

CLASSIFIED ADS

RATE: 50¢ Per Word

\$5 Minimum

MUST BE PAID IN ADVANCE

LICKING RIVER VIEWS — Mobile homes/houses/storage units for rent. Call 743-9993 or 606-495-5821.

TF

STORAGE UNITS — Call 743-9993, 495-5821 or 349-6811.

TF

WOULD LIKE TO PURCHASE — 1934 Morgan County License Plate. Call 859-749-4225.

TF

Little Classifieds Get BIG Results!

FOR RENT — Two and three room mobile homes. Call 791-8620.

TF

ROOSEVELT’S HEATING AND COOLING — Martha, Ky. 606-652-4972

TF

DAY’S MOWING — Mowing weedeating, landscaping and lolt cleaning. Free estimates. Call 606-522-3789.

1t

need a new septic system or one repaired, call Ray Fallen at 606-495-2442 or 606-743-3596.

2t

Little Classifieds Reap BIG Results!

CLASSIFIED AD ORDER BLANK

50¢ PER WORD \$4.00 MINIMUM

3-COUNTY AD COVERAGE IN THE LICKING VALLEY COURIER (MORGAN CO.) WOLFE COUNTY NEWS AND ELLIOTT COUNTY NEWS

CLASSIFIED ADVERTISING MUST BE PAID IN ADVANCE

Write your classified/want ad as you want it to appear in the paper:

(Phone number counts as one word)

No. of words Amount

Send with payment to:
THE LICKING VALLEY COURIER
P.O. Box 187 - West Liberty, KY 41472

From:

Address Phone

Around the Courthouse

Three Forks Jail

Inmates from Breathitt, Lee, Owsley and Wolfe Counties

Detainees: Sept. 16-23:
• Sarah Ellen Rose Meador, Campton, Ky. - Failure to appear for court appearance.
• Michael Slone, Hazel Green, Ky. - Failure to appear for court.
• Mary A. Napier, Rogers, Ky. - Failure to appear for court appearance.

Stay Informed

Read The Legals

Informed Readers

Stay Abreast Of The Legal Advertisements!

for court appearance.
• John W. Napier, Rogers, Ky. - Public intoxication (escludes alcohol), possession of drug paraphernalia.
• Orville Sparks, Campton, Ky. - Operating motor vehicle under the influence. failure to give/improper signal, failure to wear seatbelts.
• Braxton Barker, Rogers, Ky. - Commitment order.

RECENT PROPERTY TRANSFERS

Rachel Lindon to C Squared Ventures LLC. Land being on Walker Creek in Wolfe County, Ky. Price \$130,000.
Anthony Todd Lindon to C Squared Ventures LLC. Land being on Walker Creek in Wolfe County, Ky. Price \$130,000.
Lindon’s Remodeling to C Squared Ventures LLC. Land being on Walker Creek in Wolfe County, Ky. Price \$130,000.
Simply Southern Properties to Magnolia Vacation LLC. Being all of Lot 75 of Scenic Heights Cabins Sub-

PUBLIC NOTICE

NOTICE OF MASTER COMMISSIONER SALE COMMONWEALTH OF KENTUCKY WOLFE CIRCUIT COURT CIVIL ACTION NO. 20-CI-00096

GEORGIA DUNN; SAM DUNN; MARLA & JODY VANSICKLE, PLAINTIFFS VS. CARLA BROOKS-LAMM & DAVID LAMM, DEFENDANTS

Pursuant to a Judgment and Order of Sale of the Wolfe Circuit Court entered in Civil Action No. 20-CI-00096 on August 03, 2026, the undersigned will offer for Sale, at public auction, the following described real property, to-wit:
PVA # 079-00-00-007.00
Property Description:
BEGINNING on the east side of the county road at the Reese Oliver line and the private road; thence with the north side of the private road, this being the Reese Oliver line in a northeasterly direction to the Carl Brooks line; thence with the Carl Brooks line in an easterly direction to the top of the ridge to the line of J.C. Stone; thence running in a southerly direction with the Stone line and the ridge to the Marian Stamper line; thence running in a westerly direction with the Marian Stamper line to the county road; thence running in a northerly direction with the county road to the point of the beginning. Sold by the boundary and not by the acre.

Being a part of the same land from W.H. Stamper, et ux, to George Brooks by deed dated 19th September 1923 recorded in Deed Book 40, page 452, Wolfe County Court Clerk's Records. Being also the same land conveyed to G.M. Brooks by deed dated the 4th date of February 1918, recorded in Deed Book 32 page 141. Being also the same land conveyed to Fannie Brooks, et vir, by deed dated 23rd April 1938, from L.E. Stamper, et al, recorded in Deed Book 66, Page 30. Being all of the same land conveyed to George Brooks, et ux. by deed dated 21st April 1937, recorded in Deed Book 66 Page 30. See Affidavit of Descent of George Brooks and Fannie Brooks dated 24th August 1978 recorded in Deed Book 70, Page 330, and being all of the same property conveyed to Carl Brooks and Lucille Brooks, his wife, by deed from Beulah Creech, et al, division in Wolfe County, Ky. Price \$445,000.
Rachel Lindon to Charles Anthony Turner. Land being on Walker Creek in Wolfe County, Ky. Price \$130,000.
Anthony Todd Lindon to Charles Anthony Turner. Land being on Walker Creek in Wolfe County, Ky. Price \$130,000.
Lindon’s Remodeling to Charles Anthony Turner. Land being on Walker Creek in Wolfe County, Ky. Price \$130,000.
Lindon’s Remodeling to Charles Anthony Turner. Land being on Walker Creek in Wolfe County, Ky. Price \$130,000.
Patricia Gilbert to Kath-

recorded August 15, 1986, in Deed Book 80, Page 270 and by deed from Richard E. Dempster and Reva J. Dempster, his wife, recorded August 15, 1986, in Deed Book 80, Page 278. All documents of record in the Wolfe County Clerk’s Office.
See also Affidavit of Descent of Dorsie Carl Brooks recorded September 7, 2017, in Deed Book 142, Page 368, and Affidavit of Descent for Lucille Brooks recorded September 7, 2017, in Deed Book 142, Page 369, both documents of record in the Wolfe County Clerk’s Office.
See also Deed from Randy Taulbee, son of Lucille Brooks, conveying all of his interest to Georgia Dunn and Samuel Dunn, her husband, by deed of conveyance recorded September 7, 2017, in Deed Book 142, Page 370, Wolfe County Clerk’s Office.
EXCEPTED OUT - There is excepted and not conveyed the following described tract or parcel of land conveyed to Samuel Dunn and Georgia Dunn, his wife, by deed from Carl Brooks and Lucille Brooks, his wife, recorded July 18, 1997, in Deed Book 100, Page 110; the property was subsequently conveyed to Samuel Dunn by deed from Georgia Dunn recorded August 25, 2005, in Deed Book 119, Page 399, and re-recorded September 6, 2005, in Deed Book 119, Page 465 and then conveyed from Samuel W. Dunn, single, to Hope Thomas and Corrinne Cowart recorded July 11, 2024, in Deed Book 157, Page 458, all documents of record in the Wolfe County Clerk’s Office. The following is the recorded\ description of the property that was conveyed (excepted):
Beginning at a stake marked D1 on the left side of a culvert on Carl Brook’s drive, Stamper Branch Road; thence running with the creek in a southeasterly direction for 320 feet to a stake marked D2; thence running with the same creek in an easterly direction 195 feet to an oak tree and a stake marked D3; thence running in a northerly direction to an oak tree at the top of the point of a stake marked D4; thence running in a westerly direction down the hill to the point of beginning.
This sale is subject to all restrictions, conditions, covenants and all legal highways and easements

erine Nantell. Land lying in Wolfe County, Ky. Price \$65,000.
Rebecca C. Hoover to Bobby Joe Sullens. Land located on Swift Camp Creek in Wolfe County, Ky. Price \$14,000.
Mary Ann Pounders to Christopher Ross. Land located on Turnip Road in Wolfe County, Ky. For love and affection.

TIME OF SALE

THE SALE WILL BE CONDUCTED AT 11:00 A.M. ON SATURDAY, OCTOBER 3, 2026, AT THE LOCATION OF THE REAL PROPERTY, 1765 STAMPER BRANCH ROAD, CAMPTON, KENTUCKY 41301.

Said property shall be sold to the highest and best bidder upon the following terms:
1. At the time of sale the successful bidder shall either pa least ten (10%) percent of the purchase price with the balance on credit for sixty (60) 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 approved by the Master Commissioner. Said bond shall be for the unpaid purchase price and bear interest at the rate of 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 thereof together with all accrued interest thereon. The bond shall have the force and effect of a judgment 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. If the purchaser is a party to this action, no surety on their bond shall be required.
2. All delinquent and/or due and payable property taxes at the time of sale 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 City of Campton, County of Wolfe and State of Kentucky not yet due for the year of the sale 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 Wolfe County Court Clerk’s office, all legal highways and easements, 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 right of possession of the real estate and any improvements thereon shall pass to the purchaser upon payment of the purchase price, confirmation of the Report of Sale by the Wolfe Circuit Court and Delivery of the Master Commissioner’s Deed to said purchaser or their representative.
5. The risk of loss of the improvements of the real property shall pass to the purchaser or purchasers at the time of sale. The successful bidder(s) may, from the date of sale until they obtain the right of possession, carry fire and extended coverage insurance on the improvements on such property in an amount no greater than any monies paid at the time of sale plus the unpaid balance of the purchase price, with a loss clause payable to the Master Commissioner of the Wolfe Circuit\ Court.

FURTHER INFORMATION REGARDING THE PROPERTY AND/OR SALE THEREOF CAN BE FOUND IN THE WOLFE CIRCUIT COURT CLERK’S OFFICE BY THE FILE NAME AND NUMBER LISTED ABOVE, THE WOLFE COUNTY PROPERTY VALUATION ADMINISTRATOR’S OFFICE AND THE WOLFE COUNTY COURT 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 SALE, AS THE MASTER COMMISSIONER HAS NO ADDITIONAL INFORMATION AND DOES NOT WARRANT TITLE TO THE PROPERTY TO BE SOLD.

Kenneth R. Proffitt
Master Commissioner
Wolfe Circuit Court
1160 Big Andy Ridge Road
Rogers, Kentucky 41365
(606) 424-9661
wolfeastercommis-sioner@gmail.com
W-9-18-3t
Pub. Sept. 25, Oct. 2

Your Ad can go in this column:

Ad Space Available On First Come, First Served Basis.

Call 743-3551 or 668-3595

Federal Universal Service Charge Increase

Effective October 1, 2026, the Federal Universal Service Charge (FUSC) on your bill will increase as a result of an increase in the Federal Communications Commission’s (FCC) universal service fund contribution factor from 38.8% to 42%. The FUSC is calculated in accordance with FCC rules by applying the new contribution factor of 42% (0.42) to the charges for interstate services. The federal universal service fund helps to ensure access to affordable communications services in hard-to-serve rural areas of the United States. If you have any questions regarding the FUSC, please contact the FCC at 1-888-225-5322 or email: fccinfo@fcc.gov.



Mountain Telephone

CHANGES TO 2026 TAX BILLS!! !!

This year you can pay your taxes starting October 1st. This will allow all tax payers an additional month to pay property taxes at face value in November and December.

***THE 2% DISCOUNT PERIOD WILL BE CHANGING TO OCTOBER 1st through NOVEMBER 1st.

COMMONWEALTH OF KENTUCKY
DEPARTMENT OF REVENUE
FINANCE AND ADMINISTRATION CABINET
FRANKFORT, KENTUCKY 40602

2026 TAX COLLECTION SCHEDULE
WOLFE COUNTY

	Starting Date	Ending date
• 2% DISCOUNT	10/01/26	11/01/26
• FACE AMOUNT	11/02/26	12/31/26
• 5% DISCOUNT	01/01/27	01/31/27
• 10% PENALTY+ 10% ADD-ON	02/01/27	04/15/27