

Updated: 03/21/17 at 1:17 AM

NOTICES OF SHERIFF'S SALE

Date & Time of Sale: Tue, Nov 15, 2016 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: 74-16-0048-SS

Date & Time of Sale: Tuesday, November 15, 2016 at 10:00 am

Sale Location: Spencer County Sheriff's Department Lobby, 120 North Second Street

Judgment to be Satisfied: \$104,226.89

Cause Number: 74C01-1602-MF-000051

Plaintiff: U.S. BANK, NATIONAL ASSOCIATION, AS TRUSTEE UNDER THE POOLING AND SERVICING AGREEMENT DATED AS OF FEBRUARY 1, 2007, GSAMP TRUST 2007-NC1, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-NC1

Defendant: JERRY G. STEWART and CAROL STEWART, CHARLES MILLER, WANDA MILLER AND JOYCE JOHNSON

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Spencer 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 SIXTY (60) IN THE TWELFTH SUBDIVISION (EVERGREEN ADDITION) OF CHRISTMAS LAKE VILLAGE AS THE SAME APPEARS OF RECORD IN THE OFFICE OF THE RECORDER OF SPENCER COUNTY, INDIANA, IN TOWN PLAT I, PAGE 116, SUBJECT TO THE COVENANTS AND RESTRICTIONS SET FORTH THEREIN. SUBJECT ALSO TO ALL LEGAL HIGHWAYS AND UTILITY EASEMENTS. SUBJECT TO ALL LIENS, EASEMENTS AND ENCUMBRANCES OF RECORD.

Commonly Known as: 260 S PYRACANTHA CIRCLE, SANTA CLAUS, IN 47579

Parcel No. 74-05-02-104-036.000-005

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.

* 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

James McDurmon, Sheriff

By: Dara Harris, Office Manager

Phone: (812) 649-6044

Clay 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:
CAROL STEWART
605 W MEDCALF STREET
DALE, IN 47523

JERRY G. STEWART
2605 PYRACANTHA CIRCLE
SANTA CLAUS, IN 47579

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 74-16-0049-SS

Date & Time of Sale: Tuesday, November 15, 2016 at 10:00 am

Sale Location: Spencer County Sheriff's Department Lobby, 120 North Second Street

Judgment to be Satisfied: \$105,273.24

Cause Number: 74C01-1508-MF-000362

Plaintiff: BANK OF AMERICA, N.A.

Defendant: LARRY SCOTT DICKERSON, AKA LARRY DICKERSON and MEDICAL & PROFESSIONAL COLL. SERV.

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

Lots Number Twenty-three (23) and Twenty-four (24) in John B. Chrisney's Eighth Addition to the Town of Chrisney. Subject to an easement retained by Lillie M. Painter in Deed Record 96, page 7, 10 feet in width adjoining the above described real property on the South.

Commonly Known as: 129 EAST SPRING STREET, CHRISNEY, IN 47611

Parcel No. 74-11-12-203-054.000-007, 74-11-12-203-055.000-007

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.

Chris Wiley, Plaintiff's Attorney
Attorney No. 26936-10
Manley Deas Kochalski, LLC
P.O. Box 165028
Columbus, OH 43216
(614) 222-4921

PROPERTY MUST BE VACATED
BY DAY OF THE SHERIFF SALE

James McDurmon, Sheriff
By: Dara Harris, Office Manager
Phone: (812) 649-6044
Grass Township

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

PLEASE SERVE:
LARRY SCOTT DICKERSON, AKA LARRY DICKERSON
129 EAST SPRING STREET
CHRISNEY, IN 47611

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

NOTICE OF SHERIFF'S SALE

CANCELED

Sheriff Sale File number: 74-16-0050-SS

Date & Time of Sale: Tuesday, November 15, 2016 at 10:00 am

Sale Location: Spencer County Sheriff's Department Lobby, 120 North Second Street

Judgment to be Satisfied: \$51,271.17

Cause Number: 74C01-1505-MF-000227

**Plaintiff: THE BANK OF NEW YORK MELLON TRUST COMPANY, NATIONAL ASSOCIATION
FKA THE BANK OF NEW YORK TRUST COMPANY, N.A., AS SUCCESSOR TO JPMORGAN CHASE
BANK, N.A., AS TRUSTEE FOR RESIDENTIAL ASSET MORTGAGE PRODUCTS, INC., MORTGAGE
ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2006-RS2**

Defendant: MATTHEW DAY, AKA MATTHEW J. DAY and CRYSTAL DAY

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

Commencing at the Northeast corner of the Northeast Quarter of the Northwest Quarter of Section Eighteen (18), Township Seven (7) South, Range Seven (7) West; thence North 90 degrees 00 minutes 00 seconds East (all bearings herein are magnetic as taken in the field 8 November, 1988) 309.00 feet to an iron pipe set this survey at the Point of Beginning; thence North 90 degrees 00 minutes 00 seconds East, along County Road 200 North, 295.00 feet to an iron pipe set this survey; thence South 0 degrees 00 minutes 00 seconds East, passing an iron pipe set this survey at 15.00 feet, in all a total distance of 300.00 feet at an iron pipe set this survey; thence South 90 degrees 00 minutes 00 seconds West 295.00 feet to an iron pipe set this survey; thence North 0 degrees 00 minutes 00 seconds West, passing an iron pipe set this survey at 285.00 feet, in all a total distance of 300.00 feet to the Point of Beginning.

Commonly Known as: 9415 WEST COUNTY ROAD 200 NORTH, RICHLAND, IN 47634

Parcel No. 74-14-18-100-004.001-016

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.

* 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.

Chris Wiley, Plaintiff's Attorney
Attorney No. 26936-10
Manley Deas Kochalski, LLC
P.O. Box 165028
Columbus, OH 43216
(614) 222-4921

James McDurmon, Sheriff

By: Dara Harris, Office Manager
Phone: (812) 649-6044

Luce 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:

CRYSTAL DAY
9415 WEST COUNTY ROAD 200 NORTH
RICHLAND, IN 47634

MATTHEW DAY, AKA MATTHEW J. DAY
9415 WEST COUNTY ROAD 200 NORTH
RICHLAND, IN 47634

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

NOTICE OF SHERIFF'S SALE

CANCELED

Sheriff Sale File number: 74-16-0051-SS

Date & Time of Sale: Tuesday, November 15, 2016 at 10:00 am

Sale Location: Spencer County Sheriff's Department Lobby, 120 North Second Street

Judgment to be Satisfied: \$75,121.59

Cause Number: 74C01-1509-MF-000413

**Plaintiff: THE BANK OF NEW YORK MELLON TRUST COMPANY, NATIONAL ASSOCIATION
FKA THE BANK OF NEW YORK TRUST COMPANY, N.A., AS SUCCESSOR TO JPMORGAN CHASE
BANK, N.A., AS TRUSTEE FOR RESIDENTIAL ASSET MORTGAGE PRODUCTS, INC., MORTGAGE
ASSET-BACKED PASS-THROUGH CERTIFICATES SERIES 2005-RZ3**

Defendant: BRANDON P. ARNOLD and UNKNOWN OCCUPANTS

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

Lots Thirty four (34) and Thirty five (35) in the Lake Realty Company's Addition to the Town of Richland City.

Commonly Known as: 4035 MAPLE STREET, RICHLAND, IN 47634

Parcel No. 74-12-34-404-103.000-019, 74-12-34-404-111.000-019

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.

Chris Wiley, Plaintiff's Attorney
Attorney No. 26936-10
Manley Deas Kochalski, LLC
P.O. Box 165028
Columbus, OH 43216
(614) 222-4921

James McDurmon, Sheriff
By: Dara Harris, Office Manager
Phone: (812) 649-6044
Luce 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:
BRANDON P. ARNOLD
P.O. BOX 605
CHRISNEY, IN 47611

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 74-16-0052-SS

Date & Time of Sale: Tuesday, November 15, 2016 at 10:00 am

Sale Location: Spencer County Sheriff's Department Lobby, 120 North Second Street

Judgment to be Satisfied: \$36,486.17

Cause Number: 74C01-1503-MF-000131

Plaintiff: OLD NATIONAL BANK

Defendant: CHARLOTTE R. NEUMAN and JIMMY R. NEUMAN, SR. AKA JIMMY R. NEUMAN, ET.AL.

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

All that part of Lot 31 in the Original Plat to the Town of Gentryville, Indiana, lying East of Indiana State Highway No. 45; ALSO, Lot 30 in the Original Plat to the Town of Gentryville, Indiana, EXCEPT 74 feet off the entire East side thereof. SUBJECT TO ALL LIENS, EASEMENTS AND ENCUMBRANCES.

Commonly Known as: 801 MAIN ST., GENTRYVILLE, IN 47537

Parcel No. 74-04-01-204-052.000-015 & 74-04-01-204-053.000-015

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.

Joel F. Bornkamp, Plaintiff's Attorney
Attorney No.
Reisenfeld & Associates LPA LLC
3962 Red Bank Road
Cincinnati, OH 45227
(513) 322-7000

James McDurmon, Sheriff
By: Dara Harris, Office Manager
Phone: (812) 649-6044
Jackson 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:

STATE OF INDIANA ATTORNEY GENERAL
HIGHEST EXECUTIVE OFFICER PRESENT
302 W. WASHINGTON STREET, SOUTH 5TH FLOOR
INDIANAPOLIS, IN 46204

STATE OF INDIANA DEPARTMENT OF REVENUE
HIGHEST EXECUTIVE OFFICER PRESENT
100 N SENATE N105
INDIANAPOLIS, IN 46204

GLORIA J. RAHMAN GUARDIAN AD LITEM FOR
CHARLOTTE R. NEUMAN AND
JIMMY R. NEUMAN, SR. AKA JIMMY R. NEUMAN
735 MAIN STREET
P.O. BOX 228
FERDINAND, IN 47532

STACEY L. HAWKINS POWER OF ATTORNEY FOR
CHARLOTTE R. NEUMAN AND
JIMMY R. NEUMAN, SR. AKA JIMMY R. NEUMAN
1124 N. MAPLE STREET
RICHLAND, IN 47634

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 74-16-0053-SS

Date & Time of Sale: Tuesday, November 15, 2016 at 10:00 am

Sale Location: Spencer County Sheriff's Department Lobby, 120 North Second Street

Judgment to be Satisfied: \$79,909.35

Cause Number: 74C01-1508-MF-000372

Plaintiff: CITIMORTGAGE, INC.

Defendant: KATIE D. HARDY A/K/A KATIE DIANE HARDY

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Spencer 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 FOURTEEN (14) IN SUBDIVISION OF OUT LOT NUMBER TEN (10) IN WILLIAM R. HYNES' DONATION TO THE TOWN (NOW CITY) OF ROCKPORT, SPENCER COUNTY, INDIANA, ACCORDING TO THE RECORDED PLAT THEREOF.

Commonly Known as: 518 WASHINGTON ST, ROCKPORT, IN 47635-1247

Parcel No. 74-15-26-201-002.000-018

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.

Barry T Barnes, Plaintiff's Attorney
Attorney No.
Feiwell & Hannoy PC
8415 Allison Pointe Boulevard, Suite 400
Indianapolis, IN 46250
(317) 237-2727
Atty File#: 089240F01

James McDurmon, Sheriff
By: Dara Harris, Office Manager
Phone: (812) 649-6044
Ohio 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:
KATIE D. HARDY
A/K/A KATIE DIANE HARDY
PO BOX 1325
ATHENS, AL 35612-6325