

Updated: 01/22/18 at 1:27 AM

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

**Date & Time of Sale: Wed, Jan 31, 2018 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: 63-18-0001-SS**

**Date & Time of Sale: Wednesday, January 31, 2018 at 10:00 am**

**Sale Location: Pike County Sheriffs' Office Basement, 100 S. 4th St., Petersburg, IN**

**Judgment to be Satisfied: \$27,091.19**

**Cause Number: 63C01-1706-MF-000160**

**Plaintiff: OCWEN LOAN SERVICING, LLC**

**Defendant: UNKNOWN OCCUPANTS and TRACIE CURTIS, AS POSSIBLE HEIR TO THE ESTATE OF HAROLD D. CURTIS AND UNKNOWN HEIRS, DEVISEES, LEGATEES, BENEFICIARIES OF HAROLD D. CURTIS, AND THEIR UNKNOWN CREDITORS; AND, THE UNKNOWN EXECUTOR, ADMINISTRATOR, OR PERSONAL REPRESENTATIVE OF THE HAROLD D. CURTIS**

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Pike 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 Sixteen (16) in Eisert's Addition to the Town (now City) of Petersburg, Indiana. Subject to all legal easements, highways and rights-of-way, and subject to all zoning ordinances and regulations.

**Commonly Known as: 207 SOUTH 18TH STREET, PETERSBURG, IN 47567**

**Parcel No. 63-02-26-408-021.000-012**

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

Jeremy Britton, Sheriff

By: Jeremy Britton, Sheriff

Phone: (812) 354-6024

Washington 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 HEIRS, DEVISEES, LEGATEES, BENEFIC  
HAROLD D. CURTIS, AND THEIR UNKNOWN CREDIT  
AND, THE UNKNOWN EXECUTOR, ADMINISTRATOR  
REPRESENTATIVE OF THE HAROLD D CURTIS  
PUBLICATION ONLY  
PUBLICATION ONLY,

UNKNOWN OCCUPANTS  
207 SOUTH 18TH STREET  
PETERSBURG, IN 47567

TRADE CURTIS  
AS POSSIBLE HEIR TO THE ESTATE OF  
HAROLD D. CURTIS  
701 SOUTH CROWN STREET  
GREENCASTLE, IN 46135

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

**NOTICE OF SHERIFF'S SALE**

**Sheriff Sale File number: 63-18-0002-SS**

**Date & Time of Sale: Wednesday, January 31, 2018 at 10:00 am**

**Sale Location: Pike County Sheriffs' Office Basement, 100 S. 4th St., Petersburg, IN**

**Judgment to be Satisfied: \$13,174.29**

**Cause Number: 63C01-1705-MF-000143**

**Plaintiff: NAVIEVE FINANCIAL CORPORATION PROFIT SHARING PLAN**

**Defendant: SUSAN R. BAILEY and RICHARD E. BAILEY**

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Pike 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 #46 IN JORDAN'S ADDITION TO THE TOWN OF SPURGEON, INDIANA. ALSO, LOTS #16 AND 17 IN THE JORDAN'S ADDITION TO THE TOWN OF PLEASANTVILLE, NOW SPURGEON, IN PIKE COUNTY, INDIANA. SUBJECT TO ALL LIENS, EASEMENTS AND ENCUMBRANCES OF RECORD

**Commonly Known as:** 11148 SOUTH STATE ROAD 61, OAKLAND CITY, IN 47660

**Parcel No.** 63-13-13-210-015.000-008 & 63-13-13-210-016.000-008 & 63-13-13-210-028.000-008

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.

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

PROPERTY MUST BE VACATED  
BY DAY OF THE SHERIFF SALE

Jeremy Britton, Sheriff  
By: Jeremy Britton, Sheriff  
Phone: (812) 354-6024  
Monroe Township

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

PLEASE SERVE:

RICHARD E. BAILEY  
11148 SOUTH STATE HIGHWAY 61  
OAKLAND, IN 47660

SUSAN R. BAILEY  
11148 S STATE ROAD 61  
OAKLAND, IN 47660

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

**NOTICE OF SHERIFF'S SALE**

**CANCELED**

**Sheriff Sale File number: 63-18-0003-SS**

**Date & Time of Sale: Wednesday, January 31, 2018 at 10:00 am**

**Sale Location: Pike County Sheriffs' Office Basement, 100 S. 4th St., Petersburg, IN**

**Judgment to be Satisfied: \$218,550.30**

**Cause Number: 63C01-1602-MF-000051**

**Plaintiff: CENTRAL MORTGAGE COMPANY**

**Defendant: KEITH J. NORDHOFF and STACI L. NORDHOFF**

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Pike 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 Southwest Quarter of Section 29, Township 2 South, Range 6 West, Pike County, Indiana, more particularly described as follows: Commencing at an iron pin found at the Northwest corner of the above-described tract, thence South 00 degrees 00 minutes 00 seconds West 116.36 feet to the true place of beginning of this description, thence South 89 degrees 46 minutes 13 seconds East 419.28 feet to a 5/8" capped rebar (passing over a 5/8" capped rebar at 33.08 feet), thence South 00 degrees 33 minutes 37 seconds East 380.70 feet to a 5/8" capped rebar, thence South 89 degrees 46 minutes 13 seconds East 250.00 feet to a 5/8" capped rebar, thence South 00 degrees 00 minutes 00 seconds East 405.22 feet to a 5/8" capped rebar, thence North 89 degrees 46 minutes 13 seconds West 423.22 feet, thence North 00 degrees 00 minutes 00 seconds East 785.88 feet to the place of beginning and containing 10.00 acres, more or less. Subject to a right-of-way for road purposes along its Westerly boundary.

**Commonly Known as: 7617 S COUNTY ROAD 900 E, VELPEN, IN 47590-8961**

**Parcel No. 63-12-29-300-044.000-003**

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.

\* 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.

Barry T Barnes, Plaintiff's Attorney  
Attorney No.  
Feiwell & Hannoy PC  
8415 Allison Pointe Boulevard, Suite 400  
Indianapolis, IN 46250  
(317) 237-2727

Jeremy Britton, Sheriff

By: Jeremy Britton, Sheriff

Phone: (812) 354-6024

Lockhart 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:

KEITH J. NORDHOFF  
7617 S COUNTY ROAD 900 E  
VELPEN, IN 47590-8961

STACI L. NORDHOFF  
7617 S COUNTY ROAD 900 E  
VELPEN, IN 47590-8961

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

**NOTICE OF SHERIFF'S SALE**

**Sheriff Sale File number: 63-18-0004-SS**

**Date & Time of Sale: Wednesday, January 31, 2018 at 10:00 am**

**Sale Location: Pike County Sheriffs' Office Basement, 100 S. 4th St., Petersburg, IN**

**Judgment to be Satisfied: \$55,314.01**

**Cause Number: 63C01-1707-MF-000189**

**Plaintiff: JPMC SPECIALTY MORTGAGE LLC F/K/A WM SPECIALTY MORTGAGE LLC**

**Defendant: STANCIL EDWARDS**

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Pike 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 Northwest Quarter of Section Fourteen (14), Township Two (2) South, Range Eight (8) West and more particularly described as follows: Beginning at the Southeast corner of the Northeast Quarter of the Northwest Quarter of said Section, Township and Range, thence West Five Hundred Ninety-eight and Five Tenths (598.5) feet, thence North One Hundred Nine and Two Tenths (109.2) feet, thence East Five Hundred Ninety-eight and Five Tenths (598.5) feet, thence South One Hundred Nine and Two Tenths (109.2) feet to the point of beginning, containing One and Five Tenths (1.5) acres, more or less. Being the same property conveyed to Stancil Edwards from Charles E. Barr and Tracy L. Barr, as joint tenants with full rights of survivorship by Warranty Deed dated February 28, 2002 and recorded March 6, 2002 in Book 182 Page 49 in the Office of the Recorder of Pike County.

**Commonly Known as: 5234 S. COUNTY RD. 50 E., WINSLOW, IN 47598**

**Parcel No. 63-10-14-200-055.000-009**

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.

Brian K. Tekulve, Plaintiff's Attorney  
Attorney No. 30882-49  
Nelson & Frankenberger  
550 Congressional Blvd  
Suite 210  
Carmel, IN 46032  
(317) 844-0106

Jeremy Britton, Sheriff

By: Jeremy Britton, Sheriff

Phone: (812) 354-6024

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:

STANCIL EDWARDS

5234 S COUNTY ROAD 50 E

WINSLOW, IN 47598