

COMMUNITY

Rowan County Property Transfers

April 27 – May 15, 2026

Melissa Sandra McCarty to Jessie Puckett and Wendy Ann Puckett, tract on Mt. Hope Road, \$1 and other considerations

PRL Properties, LLC to Keith Terry and Melissa Caskey, Lot 35 of Lakeview Heights on Cardinal Lane, \$245,000

Jessie Puckett and Wendy Ann Puckett to melissa Sandra McCarty, tract on Mt. Hope Road, \$1 and other considerations

Sheila Ann Metzger, Executor of the Estate of Perry R. Lewis, to Sheila Ann Metzger, real property on Dry Creek Road, per terms of last will and testament

Lana Root to Lana Gail Blankenship Root, Trustee of the Lana Root Living Trust, Lot 4 of The Lakes at Hickory Pointe, quit claim

MMRC Regional Industrial Development Authority, Inc., to Commonwealth of Kentucky, for the use and benefit of the Transportation Cabinet, four tracts on KY 801, \$56,700

Robert Johnson and Wanda Johnson to Ronald Brandon Bond and Sara Elizabeth Bond, tract on Sugarloaf Mountain Road, no monetary consideration

Douglas Forman, Jr., Executor of the Estate of Douglas G. Forman, to Ethel "Dolly" Forman (no deceased), property address, 490 KY Hwy. 519, per terms of last will and testament

Homer Gregory & Co., Inc. to City of Morehead, Kentucky, parcel on Triplett Creek between Lee Clay Avenue and Walton Street, \$100,000

Patrick Ford Barker and Johanna Alvarado Barker to Barker Commercial KY, LLC, tract on Railroad Street, lot on First Street, and tract on West Main Street, no monetary consideration

Patrick Ford Barker and Johanna Alvarado Barker, to Barker Residential LLC, tract on Tippet Avenue, no monetary consideration

Blest Properties, LLC, to Jackie David Pennington and Dianna Pennington, tract on J W Cornett Farm, west of Morehead, and two tracts on US 60, \$289,000

Aileen Reynolds to Scott Hacker and Kimberly Hacker, tract on KY 158 on Eldridge Lane, \$50,000

Homer Mabry and Betty Mabry to Scott Hacker and Kimberly Hacker, tract on KY 158 on Eldridge Lane, no monetary consideration

The Eagles' Nest, LLC to Something Moore, LLC, property address, 135 East Main Street, Morehead, \$700,000

Anthony Mayo and Barbara Mayo to Hope Pregnancy Care Center, Inc., by and through Charles Moore, property address, 167 East Main Street, Morehead, no monetary consideration

Jordan Turner and Kaitlin Turner to Jordan Dale Turner and Kaitlin Ann Turner, as Trustees of the Turner Family Living Trust, property address, 244 Starlight Lane, Morehead, no monetary consideration

Harley E. Sexton, Jr., and Patricia Jill Sexton, and Elijah A. Sexton and Nyoka K. Sexton to Elijah A. Sexton and Nyoka K. Sexton, tract on Lower Licking Road, no monetary consideration

Harley E. Sexton, Jr., and Patricia Jill Sexton, and Elijah A. Sexton and Nyoka K. Sexton to Elijah A. Sexton and Nyoka K. Sexton, tract on Lower Licking Road and tract on KY 211, no monetary consideration

Jeffrey Chris Callihan to Lorie Ann Callihan, tract on Hemlock View Road in Elliottville, per terms of Decree of Dissolution

Tyler Michael Woldridge and Hannah Martin, to Kathryn Albrecht, KY 32 north of Morehead, \$300,000

James W. Day and Teresa P. Day to Isabella Carnes and Brea Cooksey, Lot 20, Phase 1, of Morehead Estates Subdivision, \$187,000

Allen Keith McCormick and Beverly McCormick to Jennifer Mattingly and Benjamin Mattingly, Lot 21, Lakeview Heights

Subdivision, \$230,000 Joe M. Leon III and Trisha R. Leon and Kathleen A. Casey and Raymond Edward Casey, parcel on Rice Road, \$30,000

Trent Ryan Demoss and Stacy Bonnah-Demoss to Trent Ryan Demoss and Stacy Bonnah-Demoss, tract on Big Woods Road, no monetary consideration

Seifalla Moustafa to Seifaalla Moustafa and Marwa Moustafa, parcel on Hill Court, \$1 and other considerations

Dakota Lewis and Heather Plank to Sarah Madison Dailey, tract on Big Perry Road, \$115,000

Laura White-Brown to Phillip Lee Adkins and Shari Ann Adkins, tract in R. L. Perkins Subdivision, \$249,000

Jeffrey Neil Conn and Christie Dawn Conn to Jeffrey Neil Conn and Christie Dwan Conn, property address, 45 Mullens-Banks Road, Morehead, no monetary consideration

Barhorst, LLC, to Tash Rentals, LLC, tract on KY 32, \$2,000,000

Jack L. Weir to Edna O. Schack and Markham B. Schack, Lot 13, 14, 15, and 16 of Clyde Bruce Subdivision, Oxley Branch, \$110,000

George C. Marshall and Betty Marshall to Ronald Gene Riley and Cathy Riley, Lot 2, Section 1, Sloan Estates, \$276,000

Shaun M. Pope and Darah J. Pope to Community Trust and Investment Company, Trustee of TUV of Jensen Gibson, Lot 9 of Elington Estates, \$315,000

Joyce White to Anthony Jaryan Criswell and Jessica Michele Criswell or Survivor, tract on Cranston Road and waters of North Fork of Triplett Creek, \$50,000

Matthew B. Bailey and Jennifer Bailey to Shir-

ley Jean Cartwright, tract in Rowan County, \$317,500

Alexander Hunter Cecil and Rebecca Ellen Cecil to Allison Dawn Rowley and Jeremy Scott Bowling, Lot 7 of Woodlock Estates Subdivision, \$262,000

Ron Riley and Catherine Riley to Brandon Bornhauser and Whitley Bornhauser, Lot 53 of Lakeview Heights Subdivision on Circle Drive, \$264,000

David Michael Shy to Brian Jeffrey Clark, tract on Westcott Road, \$3600

James Pennington, Jr., Ashley Pennington, and Jessica Pennington, to Lottie Lyons, tract in Clearfield, no monetary consideration

Eden Companies Diversified Growth Fund, LLC, to Eden Companies Fund Class A, LLC, Burton Properties, LLC, and Corwin Milton Robinson, Trustee of the Corwin Milton Robison II Revocable Trust, tract on Harz Mountain Lane and Lois Lane; tract on Dillon Drive; tract on Lois Lane; property address, 132 Dillon Drive; and tract on Harz Mountain Road, \$11,300,000

Roy Canada and Jessica Canad, and Fielding Turner and Nancy Allen Turner to Rainmaker Holdings XV, LLC, tract on KY 801, \$2,000,000

Maple Leaf Holdings, LLC to Rainmaker Holdings, LLC, property address, 2650 KY 801, easement agreement

James W. Day and Teresa Day to Max & Max Properties, LLC, Lot 41 in Pleasant Valley Subdivision, \$135,000

Rowan County Grand Jury returns five felony indictments

By Michael A. Clary
KyNewsGroup
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The Rowan County Grand Jury was in session on Friday, June 5, 2026, and returned a total of five felony indictments.

A grand jury indictment is a formal statement of charges against an individual before a case is turned over to a prosecutor in circuit court. It is not a conviction. All individuals are considered innocent until proven guilty or pleading guilty in a court of law.

-Shanna L. Leadingham, 28, was indicted on one count of Operating a Motor Vehicle under the Influence of Alcohol, 3rd Offense with Aggravating Circumstances; one count of Operating a Motor Vehicle while License Suspended for Driving Under the Influence, 1st Offense with Aggravating Circumstances; one count of Failure to Notify Address Change to Department of Transportation; one count of Failure to or Improper Signal; one count of No/Expired Registration Plates; one count of No/Expired Registration Receipt; one count of Failure of Owner Operator to Maintain Required Insurance/Security, 1st Offense; and one count of Possession of a Controlled Substance, 1st Offense (Cocaine). Kentucky State Police – Post 8 Trooper Stephen Mirus appeared before the Grand Jury as a witness for the Commonwealth.

-Ricky Dean Reed, 64, was indicted on one count of Theft of Mail Matter; one count of Possession of Stolen Mail Matter; and one count of being a Persistent Felony Offender. Rowan County Deputy Sheriff Cameron Middleton appeared before the Grand Jury as a witness for the Commonwealth.

-Scottie Lee Caudill, 43,

(Co-Defendant: Dorothy Manier) was indicted on one count of Reckless Driving; one count of Possession of a Controlled Substance, 3rd Degree, 1st Offense (Gabapentin); one count of Trafficking in a Controlled Substance, 1st Degree, 2nd or More Offense (Methamphetamine); one count of Possession of a Controlled Substance, 1st Degree (Oxycodone); one count of Possession of Drug Paraphernalia; one count of Possession of Marijuana; and one count of Possession of Controlled Substance not in Original Container. Kentucky State Police – Post 8 Trooper Jacob McDaniel appeared before the Grand Jury as a witness for the Commonwealth.

-Berman Skaggs, 70, was indicted on two count of Wanton Endangerment, 1st Degree Discharge of a Firearm; one count of Terroristic Threatening, 2nd Degree; and one count of Convicted Felon in Possession of a Handgun. Kentucky State Police – Post 8 Trooper Skyler Pelfrey appeared before the Grand Jury as a witness for the Commonwealth.

-Dorothy Manier, 44, (Co-Defendant: Scottie Lee Caudill) was indicted on one count of Trafficking in a Controlled Substance, 1st Degree (Methamphetamine); one count of Possession of a Controlled Substance, 3rd Degree, 1st Offense (Gabapentin); one count of Possession of Drug Paraphernalia; one count of Possession of a Controlled Substance, 1st Degree (Oxycodone); one count of Possession of Marijuana; and one count of Possession of Controlled Substance not in Original Container. Kentucky State Police – Post 8 Trooper Jacob McDaniel appeared before the Grand Jury as a witness for the Commonwealth.

NOTICE

The Gateway Area Development District (GADD) is accepting proposals from agencies to provide Senior Nutrition Services to eligible persons who reside in the five (5) county GADD service area including Bath, Menifee, Montgomery, Morgan, and Rowan. Respondents must assure services will be offered as required in each program requested under state funds and grants from the United States Administration for Community Living, Administration on Aging, pursuant to the Older Americans Act, as amended. Interested parties may obtain proposal packet(s) from the GADD website at <https://gwadd.org/rfps-public-input/> or at the GADD office located at 110 Lake Park Drive, Morehead, Kentucky 40351 on and after Thursday, June 11, 2026. All proposals shall be submitted electronically to requests@gwadd.org or sealed and delivered to GADD on or before 4:00 p.m. EDT, Friday, June 24, 2026. Proposals received after this time and date shall not be considered for review. For more information, contact Glenn Jason Boggs, Director of Aging & Independent Living, at (606) 780-0141. Awards may be made to the responsible applicant whose proposal will be most advantageous to the procuring party, with price, and other factors considered. GADD reserves the right to reject any and all proposals. GADD is an Equal Opportunity Agency. All qualified applicants will receive consideration without regard to race, religion, color, national origin, sex, sexual orientation, disability, or age.

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COMMONWEALTH OF KENTUCKY
21st JUDICIAL DISTRICT
ROWAN CIRCUIT COURT
DIVISION II

File No. 25-CI-90341

ESTATE OF DOROTHY JONES

PLAINTIFF

VS: NOTICE OF COMMISSIONER'S SALE

OLONIA LIVINGOOD, ET AL

DEFENDANT

By virtue of a Judgment and Order of Sale entered in the Rowan Circuit Court on May 22, 2026, I will expose for sale to the highest and best bidder, at Rowan County Judicial Center, 700 West Main Street, Morehead, Kentucky, 40351, on Wednesday, June 17, 2026, at the hour of 10:00 a.m., the following described property:

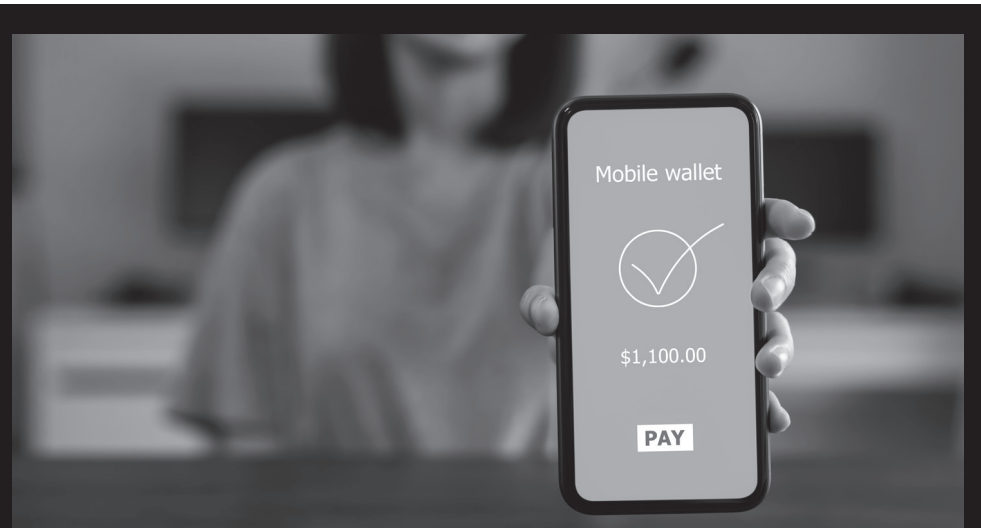
A tract of land commonly known as 2605 Greenbend Road, Morehead, KY 40351, bearing PVA ID NO. 008-00-00-007.001, and being the same land conveyed to Vercl Jones and wife by deed dated May 9, 1994, and recorded in Deed Book 166, Page 322 of the Rowan County Records.

Terms of the sale are as follows: (A) At the time of sale, the successful bidder shall either pay cash or make a deposit of 10% of the purchase price with the balance on credit for thirty (30) days. In the event the successful bidder elects to credit the balance, he shall post bond with acceptable surety for the unpaid purchase price bearing interest at the judgment rate from the date of the sale. The surety may be a person who owns real estate in Kentucky who must be present at the sale, or an alternative type of surety. Alternative types of acceptable surety may be obtained by an email request to budsalyer4@gmail.com. A lien shall be retained by the Commissioner as security for the purchase price; (B) The purchaser shall assume and pay all taxes and assessments for the current fiscal year. (C) All other delinquent taxes and assessments for previous years shall be paid from the sale proceeds if properly claimed in writing and filed of record by the purchaser within ten (10) days from the date of sale; (D) 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, excepting easements and restrictions of record in the Rowan County Clerk's Office, and such right of redemption as may exist in favor of the United States of America or the Defendant(s); (E) For more particulars, reference is made to the records of the Rowan Circuit Clerk; (F) Bidders are advised to obtain a title examination; (G) Exceptions must be filed not later than ten (10) days following the filing of the Commissioner's Report of Sale; (H) Risk of loss for the subject property shall pass to the purchaser on the date of sale, and possession of the premises shall pass to the purchaser upon payment of the purchase price and delivery of deed; (I) Announcements made at the time of sale take precedence over any statement contained herein; (K) Purchaser is responsible for the current year's taxes.

Anyone wanting to be added to a mailing list of future sales should send a request to budsalyer4@gmail.com.

B. R. Salyer
Rowan County Master Commissioner
210 Big Brushy Road
Morehead, KY, 40351
606-776-0119
budsalyer4@gmail.com

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Bethel Location 270 Bethel Ridge Rd. Sharpsburg - 606-709-0012



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