

Updated: 06/27/17 at 1:24 AM

## **NOTICES OF SHERIFF'S SALE**

**Date & Time of Sale: Tue, Jul 25, 2017 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: 19-17-0016-SS**

**Date & Time of Sale: Tuesday, July 25, 2017 at 10:00 am**

**Sale Location: Annex Building Council Chambers, 602 Main Street**

**Judgment to be Satisfied: \$62,486.58**

**Cause Number: 19C01-1612-MF-000612**

**Plaintiff: FIFTH THIRD MORTGAGE COMPANY**

**Defendant: SHEENA R. MATHEIS and CAPITAL ONE, N.A.**

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Dubois 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:

The North Half of Lot No. Forty-five (45) in Maurice de St. Palais' Fourth Addition to the City of Jasper, Indiana, according to the map, plat or chart thereof.

**Commonly Known as: 1214 MAIN STREET, JASPER, IN 47546**

**Parcel No. 19-06-26-403-203.000-002**

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.

\* 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.

Elyssa M Meade, Plaintiff's Attorney  
Attorney No. 25352-64  
Manley Deas Kochalski, LLC  
PO Box 441039  
Indianapolis, IN 46244  
(614) 222-4921

Donny Lampert, Sheriff

By: Donny Lampert, Sheriff

Phone: 812-482-3522

Bainbridge 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:

SHEENA R. MATHEIS  
1214 MAIN STREET  
JASPER, IN 47546

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

**NOTICE OF SHERIFF'S SALE**

**Sheriff Sale File number: 19-17-0017-SS**

**Date & Time of Sale: Tuesday, July 25, 2017 at 10:00 am**

**Sale Location: Annex Building Council Chambers, 602 Main Street**

**Judgment to be Satisfied: \$78,640.55**

**Cause Number: 19C01-1612-MF-000659**

**Plaintiff: WELLS FARGO BANK, NA**

**Defendant: TREVOR C. FISCUS**

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Dubois 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:

Part of the Northwest Quarter of the Northwest Quarter of Section 15, Township 1 South, Range 6 West, more particularly described as follows: Commencing at a Station 507 and 81 on Indiana State Road 56, according to the plans thereof and as marked on said concrete roadway which point is on the center line of said road, running thence South at Right angles to said Centerline 18816 feet to an iron stake, thence East 232.5 feet to an iron stake, thence North 27 minutes West 189 feet along the west side to the tract presently owned by Albert Schnaus to the centerline of said State Road, said West line of the East half of the East half of said quarterquarter section, running thence West along the centerline of said State Road 231 feet to the place of beginning, containing 1 acre, more or less. Excepting therefrom, A part of the west one-half of the east one-half of the Northwest quarter of the Northwest quarter of Section 15, Township 1 South, Range 6 West, Second Principal Meridian more particularly described as follows: Beginning at the Northeast corner of the West one-half of the East one-half of the above mentioned quarter-quarter, thence 0 degrees 27 minutes East along the grantor's East line a distance of 189.00 feet to an iron pin; thence West a distance of 100.00 feet to an iron pin; thence North 0 degrees 27 minutes West a distance of 189.00 feet to a concrete nail in the centerline of State Road 56, thence East along said centerline a distance of 100.00 feet to the place of beginning and containing 0.43 acres, more or less. The above described parcel is subject to a right-of-way for road purposes of the Indiana State Highway Commission along its North boundary, and is also subject to an Ingress and Egress Easement 20 feet wide from Carolyn R. Stewart to Terry Lee Stewart, dated May 1, 2015 and recorded May 4, 2015 as Instrument Number 2015002169. Subject to all legal easements, highways and rights-of-way, and subject to all zoning ordinances and

**Commonly Known as: 8842 WEST STATE ROAD 56, OTWELL, IN 47564**

**Parcel No. 19-05-15-200-006.000-016**

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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Elyssa M Meade, Plaintiff's Attorney  
Attorney No. 25352-64  
Manley Deas Kochalski, LLC  
PO Box 441039  
Indianapolis, IN 46244  
(614) 222-4921

Donny Lampert, Sheriff

By: Donny Lampert, Sheriff

Phone: 812-482-3522

Jefferson 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:  
TREVOR C. FISCUS  
8842 WEST STATE ROAD 56  
OTWELL, IN 47564

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

**NOTICE OF SHERIFF'S SALE**

**Sheriff Sale File number: 19-17-0018-SS**

**Date & Time of Sale: Tuesday, July 25, 2017 at 10:00 am**

**Sale Location: Annex Building Council Chambers, 602 Main Street**

**Judgment to be Satisfied: \$58,728.59**

**Cause Number: 19D01-1611-MF-000561**

**Plaintiff: SPRINGS VALLEY BANK & TRUST CO.**

**Defendant: PHILIP F. FLEMING**

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Dubois 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 southwest quarter of the southwest quarter of section 24, township 3 south, range 6 west, described as follows: Commencing at the northeast corner thereof; thence west 377.82 feet to the east right-of-way line of new State Road 161; thence south 0 degrees 40 minutes 41 seconds east 60.00 feet along said east right-of-way line to an existing right-of-way marker; thence south 6 degrees 55 minutes 00 seconds west 150.00 feet along said east right-of-way line to an existing right-of-way marker; thence south 18 degrees 13 minutes 36 seconds west 50.99 feet along said east right-of-way line to an existing right-of-way marker; thence south 6 degrees 55 minutes 00 seconds west 354 feet along said east right-of-way line to an iron pin set at the point of beginning of this description; thence east 168.00 feet to an iron pin set; thence south 0 degrees 37 minutes west 445.31 feet to an iron pin set; thence west 197.00 feet to an iron pin set on the said east right-of-way line of new State Road 161; thence north 6 degrees 55 minutes 00 seconds east 100.00 feet along said east right-of-way line to an existing right-of-way marker; thence north 4 degrees 23 minutes 36 seconds west 101.98 feet along the said east right-of-way line to an existing right-of-way marker; thence north 6 degrees 55 minutes 00 seconds east 246.00 feet along the said east right-of-way line to the point of beginning and containing 1.90 acre, more or less. Subject to easements and/or right-of-ways, if any.

**Commonly Known as:** 9900 S. STATE ROAD 161, HOLLAND, IN 47541-9756

**Parcel No.** 19-13-24-300-019.001-004

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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William L. Shaneyfelt, Plaintiff's Attorney  
Attorney No.  
Shaneyfelt & Bohnenkemper  
716 Clay St  
Jasper, IN 47546  
(812) 482-1818

Donny Lampert, Sheriff

By: Donny Lampert, Sheriff

Phone: 812-482-3522

Cass 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:

PHILIP F. FLEMING  
9900 S. STATE ROAD 161  
HOLLAND, IN 47541-9756