

Updated: 10/18/18 at 1:22 AM

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

**Date & Time of Sale: Tue, Sep 25, 2018 at 10:00 am**

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

**NOTICE OF SHERIFF'S SALE**

**CANCELED**

**Sheriff Sale File number: 19-18-0021-SS**

**Date & Time of Sale: Tuesday, September 25, 2018 at 10:00 am**

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

**Judgment to be Satisfied: \$124,312.29**

**Cause Number: 19C01-0912-MF-000537**

**Plaintiff: THE BANK OF NEW YORK MELLON F/K/A THE BANK OF NEW YORK, AS TRUSTEE FOR ALTERNATIVE LOAN TRUST 2004-24CB, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2004-24CB**

**Defendant: JEFF KEUSCH and SALLY KEUSCH,, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC AS NOMINEE FOR COUNTRYWIDE HOME LOANS, INC**

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:

LOT NUMBER FORTY-EIGHT (48) IN KEYSTONE CROSSING II, A SUBDIVISION TO THE CITY OF HUNTINGBURG, ACCORDING TO THE MAP, PLAT OR CHART THEREOF, AND SUBJECT TO THE RESTRICTIVE COVENANTS THEREIN CONTAINED. SUBJECT TO ALL LIENS, EASEMENTS AND ENCUMBRANCES OF RECORD.

**Commonly Known as:** 421 WEST 20TH STREET, HUNTINGBURG, IN 47542

**Parcel No.** 19-11-28-100-010.048-020

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.

Dennis V. Ferguson, Plaintiff's Attorney  
Attorney No.  
Bleecker Brodey & Andrews  
9247 N Meridian St, Ste 101  
Indianapolis, IN 46260  
(317) 574-0700

Donny Lampert, Sheriff

By: Donny Lampert, Sheriff

Phone: 812-482-3522

Patoka 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:

JEFF KEUSCH AND SALLY KEUSCH

421 W. 20TH ST.

HUNTINGBURG, IN 47542

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

**NOTICE OF SHERIFF'S SALE**

**CANCELED**

**Sheriff Sale File number: 19-18-0022-SS**

**Date & Time of Sale: Tuesday, September 25, 2018 at 10:00 am**

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

**Judgment to be Satisfied: \$68,253.46**

**Cause Number: 19C01-1706-MF-000383**

**Plaintiff: BAIRD HOME CORPORATION, D/B/A HOMEOWNERS FUNDING**

**Defendant: RICHARD J. GONZALEZ and ERIKA R. GONZALEZ, INDIANA HOUSING AND COMMUNITY DEVELOPMENT AUTHORITY AND MIDLAND FUNDING, LLC**

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 Northwest quarter of the Southeast quarter of Section 13, Township 1 North, Range 3 West, Dubois County, Indiana, described as follows: Commencing at the Northwest corner of said quarter quarter; thence Easterly, with the North line of said quarter quarter, a distance of 610.00 feet to the point of beginning; thence Southerly, parallel with the West line of said quarter quarter, a distance of 450.00 feet; thence Easterly, parallel with the North line of said quarter quarter, a distance of 230 feet, more or less, to the West line of the State of Indiana as found in Deed Record 196, page 593; thence Northerly, with said West line, a distance of 80 feet, more or less, to the West right-of-way of County Road 1180E; thence Northerly, with said right-of-way line, to the North line of said quarter quarter; thence Westerly, with said North line, a distance of 400 feet, more or less, to the point of beginning. Containing 3.18 acres, more or less. EXCEPTING THEREFROM a part of the Northwest quarter of the Southeast quarter of Section 13, Township 1 North, Range 3 West, Dubois County, Indiana, described as follows: Commencing at the Northwest corner of said quarter quarter; thence Easterly, with the North line of said quarter quarter, a distance of 610.00 feet; thence Southerly, parallel with the West line of said quarter quarter, a distance of 185.00 feet to the point of beginning; thence continue Southerly, parallel with the West line of said quarter quarter, a distance of 265.00 feet; thence Easterly, parallel with the North line of said quarter quarter, a distance of 230 feet, more or less, to the West line of the State of Indiana as found in Deed Record 196, page 593; thence Northerly, with said West line, a distance of 80 feet, more or less, to the West right-of-way of County Road 1180 East; thence Northerly, with said right-of-way, to a point 185.00 feet Southerly of the North line of said quarter quarter as measured perpendicular to said North line; thence westerly, parallel with said North line, to the point of beginning. Containing 1.6 acres, more or less.

**Commonly Known as: 9415 NORTH COUNTY ROAD 1180E, FRENCH LICK, IN 47432**

**Parcel No. 19-01-13-400-045.002-006**

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.

Daniel L. Brown, Plaintiff's Attorney  
Attorney No. 3523-49  
Daniel L. Brown Law Office, P.C.  
#62 Public Square  
PO Box 338  
Salem, IN 47167  
(812) 883-3200

Donny Lampert, Sheriff

By: Donny Lampert, Sheriff  
Phone: 812-482-3522

Ferdinand 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:  
RICHARD J. GONZALEZ  
ERIKA R. GONZALEZ  
9415 NORTH COUNTY ROAD 1180E  
FRENCH LICK, IN 47432

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

**NOTICE OF SHERIFF'S SALE**

**Sheriff Sale File number: 19-18-0023-SS**

**Date & Time of Sale: Tuesday, September 25, 2018 at 10:00 am**

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

**Judgment to be Satisfied: \$60,381.67**

**Cause Number: 19C01-1707-MF-000444**

**Plaintiff: NATIONSTAR MORTGAGE LLC**

**Defendant: JOSE G. MENDEZ and GREGORIA CRUZ, AKA GEORGIA M. CRUZ, PORTFOLIO RECOVERY ASSOCIATES, LLC, STELLAR RECOVERY, INC., AS ASSIGNEE OF HSBC BANK N.A., NATIONAL COLLEGIATE STUDENT LOAN TRUST 2015-3, NATIONAL COLLEGIATE STUDENT LOAN TRUST 2015-1 AND JAYANDBEE INCORPORATED AKA HOOSIER ACCOUNTS SERVICE AKA HOOSIER ACCOUNT SERVICES**

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 Lot No. Eight (8) in Kundeck's Second Addition to the Town, now City of Jasper, more particularly described as follows: Beginning at the Southwest corner of said Lot No. 8, running thence east 50 feet, thence north 100 feet, thence West 50 feet, thence South 100 feet to the place of beginning.

**Commonly Known as: 202 EAST 13TH STREET, JASPER, IN 47546**

**Parcel No. 19-06-26-402-812.000-002**

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:

GREGORIA CRUZ, AKA GEORGIA M. CRUZ  
202 EAST 13TH STREET  
JASPER, IN 47546

JOSE G. MENDEZ  
202 EAST 13TH 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: 19-18-0024-SS**

**Date & Time of Sale: Tuesday, September 25, 2018 at 10:00 am**

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

**Judgment to be Satisfied: \$43,037.92**

**Cause Number: 19C01-1802-MF-000067**

**Plaintiff: FREEDOM BANK**

**Defendant: JANICE I. HULSMAN and CHRISTOPHER M. HULSMAN, SHANNA M. HULSMAN**

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:

Lot No. 09 in Andrew W. Berger's Subdivision to the City of Jasper, according to the map, plat or chart thereof.

**Commonly Known as:** 345 W. TENTH STREET, JASPER, IN 47546

**Parcel No.** 19-06-26-304-510.000-002

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.

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John G. Wetherill, Plaintiff's Attorney  
Attorney No. 23191-74  
John G. Wetherill, Attorney at Law  
215 Main Street  
Rockport, IN 47635  
(812) 649-2221

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:

CHRISTOPHER HULSMAN  
141 N. WHODERVILLE RD  
JASPER, IN 47546

JANICE I. HULSMAN  
141 N. WHODERVILLE RD  
JASPER, IN 47546

SHANNA HULSMAN  
345 W. 10TH STREET  
JASPER, IN 47546