

Updated: 06/17/19 at 1:07 AM

NOTICES OF SHERIFF'S SALE

Date & Time of Sale: Wed, Aug 14, 2019 at 10:00 am

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 18-19-0113-SS

Date & Time of Sale: Wednesday, August 14, 2019 at 10:00 am

Sale Location: Delaware County Building 309A Commissioners Court, 100 W Main St, Muncie IN

Judgment to be Satisfied: \$47,941.29

Cause Number: 18C05-1901-MF-000008

Plaintiff: WELLS FARGO BANK, N.A.

Defendant: DERIC E. DUNCAN and ET AL

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Delaware County Indiana, requiring me to make the sum as provided for in said DECREE, with interest and cost, I will expose at public sale to the highest bidder at the date, time and location listed above, the fee simple of the whole body of Real Estate, a certain tract or parcel of land described as follows:

Lot Numbered 351, and thc East Half of the Lot Numbered 350 in Nformingside Addition to the City of Muncie, Delaware County, Indiana.

Commonly Known as: 2108 EAST PRINCETON AVENUE, MUNCIE, IN 47303-1449

Parcel No. 18-07-35-329-023.000-003

Together with rents, issues, income and profits thereof, this sale will be made without relief from valuation or appraisement laws. In accordance to the requirements of IC 32-29-7-3, this Notice shall also represent service of Notice of Sale of this real estate upon the owners.

* An entire Sheriff's Sale may be cancelled due to inclement weather or other county emergencies. If the entire Sheriff's Sale is cancelled, each parcel will be cancelled. Each parcel will be assigned to the next available sale (normally 2 months from original sale). This will allow compliance with Indiana Code concerning posting, publication, and serving time frames. Also, new Sheriff's Sale fees will be assessed and the parcels will be automatically re-advertised. The plaintiff will be responsible for the new fees and advertising costs.

Brian C. Berger, Plaintiff's Attorney
Attorney No. 19753-45
Codilis Law, LLC
8050 Cleveland Place
Merrillville, IN 46410
(219) 736-5579
Atty File#: 1031803

Tony Skinner, Sheriff

By: Nancy Marvin, Lieutenant
Phone: 765-747-7885

Center Township

PROPERTY MUST BE VACATED
BY DAY OF THE SHERIFF SALE

The Sheriff's Department does not warrant the accuracy of the commonly known address published herein.

PLEASE SERVE:

DERIC E. DUNCAN
2108 EAST PRINCETON AVENUE
MUNCIE, IN 47303-1449

DERIC E. DUNCAN
5209 NORTHWEST 110TH STREET
OKLAHOMA CITY, OK 73162

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 18-19-0114-SS

Date & Time of Sale: Wednesday, August 14, 2019 at 10:00 am

Sale Location: Delaware County Building 309A Commissioners Court, 100 W Main St, Muncie IN

Judgment to be Satisfied: \$21,135.95

Cause Number: 18C05-1901-MF-000006

Plaintiff: FIRST MERCHANTS BANK, AN INDIANA BANK

Defendant: UNKNOWN HEIRS, LEGATEES, DEVISEES AND BENEFICIARIES OF THE ESTATE OF DEBRA JANE CARPENTER and JESSICA CARPENTER, HEIR, CORTNEY CARPENTER, HEIR AND BUILDING COMMISSIONER

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Delaware County Indiana, requiring me to make the sum as provided for in said DECREE, with interest and cost, I will expose at public sale to the highest bidder at the date, time and location listed above, the fee simple of the whole body of Real Estate, a certain tract or parcel of land described as follows:

LOT NUMBER THREE HUNDRED EIGHT (308) IN BURLINGTON HEIGHTS, AN ADDITION TO THE CITY OF MUNCIE, INDIANA

Commonly Known as: 2103 SOUTH BURLINGTON DRIVE, MUNCIE, IN 47302

Parcel No. 18-11-24-105-021.000-003

Together with rents, issues, income and profits thereof, this sale will be made without relief from valuation or appraisal laws. In accordance to the requirements of IC 32-29-7-3, this Notice shall also represent service of Notice of Sale of this real estate upon the owners.

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Jarryd F Angline, Plaintiff's Attorney
Attorney No. 30510-49
DeFur Voran LLP
400 S Walnut Street, Ste 200
Muncie, IN 47305
(317) 585-8035

Tony Skinner, Sheriff

By: Nancy Marvin, Lieutenant
Phone: 765-747-7885

Center Township

PROPERTY MUST BE VACATED
BY DAY OF THE SHERIFF SALE

The Sheriff's Department does not warrant the accuracy of the commonly known address published herein.

PLEASE SERVE:

JESSICA CARPENTER
3203 EAST BARITROME STREET
MUNCIE, IN 47302

CORTNEY CARPENTER
6107 EAST CAROLYN DRIVE
MUNCIE, IN 47303

BUILDING COMMISSIONER
303 NORTH HIGH STREET
MUNCIE, IN 47305

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 18-19-0115-SS

Date & Time of Sale: Wednesday, August 14, 2019 at 10:00 am

Sale Location: Delaware County Building 309A Commissioners Court, 100 W Main St, Muncie IN

Judgment to be Satisfied: \$75,117.85

Cause Number: 18C02-1604-MF-000089

Plaintiff: DITECH FINANCIAL LLC

Defendant: LINDA K. KNIGHT

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Delaware County Indiana, requiring me to make the sum as provided for in said DECREE, with interest and cost, I will expose at public sale to the highest bidder at the date, time and location listed above, the fee simple of the whole body of Real Estate, a certain tract or parcel of land described as follows:

Lot Number Twenty-Seven (27) In Cowing Park Addition To The City Of Muncie, Indiana.

Commonly Known as: 608 WEST CROMER AVENUE, MUNCIE, IN 47303

Parcel No. 18-11-04-406-008.000-003

Together with rents, issues, income and profits thereof, this sale will be made without relief from valuation or appraisement laws. In accordance to the requirements of IC 32-29-7-3, this Notice shall also represent service of Notice of Sale of this real estate upon the owners.

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S Brent Potter, Plaintiff's Attorney
Attorney No. 10900-49
Doyle & Foutty, P.C.
41 E Washington Street, Ste 400
Indianapolis, IN 46204-2456
(317) 264-5000

Tony Skinner, Sheriff

By: Nancy Marvin, Lieutenant

Phone: 765-747-7885

Hamilton Township

PROPERTY MUST BE VACATED
BY DAY OF THE SHERIFF SALE

The Sheriff's Department does not warrant the accuracy of the commonly known address published herein.

PLEASE SERVE:

LINDA K. KNIGHT
1803 S. PARK AVENUE
APT. #532
ALEXANDRIA, IN 46001-8137

OCCUPANT(S) OF 608 WEST CROMER AVENUE, MU
608 WEST CROMER AVENUE
MUNCIE, IN 47303

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 18-19-0116-SS

Date & Time of Sale: Wednesday, August 14, 2019 at 10:00 am

Sale Location: Delaware County Building 309A Commissioners Court, 100 W Main St, Muncie IN

Judgment to be Satisfied: \$96,521.34

Cause Number: 18C05-1901-MF-000009

Plaintiff: JPMORGAN CHASE BANK, NATIONAL ASSOCIATION

Defendant: BRUCE RAGLAND and THE 400 APARTMENTS

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Delaware County Indiana, requiring me to make the sum as provided for in said DECREE, with interest and cost, I will expose at public sale to the highest bidder at the date, time and location listed above, the fee simple of the whole body of Real Estate, a certain tract or parcel of land described as follows:

A part of the West Half (W1/2) of the Northeast Quarter (NE1/4) of Section Thirty-five (35), Township Twenty-one (21) North, Range Nine (9) East, more particularly described as follows: Beginning at a point in the West line of the Northeast Quarter Three Hundred Eighty-six and Twenty-nine Hundredths (386.29) feet South of the Northwest corner of the Northeast Quarter of Section Thirty-five (35), Township Twentyone (21) North Range Nine (9) East, thence South Eighty-eight degrees, forty-one minutes, twenty-seven seconds (88° 41' 27") East, a distance of One Hundred thirty-four and fifty-three hundredths (134.53) feet to an iron pipe (Set this survey), thence South Nine degrees, forty-five minutes (09° 45') west, a distance of Two Hundred forty-seven and five tenths (247.5) feet to the center line of the Muncie and Bethel Turnpike Road: thence North Sixty-seven degrees, forty-seven minutes, forty-five seconds (67° 47' 45") West and along the center line of said road, a distance of One Hundred (100) feet to the West line of said quarter section, said point being marked by a railroad spike (existing), thence North Zero degrees, zero minutes, zero seconds (00° 00' 00") along the West line of said quarter section, a distance of Two Hundred nine and twenty-one hundredths (209.21) feet to the point of beginning, except a strip of land Twenty (20) feet in width off of the West side of said described parcel, containing 0.502 of an acre, more or less.

Commonly Known as: 4700 N COUNTY ROAD 450 W, MUNCIE, IN 47304-8865

Parcel No. 18-06-35-201-011.000-008

Together with rents, issues, income and profits thereof, this sale will be made without relief from valuation or appraisal laws. In accordance to the requirements of IC 32-29-7-3, this Notice shall also represent service of Notice of Sale of this real estate upon the owners.

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Bryan K Redmond, Plaintiff's Attorney
Attorney No. 22108-29
Feiwell & Hannoy PC
8415 Allison Pointe Boulevard, Suite 400
Indianapolis, IN 46250
(317) 237-2727
Atty File#: 095939F02

Tony Skinner, Sheriff

By: Nancy Marvin, Lieutenant

Phone: 765-747-7885

Harrison Township

PROPERTY MUST BE VACATED
BY DAY OF THE SHERIFF'S SALE

The Sheriff's Department does not warrant the accuracy of the commonly known address published herein.

PLEASE SERVE:
BRUCE RAGLAND
4700 N COUNTY ROAD 450 W
MUNCIE, IN 47304-8865

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 18-19-0117-SS

Date & Time of Sale: Wednesday, August 14, 2019 at 10:00 am

Sale Location: Delaware County Building 309A Commissioners Court, 100 W Main St, Muncie IN

Judgment to be Satisfied: \$89,778.95

Cause Number: 18C03-1812-MF-000273

Plaintiff: OCWEN LOAN SERVICING, LLC

Defendant: NANCY D. PAUL and THE UNITED STATES OF AMERICA, THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT AND COMMUNITY HEALTH NETWORK

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Delaware County Indiana, requiring me to make the sum as provided for in said DECREE, with interest and cost, I will expose at public sale to the highest bidder at the date, time and location listed above, the fee simple of the whole body of Real Estate, a certain tract or parcel of land described as follows:

Lot numbered One hundred forty-five (145) in Carlton Addition to the City of Muncie, Indiana.

Commonly Known as: 3008 WEST ETHEL AVENUE, MUNCIE, IN 47304

Parcel No. 181117152016000003

Together with rents, issues, income and profits thereof, this sale will be made without relief from valuation or appraisement laws. In accordance to the requirements of IC 32-29-7-3, this Notice shall also represent service of Notice of Sale of this real estate upon the owners.

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Amanda L. Krenson, Plaintiff's Attorney
Attorney No. 28999-61
Manley Deas Kochalski, LLC
P.O. Box 165028
Columbus, OH 43216
(614) 222-4921

PROPERTY MUST BE VACATED
BY DAY OF THE SHERIFF SALE

Tony Skinner, Sheriff

By: Nancy Marvin, Lieutenant

Phone: 765-747-7885

Center Township

The Sheriff's Department does not warrant the accuracy of the commonly known address published herein.

PLEASE SERVE:
NANCY D. PAUL
3008 WEST ETHEL AVENUE
MUNCIE, IN 47304

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 18-19-0118-SS

Date & Time of Sale: Wednesday, August 14, 2019 at 10:00 am

Sale Location: Delaware County Building 309A Commissioners Court, 100 W Main St, Muncie IN

Judgment to be Satisfied: \$150,536.84

Cause Number: 18C04-1812-MF-000258

Plaintiff: FINANCE OF AMERICA REVERSE LLC

Defendant: THE UNITED STATES OF AMERICA and SECRETARY OF HOUSING AND URBAN DEVELOPMENT, ARROW FINANCIAL SERVICES LLC, MICHIANA METRONET, INC., DBA CENTENNIAL WIRELESS, UNKNOWN OCCUPANTS, SUZAN POWERS, AS PERSONAL REPRESENTATIVE TO THE ESTATE OF JOHN BURRIS, AKA JOHN W. BURRIS, AKA JOHN WILLIAM BURRIS AND DONALD H. DUNNUCK

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Delaware County Indiana, requiring me to make the sum as provided for in said DECREE, with interest and cost, I will expose at public sale to the highest bidder at the date, time and location listed above, the fee simple of the whole body of Real Estate, a certain tract or parcel of land described as follows:

Lot Number 2 in Block Number 3 in William Hebb's First Addition to the Town of Albany, Indiana, as shown by Plat Book Number 2, Page 74 in the Records of Plats in the Office of the Recorder of Delaware County, Indiana, but excepting therefrom 35 feet in equal width off the entire East side of said Lot.

Commonly Known as: 357 NORTH PLUM STREET, ALBANY, IN 47320

Parcel No. 18-08-02-282-001.000-005

Together with rents, issues, income and profits thereof, this sale will be made without relief from valuation or appraisal laws. In accordance to the requirements of IC 32-29-7-3, this Notice shall also represent service of Notice of Sale of this real estate upon the owners.

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Amanda L. Krenson, Plaintiff's Attorney
Attorney No. 28999-61
Manley Deas Kochalski, LLC
P.O. Box 165028
Columbus, OH 43216
(614) 222-4921

Tony Skinner, Sheriff
By: Nancy Marvin, Lieutenant
Phone: 765-747-7885
Delaware Township

PROPERTY MUST BE VACATED
BY DAY OF THE SHERIFF SALE

The Sheriff's Department does not warrant the accuracy of the commonly known address published herein.

PLEASE SERVE:

SUZAN POWERS, AS PERSONAL REPRESENTATIVE
OF JOHN BURRIS, AKA JOHN W. BURRIS, AKA JOH
9600 NORTH ALAN DRIVE
MUNCIE, IN 47303

UNKNOWN OCCUPANTS
357 NORTH PLUM STREET
ALBANY, IN 47320

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 18-19-0119-SS

Date & Time of Sale: Wednesday, August 14, 2019 at 10:00 am

Sale Location: Delaware County Building 309A Commissioners Court, 100 W Main St, Muncie IN

Judgment to be Satisfied: \$18,338.07

Cause Number: 18C05-1901-MF-000011

Plaintiff: SANDRA AND SCOTT UHLMAN

Defendant: WH HOUSING SOLUTIONS, LLC and ET AL

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Delaware County Indiana, requiring me to make the sum as provided for in said DECREE, with interest and cost, I will expose at public sale to the highest bidder at the date, time and location listed above, the fee simple of the whole body of Real Estate, a certain tract or parcel of land described as follows:

A PART OF THE SOUTH HALF OF SECTION 22, TOWNSHIP 20 NORTH, RANGE 10 EAST, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT A POINT 1239.5 FEET EAST OF THE EAST LINE OF HACKLEY STREET AND 2285 FEET NORTH OF THE NORTH LINE OF TWENTY-SIXTH STREET AND RUNNING THENCE WEST ON A LINE PARALLEL WITH THE NORTH LINE OF TWENTY-SIXTH STREET A DISTANCE OF 40 FEET, THENCE SOUTH ON A LINE PARALLEL WITH THE EAST OF HACKLEY STREET A DISTANCE OF 125 FEET, RUNNING THENCE EAST ON A LINE PARALLEL WITH THE NORTH LINE OF TWENTY-SIXTH STREET A DISTANCE OF 40 FEET TO A POINT 1239.5 FEET EAST OF THE EAST LINE OF HACKLEY STREET 2160 FEET NORTH OF THE NORTH LINE OF TWENTY-SIXTH STREET THENCE NORTH PARALLEL WITH THE EAST LINE OF HACKLEY STREET, A DISTANCE OF 125 FEET TO THE PLACE OF BEGINNING, ESTIMATED TO CONTAIN .12 OF AN ACRE MORE OR LESS. BEING A PART OF TRACT 25 IN EDEN ACRES, A PLAT OF WHICH IS RECORDED IN MISCELLANEOUS RECORD A5 AT PAGE 437 OF THE RECORDS OF DELAWARE COUNTY, INDIANA.

Commonly Known as: 1225 E. 20TH STREET, MUNCIE, IN 47302

Parcel No. 18-11-22-405-003.000-003

Together with rents, issues, income and profits thereof, this sale will be made without relief from valuation or appraisal laws. In accordance to the requirements of IC 32-29-7-3, this Notice shall also represent service of Notice of Sale of this real estate upon the owners.

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D. Anthony Sottile, Plaintiff's Attorney
Attorney No. 27696-49
Sottile and Barile LLC
394 Wards Corner Rd
Suite 180
Loveland, OH 45140
(513) 444-4100

Tony Skinner, Sheriff

By: Nancy Marvin, Lieutenant

Phone: 765-747-7885

Center Township

PROPERTY MUST BE VACATED
BY DAY OF THE SHERIFF SALE

The Sheriff's Department does not warrant the accuracy of the commonly known address published herein.

PLEASE SERVE:

UNKNOWN TENANT/OCCUPANT
1225 E. 20TH STREET
MUNCIE, IN 47302

WH HOUSING SOLUTIONS, LLC
391 EAST LAS COLINAS BOULEVARD #130249
IRVING, TX 75039