

LEGALS

the unpaid purchase price and shall bear interest at the rate of 6% per annum from the date of sale until paid in full. Said bond shall mature in thirty (30) days and shall have the force and effect of a Judgment. A lien shall be retained upon the above described real estate as additional surety thereon. In the event the purchase price is not paid in full within thirty (30) days, then the property may be subject to immediate re-sell. In the event the Plaintiff is the successful bidder, said Plaintiff shall be entitled to a credit pursuant to the Judgment referenced above and not be required to produce a bond. C. The purchaser shall be required to assume and pay the taxes or assessments upon the property for the current year and all subsequent years. All delinquent taxes for prior years shall be paid from the sale proceeds along with the payment of other assessments properly claimed or filed within the above referenced record. Any taxes or assessments for prior years which are validly owed and are not paid by the sale proceeds shall remain liens on the subject property and will be assumed by the purchaser. D. The property described above is sold subject to any easements, restrictions, stipulations, defects, or encumbrances of record affecting said property; any assessments for public improvement; and any matters disclosed by an accurate survey or inspection of the property. The property is also sold subject to the rights of redemption which may exist in favor of the United States of America, the Defendants and/or record owners of said property. E. The property shall be sold "AS IS." The Court and the Master Commissioner shall not be deemed to have warranted the title of the subject property to the purchaser. F. Any announcements made on the date of sale shall take precedence over printed matter contained and as published within the Floyd County Chronical and Times. This 7th day of August, 2026.

/s/ GREGORY A. ISAAC
Gregory A. Isaac
Floyd County Master Commissioner

COMMON-WEALTH OF KENTUCKY FLOYD CIRCUIT COURT C. A. NO. 22-CI-00327

J.P. MORGAN MORTGAGE ACQUISITION CORP.
PLANTIFF
V. JEREMY CARVER MORGAN CARVER DEFENDANTS

NOTICE OF SALE

So as to comply with the Judgment and Order of Sale entered by the Floyd Circuit

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Court in the above styled action, and so as to raise the amounts as set forth therein, with a principal of \$130,466.22, plus interest and other costs, please be advised that I, the Floyd County Master Commissioner, have been ordered by the Floyd Circuit Court to offer for sale to the highest and best bidder during a public auction to be held at the hour of 10:00 a.m., on the 20th day of August, 2026, in the Floyd Fiscal Courtroom (Old Circuit Courtroom) on the second floor of the old Floyd County Courthouse, 149 South Central Avenue, Prestonsburg, Kentucky, (behind the Floyd County Justice Center), and subject to the following terms and conditions, the following property identified as: **PROPERTY ADDRESS:** 707 KY RT 979, Harold, KY 41635 **PVA MAP NUMBER:** 094-00-00-029.00 **SOURCE OF TITLE:** Being the same real estate conveyed to Connie H. Castle, by Deed dated September 26, 2003, and recorded in Deed Book 493, Page 394, Floyd County Court Clerk's Office. Being the same property conveyed to Jeremy Carver & Morgan Carver, from Connie H. Castle & Darrell E. Castle, by Deed dated 02/17/2017, recorded 02/27/2017 in Book 627, Page 616, Floyd County Clerk's Records, and being known as 707 KY RT 979, Harold, KY 41635. A. The property address and map number contained herein are for convenience only. All property will be transferred pursuant to the legal descriptions contained within the Judgment referenced above. B. The successful bidder shall pay the bid amount, in full, by cash or certified check, on the date of the sale or shall pay a non-refundable deposit equal to 10% of the purchase price with the balance due in full within thirty (30) days. If the bid is not sufficient to pay the expenses of said sale, then along with the purchase price, the successful bidder shall pay additional sums required to cover said costs. On the date of said sale, the successful bidder, if only paying 10%, shall be required to execute a bond with good surety thereon. The surety must own land in Floyd County, Kentucky and have equity in the land that is double the bid amount. Said bond shall be for the unpaid purchase price and shall bear interest at the rate of 4.00000% per annum from the date of sale until paid in full. Said bond shall mature in thirty (30) days and shall have the force and effect of a Judgment. A lien shall be retained upon the above described real estate as additional surety thereon.

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In the event the purchase price is not paid in full within thirty (30) days, then the property may be subject to immediate re-sell. In the event the Plaintiff is the successful bidder, said Plaintiff shall be entitled to a credit pursuant to the Judgment referenced above and not be required to produce a bond. C. The purchaser shall be required to assume and pay the taxes or assessments upon the property for the current year and all subsequent years. All delinquent taxes for prior years shall be paid from the sale proceeds along with the payment of other assessments properly claimed or filed within the above referenced record. Any taxes or assessments for prior years which are validly owed and are not paid by the sale proceeds shall remain liens on the subject property and will be assumed by the purchaser. D. The property described above is sold subject to any easements, restrictions, stipulations, defects, or encumbrances of record affecting said property; any assessments for public improvement; and any matters disclosed by an accurate survey or inspection of the property. The property is also sold subject to the rights of redemption which may exist in favor of the United States of America, the Defendants and/or record owners of said property. E. The property shall be sold "AS IS." The Court and the Master Commissioner shall not be deemed to have warranted the title of the subject property to the purchaser. F. Any announcements made on the date of sale shall take precedence over printed matter contained and as published within the Floyd County Chronical and Times. This 7th day of August, 2026.

/s/ GREGORY A. ISAAC
Gregory A. Isaac
Floyd County Master Commissioner

INTENTION TO ENGAGE IN AN ALCOHOLIC BEVERAGE BUSINESS

Rudrani, Inc, dba, **Top Cat Liquor #4**, located at 11085 U.S. Highway 23, Betsy Layne, Kentucky 41605, hereby declares intention(s) to apply for a NQ Retail Malt Beverage Package License, and a Quota Retail Package License no later than August 31, 2026. The business to be licensed will be located at 11085 U.S. Highway 23, Betsy Layne, Kentucky 41605, dba Top Cat Liquor #4. The (Owner(s); Principal Officers and Directors; Limited Partners; or Members) are as follows: Owners: Hiteshkumar Patel, President, 220 Timber Lane, Van Lear, Kentucky 41265. Any person, association, corporation, or body politic may protest the granting of the license(s) by writ-

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ing the Department of Alcoholic Beverage Control, 500 Mero Street 2NE33, Frankfort, Kentucky, 40601, within thirty (30) days of the date of legal publication.

LEGAL NOTICE TO UNKNOWN DEFENDANTS

Notice is hereby given of the filing of a lawsuit styled: **Commonwealth of Kentucky Transportation Cabinet Department of Highways filed in the Floyd Circuit Court, designated CA. NO. 26-CI-428. Larry D. Brown, P. O. Box 550, Prestonsburg, KY 41653** was appointed Warning Order Attorney to notify the **"THE UNKNOWN NEXT OF KIN OR HEIRS OR NEXT OF KIN OR HEIRS AT LAW OF PERSONS INTERRED IN THE CEMETERY KNOWN AS THE FITZPATRICK CEMETERY A/K/A THE CAMPBELL-FITZPATRICK CEMETERY, LOCATED NORTH OF EXISTING MOUNTAIN PARKWAY (KY 114) AND NEAR SOUTH CLARK DRIVE IN FLOYD COUNTY, KENTUCKY"** of this action. The case appears to be an action to disinter and reinter remains of those located in the foregoing cemetery. Defendants should be aware that the Warning Order Attorney does not represent them but is only attempting to notify them of the pending lawsuit. Defendants should also be aware that they should file some type of response to this lawsuit within the next fifty (50) days or there may be a judgment entered against them to sell the foregoing property.

NOTICE OF INTENTION TO MINE Pursuant to Application Number 836-5697 Amendment #2

In accordance with KRS 350.070, notice is hereby given that Elk Horn Resources, LLC, 544 South Lake Drive, Prestonsburg, Kentucky 41653, has applied for an amendment to an existing underground coal mining and reclamation operation located ½ mile east of Hi Hat in Floyd County. The amendment will add 30.9 acres of surface disturbance making a total area of 84.0 acres within the revised permit boundary. The proposed amendment is approximately ½ mile east from KY979 junction with KY122 and located 0.15 miles North of Newman Branch. The proposed amendment is located on the McDowell and Wheelwright U.S.G.S. 7.5 minute quadrangle maps. The surface area to be disturbed by the amendment is owned by The Elk Horn Coal Company, LLC and

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Scotty & Patricia Greene. The operation will use the contour, auger, and high wall mining method of surface mining. The amendment application has been filed for public inspection at the Division of Mine Reclamation and Enforcement's Hazard Regional Office, 556 Village Lane, Hazard, Kentucky 41701. Written comments, objections, or requests for a permit conference must be filed with the Director, Division of Mine Permits, 300 Sower Boulevard, Frankfort, Kentucky 40601.

PUBLIC NOTICE

Notice is hereby given that Teanna Keith and Heather Wahe, Osborne Branch, Prestonsburg, Ky. 41653, has filed an application with the Natural Resources and Environmental Protection Cabinet to place fill in the regulatory floodplain. The property is located off Abbott Creek Road on Osborne Branch, Prestonsburg, Ky. 41653 approximately 0.63 miles west from the intersection of KY Route 1427 and US 23 in the Prestonsburg Community, Floyd County. Any comments or objections can be submitted via email to: DOWFloodplain@ky.gov Kentucky Division of Water, Floodplain Management Section, 300 Sower Blvd. Frankfort, KY 40601. Call 502-564-3410 with questions.

STATEWIDES

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Frankfort Office Space for rent: Second floor with four large office areas, restroom. Office desks furnished. Located ½ mile from I-64 Lawrenceburg exit 53A. Electric, water, gas, utilities and internet included. \$2,200 per month. Call Bonnie Howard, Kentucky Press Association, 502-223-8821.

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Struggling with debt? If you have over \$15,000 in debt we help you be debt free in as little as 24-48 months. Pay nothing to enroll. Call Now: 1-877-857-0268

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