees therein expended.

That in order to secure payment of the above sums, I will sell at public auction to the highest and best bidder the above-described real estate, terms to be 10% down at the time of bid with the balance due in 30 days, bearing interest at the rate of 2.875% per annum until paid. Successful purchaser(s) shall be required to secure insurance with a loss payable clause in favor of the Master Commissioner or the Plaintiff.

The purchaser shall take the property free and clear of all liens and encumbrances except:

- All state, county, and school taxes for the year 2026 and thereafter for which the purchaser shall take no credit.
- Easements, restrictions, and stipulations of record and agreements of record.
- All matters disclosed by an accurate survey or inspection of the property.
- Zoning regulations of Bullitt County Planning and Zoning Commission.
- Assessment for public improvements assessed against the property.

For further information, see report on file in the Bullitt Circuit Clerk's Office.

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COMMONWEALTH OF KENTUCKY
BULLITT CIRCUIT COURT
DIVISION I
CIVIL ACTION NO. 25-CI-00959

Tax Brake KY, LLC PLAINTIFF
v. **NOTICE OF SALE**
Brian Settles, *et al.* DEFENDANT(S)

*** **

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Pursuant to the terms of a judgment rendered in the above case, the undersigned will on Tuesday, the 28th day of July 2026 at 9:00 a.m. sell at public auction, to the highest bidder. The following real property located at 160 Deliahs Way, Shepherdsville, Bullitt County, Kentucky 40165 (PVA parcel identification number of the property is # 028-NW0-04-005)

The sale shall occur at the Bullitt County Courthouse, Fiscal Courtroom located at 300 South Buckman Street, Shepherdsville, Kentucky.

That the Plaintiff shall recover from the Defendant(s) the sum of \$4,439.93 with interest on the principle Tax Bill from date of judgment until paid, plus its costs and fees therein expended.

That in order to secure payment of the above sums, I will sell at public auction to the highest and best bidder the above-described real estate, terms to be 10% down at the time of bid with the balance due in 30 days, bearing interest at the rate of 12% per annum until paid. Successful purchaser(s) shall be required to secure insurance with a loss payable clause in favor of the Master Commissioner or the Plaintiff.

The purchaser shall take the property free and clear of all liens and encumbrances except:

- All state, county, and school taxes for the year 2026 and thereafter for which the purchaser shall take no credit.
- Easements, restrictions, and stipulations of record and agreements of record.
- All matters disclosed by an accurate survey or inspection of the property.
- Zoning regulations of Bullitt County Planning and Zoning Commission.
- Assessment for public improvements assessed against the property.

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LEGAL

COMMONWEALTH OF KENTUCKY
BULLITT CIRCUIT COURT
DIVISION I
CIVIL ACTION NO. 26-CI-00476

Newrez LLC PLAINTIFF
v. **NOTICE OF SALE**
Sherry Lavon Hamilton, *et al.* DEFENDANT(S)

*** **

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Pursuant to the terms of a judgment rendered in the above case, the undersigned will on Tuesday, the 28th day of July 2026 at 9:00 a.m. sell at public auction, to the highest bidder. The following real property located at 11198 South Preston Highway, Lebanon Junction, Bullitt County, Kentucky 40150 (PVA parcel identification number of the property is # 041-W00-04-011)

The sale shall occur at the Bullitt County Courthouse, Fiscal Courtroom located at 300 South Buckman Street, Shepherdsville, Kentucky.

That the Plaintiff shall recover from the Defendant(s) the sum of \$154,550.53 with interest at the rate of 3.625% per annum from the 1st day of July 2025 until paid, plus its costs and fees therein expended.

That in order to secure payment of the above sums, I will sell at public auction to the highest and best bidder the above-described real estate, terms to be 10% down at the time of bid with the balance due in 30 days, bearing interest at the rate of 3.625% per annum until paid. Successful purchaser(s) shall be required to secure insurance with a loss payable clause in favor of the Master Commissioner or the Plaintiff.

The purchaser shall take the property free and clear of all liens and encumbrances except:

- All state, county, and school taxes for the year 2026 and thereafter for which the purchaser shall take no credit.
- Easements, restrictions, and stipulations of record and agreements of record.
- All matters disclosed by an accurate survey or inspection of the property.
- Zoning regulations of Bullitt County Planning and Zoning Commission.
- Assessment for public improvements assessed against the property.

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LEGAL

COMMONWEALTH OF KENTUCKY
BULLITT CIRCUIT COURT
DIVISION I
CIVIL ACTION NO. 24-CI-00502

Bluestone Holdings, LLC PLAINTIFF
Jetstream Holdings, LLC CROSS-PLAINTIFF
v. **NOTICE OF SALE**
Tammy D. Rutledge, *et al.* DEFENDANT(S)

*** **

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Pursuant to the terms of a judgment rendered in the above case, the undersigned will on Tuesday, the 28th day of July 2026 at 9:00 a.m. sell at public auction, to the highest bidder. The following real property located at 161 Apollo Drive, Mount Washington, Bullitt County, Kentucky 40047 (PVA parcel identification number of the property is # 077-NW0-12-024)

The sale shall occur at the Bullitt County Courthouse, Fiscal Courtroom located at 300 South Buckman Street, Shepherdsville, Kentucky.

That the Plaintiff shall recover from the Defendant(s) the amount of \$2,652.11 plus accrued statutory simple interest thereon at the rate of 12% per annum from the date of issuance of the certificate of delinquency until date of judgment then 6% per annum thereafter from date of judgment until paid, plus its costs and fees therein expended.

That in order to secure payment of the above sums, I will sell at public auction to the highest and best bidder the above-described real estate, terms to be 10% down at the time of bid with the balance due in 30 days, bearing interest at the rate of 6% per annum until paid. Successful purchaser(s) shall be required to secure insurance with a loss payable clause in favor of the Master Commissioner or the Plaintiff.

The purchaser shall take the property free and clear of all liens and encumbrances except:

- All state, county, and school taxes for the year 2026 and thereafter for which the purchaser shall take no credit.
- Easements, restrictions, and stipulations of record and agreements of record.
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