

Updated: 07/22/18 at 1:29 AM

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

**Date & Time of Sale: Wed, Jul 25, 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: 63-18-0013-SS**

**Date & Time of Sale: Wednesday, July 25, 2018 at 10:00 am**

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

**Judgment to be Satisfied: \$77,530.47**

**Cause Number: 63C01-1712-MF-000327**

**Plaintiff: OCWEN LOAN SERVICING, LLC**

**Defendant: THE UNKNOWN HEIRS, DEVISEES, LEGATEES, BENEFICIARIES OF TYLER BENJAMIN ONYETT, AKA TYLER B. ONYETT, AKA TYLER ONYETT and THEIR UNKNOWN CREDITORS; AND, THE UNKNOWN EXECUTOR, ADMINISTRATOR, OR PERSONAL REPRESENTATIVE OF THE ESTATE OF TYLER BENJAMIN ONYETT, AKA TYLER B. ONYETT, AKA TYLER ONYETT, CRAIG PHILLIP MILLER BUCKMAN, AS VENDEE, MARY IRENE BUCKMAN, AS VENDEE, PETERSBURG HARDWARE AKA D&S HARDWARE, INC. AND KERRY ONYETT, AS POSSIBLE HEIR TO THE ESTATE OF TYLER BENJAMIN ONYETT, AKA TYLER B. ONYETT, AKA TYLER ONYETT**

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:

Part of the Southeast Quarter of the Northwest Quarter of Section 17, Township 1 South, Range 6 West, Pike County, Indiana, and more particularly described as follows: Beginning at the Northwest corner of said quarter quarter Section, thence North 88 degrees 30 minutes East 882 feet to an iron pin; thence South 1 degree 30 minutes East 207 feet to an iron pin; thence North 88 degrees 30 minutes East 277 feet to an iron pin; thence South 1 degree 30 minutes East 125 feet to an iron pin; thence North 88 degrees 30 minutes East 207 feet to the centerline of an existing public road; thence South 1 degree 30 minutes East along centerline of said public road 36 feet to an iron pin; thence west along and with an existing fenceline 1362.7 feet to an iron pin; thence North 1 degree 30 minutes West 388.33 feet to the point of beginning and containing herein 8.96 acres. Subject to a right of way of an existing county road on the east side thereof

**Commonly Known as: 691 NORTH COUNTY ROAD 950 EAST, OTWELL, IN 47564**

**Parcel No. 63-08-17-200-007.000-002**

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

Jeremy Britton, Sheriff

By: Jeremy Britton, Sheriff

Phone: (812) 354-6024

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:

CRAIG PHILLIP MILLER BUCKMAN  
AS VENDEE  
691 NORTH COUNTY ROAD 950 EAST  
OTWELL, IN 47564

MARY IRENE BUCKMAN  
AS VENDEE  
691 NORTH COUNTY ROAD 950 EAST  
OTWELL, IN 47564

THE UNKNOWN HEIRS, DEVISEES, LEGATEES, BEN  
TYLER BENJAMIN ONYETT, AKA TYLER B. ONYETT,  
THEIR UNKNOWN CREDITORS; AND, THE UNKNOW  
OR PERSONAL REPRESENTATIVE OF THE ESTATE  
691 NORTH COUNTY ROAD 950 EAST  
OTWELL, IN 47564

KERRY ONYETT, AS POSSIBLE HEIR TO THE ESTAT  
TYLER BENJAMIN ONYETT , AKA TYLER B. ONYETT  
AKA TYLER ONYETT  
4769 EAST COUNTY ROAD 575 NORTH  
PETERSBURG, IN 47567

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

**NOTICE OF SHERIFF'S SALE**

**Sheriff Sale File number: 63-18-0014-SS**

**Date & Time of Sale: Wednesday, July 25, 2018 at 10:00 am**

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

**Judgment to be Satisfied: \$149,112.88**

**Cause Number: 63C01-1704-MF-000121**

**Plaintiff: FREEDOM BANK**

**Defendant: ADAM J. SEGER (DECEASED) and TERRA S. SEGER, THE FIRST STATE BANK, BROWN'S FERTILIZER AND CHEMICAL LLC, ROSEN'S INC., AND PIKE COUNTY TREASURER**

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 Northeast Quarter of the Northeast Quarter of Section 26, Township 1 South, Range 7 West, in Marion Township, Pike County, Indiana, being more completely described as follows, to wit: Commencing at an existing iron pin at the northeast corner of said section 26, thence south 00 degree 23 minutes 11 seconds West 56.46 feet along the east line of said section to a railroad spike and the point of beginning of the herein described tract; thence south 00 degree 23 minutes 11 seconds west 556.15 feet to an existing iron pin; thence north 89 degrees 35 minutes 08 seconds west 304.71 feet to an iron pin; thence north 04 degrees 51 minutes 53 seconds west 513.56 feet to an iron pin; thence north 83 degrees 09 minutes 39 seconds east 354 .52 feet to the point of beginning, containing 4.03 acres, more or less. And A part of the Southeast Quarter of the Southeast Quarter of Section 23 and a part of the Northeast Quarter of the Northeast Quarter of Section 26, all in Township 1 South, Range 7 West, in Marion Township, Pike County, Indiana, being more completely described as follows, to wit: Beginning at an existing iron pin at the Northeast corner of said Section 26, thence South 00 degree 23 minutes 11 seconds West 56.46 feet along the east line of said section to a railroad spike; thence South 83 degrees 09 minutes 39 seconds West 354.52 feet to an iron pin; thence South 04 degrees 51 minutes 53 seconds East 513.56 feet to an iron pin on the south line of the Grantor's tract; thence North 39 degrees 35 minutes 08 seconds West 71.79 feet along said south line to an existing iron pin; thence North 89 degrees 35 minutes 08 seconds West 357.73 feet along said south line to an existing iron pin; thence North 830.00 feet; thence South 89 degrees 39 minutes 00 seconds East 28.00 feet; thence North 169.27 feet to an existing iron pin; thence North 00 degree 34 minutes 00 second West 332.30 feet to an existing iron pin in the centerline of a county road; thence North 76 degrees 37 minutes 30 seconds East 290.18 feet along said centerline to an existing iron pin; thence South 00 degree 45 minutes 26 seconds East 134.68 feet to an existing iron pin; thence North 89 degrees 59 minutes 07 seconds East 429.53 feet to an existing iron pin on the east line of said Section 23, thence South 294.27 feet along said east line to an existing iron pin; thence South 362.39 feet along said east line to the point of beginning, containing 11.48 Acres in Section 23 and 6.31 Acres in Section 26; and containing in all 17.79 Acres, more or less. Subject to all easements, restrictions and rights-of-way of record. THE SALE IF SAID PROPERTY SHALL BE SUBJECT TO THE SURVIVING, FIRST-PRIORITY MORTGAGE LIEN OF THE FIRST STATE BANK

**Commonly Known as: 942 S. COUNTY ROAD 700 E., WINSLOW, IN 47598**

**Parcel No. 63-07-23-400-038.000-006, 63-07-26-100-019.000-006, 63-07-26-100-006.000-006**

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.

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

PROPERTY MUST BE VACATED  
BY DAY OF THE SHERIFF SALE

Jeremy Britton, Sheriff

By: Jeremy Britton, Sheriff

Phone: (812) 354-6024

Marion Township

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

PLEASE SERVE:  
TERRA S. SEGER  
942 S. CR 700 E  
WINSLOW, IN 47598