

Updated: 09/15/19 at 1:04 AM

NOTICES OF SHERIFF'S SALE

Date & Time of Sale: Wed, Aug 21, 2019 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: 77-19-0020-SS

Date & Time of Sale: Wednesday, August 21, 2019 at 10:00 am

Sale Location: Court House Commissioners Room, 100 Court House Square

Published In: Sullivan Daily Times; Jul. 17, 24 & 31, 2019

Judgment to be Satisfied: \$49,196.80

Cause Number: 77C01-1901-MF-000017

Plaintiff: NATIONSTAR MORTGAGE LLC D/B/A MR. COOPER

Defendant: PEGGY MILLER A/K/A PEGGY S. MILLER

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Sullivan 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 1 and 25 feet of even width off the entire West side of Lot 2, both in John W. Hunt's Addition to the town (now City) of Sullivan, as the same appears on the recorded Plat of said Addition.

Commonly Known as: 804 E WASHINGTON STREET, SULLIVAN, IN 47882

Parcel No. 77-07-34-111-076.000-012

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.

Alan W. McEwan, Plaintiff's Attorney
Attorney No. 24051-49
Doyle & Foutty, P.C.
41 E Washington St., Suite 400
Indianapolis, in 46204
(317) 264-5000

Clark E. Cottom, Sheriff

By: Heather Coffman, Administrative Assistant

Phone: 812-268-4308

Hamilton 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:

PEGGY MILLER A/K/A PEGGY S. MILLER
401 N BROAD ST
SULLIVAN, IN 47882

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 77-19-0021-SS

Date & Time of Sale: Wednesday, August 21, 2019 at 10:00 am

Sale Location: Court House Commissioners Room, 100 Court House Square

Published In: Sullivan Daily Times; Jul. 17, 24 & 31, 2019

Judgment to be Satisfied: \$26,173.20

Cause Number: 77D01-1812-MF-000712

Plaintiff: MILL CITY MORTGAGE LOAN TRUST 2016-1, WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTINA TRUST AS TRUSTEE

Defendant: WARREN ALLEN FORBES, DECEASED and ESTATE OF WARREN ALLEN FORBES; UNKNOWN HEIRS AND DEVISEES OF WARREN ALLEN FORBES

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Sullivan 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 Fifteen (15) in Glenn's First Addition to the town of Shelburn, as the same appears on the recorded plat of said Addition. Excepting all the coal and other underlying mineral as heretofore conveyed or reserved.

Commonly Known as: 104 N JACKSON STREET, SHELburn, IN 47879

Parcel No. 77-02-35-332-012.000-005

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.

Phillip A. Norman, Plaintiff's Attorney
Attorney No. 13737-64
Phillip A. Norman PC
2110 Calumet Avenue
Valparaiso, IN 46383
(219) 462-5104

Clark E. Cottom, Sheriff

By: Heather Coffman, Administrative Assistant

Phone: 812-268-4308

Curry 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:

ESTATE OF WARREN ALLEN FORBES
104 N JACKSON STREET
SHELburn, IN 47879

UNKNOWN HEIRS AND DEVISEES OF
WARREN ALLEN FORBES
104 N JACKSON STREET
SHELburn, IN 47879

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 77-19-0022-SS

Date & Time of Sale: Wednesday, August 21, 2019 at 10:00 am

Sale Location: Court House Commissioners Room, 100 Court House Square

Published In: Sullivan Daily Times; Jul. 17, 24 & 31, 2019

Judgment to be Satisfied: \$63,360.59

Cause Number: 77D01-1901-MF-000032

Plaintiff: FIRST FINANCIAL BANK, N.A.

Defendant: JERRY W. PEMBERTON and MARYLIN S. PEMBERTON; AND ANY UNKNOWN OCCUPANTS

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Sullivan 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 Survey 3, Township 6 north, Range 9 West, described as follows, to-wit: Beginning at a point 788.5 feet south and 541 feet west of the intersection of the center line of Vincennes and Alexander Streets in the town of Carlisle, and running thence south 18 degrees 33 minutes west 180.6 feet, thence south 71 degrees 27 minutes east 160 feet; thence north 18 degrees 33 minutes east 139.4 feet; thence north 57 degrees west 165.2 feet to the place of beginning. Situated in Sullivan County, State of Indiana.

Commonly Known as: 218 SOUTH ALEXANDER STREET, CARLISLE, IN 47838

Parcel No. 77-14-15-221-022.000-010

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.

John B Flatt, Plaintiff's Attorney
Attorney No.
Nelson & Frankenberger
550 Congressional Blvd
Suite 210
Carmel, IN 46032
(317) 844-0106

Clark E. Cottom, Sheriff
By: Heather Coffman, Administrative Assistant
Phone: 812-268-4308
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:

JERRY W. PEMBERTON
218 SOUTH ALEXANDER STREET
CARLISLE, IN 47838

MARYLIN S. PEMBERTON
218 SOUTH ALEXANDER STREET
CARLISLE, IN 47838

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 77-19-0023-SS

Date & Time of Sale: Wednesday, August 21, 2019 at 10:00 am

Sale Location: Court House Commissioners Room, 100 Court House Square

Published In: Sullivan Daily Times; Jul. 17, 24 & 31, 2019

Judgment to be Satisfied: \$44,291.81

Cause Number: 77D01-1903-MF-000155

Plaintiff: FIRST FINANCIAL BANK, N.A.

Defendant: JOE RAY BOHNERT, DECEASED and ET AL

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

Beginning at 18 rods West off the southeast corner of the Southwest Quarter of the Northwest Quarter of Section 2, Township 7 North, Range 8 West, and running thence North 40 rods, thence West 18 rods; thence 40 rods South, thence East 18 rods to the point of beginning. EXCEPTING beginning at a point 18 rods West of the southeast corner of said quarter section, thence North 301.7 feet; thence West 288.8 feet thence South 301.7 feet; thence East 288.8 feet to the point of beginning. Containing less said exception, 2.5 acres more or less. ALSO, beginning at a point 18 rods West of the southeast corner of said quarter quarter section, thence North 301.7 feet, thence West 288.8 feet, thence South 31.7 feet thence East 288.8 feet to the point of beginning, containing 2.0 acres, more or less.

Commonly Known as: 7167 EAST CR 50 SOUTH, DUGGER, IN 47848

Parcel No. 77-09-02-000-041,000-001 & 77-09-02-000-023.003-001

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 B Flatt, Plaintiff's Attorney
Attorney No.
Nelson & Frankenberger
550 Congressional Blvd
Suite 210
Carmel, IN 46032
(317) 844-0106

Clark E. Cottom, Sheriff
By: Heather Coffman, Administrative Assistant
Phone: 812-268-4308
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:
JOE RAY BOHNERT, DECEASED
C/O: HEIRS-AT-LAW
7167 EAST CR 50 SOUTH
DUGGER, IN 47848

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

NOTICE OF SHERIFF'S SALE

CANCELED

Sheriff Sale File number: 77-19-0024-SS

Date & Time of Sale: Wednesday, August 21, 2019 at 10:00 am

Sale Location: Court House Commissioners Room, 100 Court House Square

Published In: Sullivan Daily Times; Jul. 17, 24 & 31, 2019

Judgment to be Satisfied: \$88,558.13

Cause Number: 77D01-1812-MF-000700

Plaintiff: FV-I, INC, IN TRUST FOR MORGAN STANLEY MORTGAGE CAPITAL HOLDINGS LLC

Defendant: ROBERT A NATALIE AKA ROBERT NATALIE and ET AL

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Sullivan 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 northeast quarter of Fractional Section 19, Township 6 North, Range 8 West, described as follows, to wit: Beginning on the Northwest corner of said quarter quarter and running thence south 00 degrees 00 minutes 00 seconds east (assumed and basis for bearings) along the west line of said quarter quarter, 180 feet; thence north 89 degrees 49 minutes 40 seconds east, parallel with the north line of said quarter quarter; thence south 89 degrees 49 minutes 40 seconds west 264 feet to the place of beginning, containing 1.09 acres, more or less. SUBJECT TO ANY AND ALL LIENS, EASEMENTS AND ENCUMBRANCES OF RECORD.

Commonly Known as: 9071 S COUNTY RD 350 E, CARLISLE, IN 47838

Parcel No. 77-15-19-000-003.001-009

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.

Matthew C. Gladwell, Plaintiff's Attorney
Attorney No. 30493-49
Reisenfeld & Associates LPA LLC
3962 Red Bank Road
Cincinnati, OH 45227
(513) 322-7000

Clark E. Cottom, Sheriff

By: Heather Coffman, Administrative Assistant

Phone: 812-268-4308

Fairbanks 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
SERVE HIGHEST EXECUTIVE OFFICER PRESENT
302 WEST WASHINGTON STREET, SOUTH 5TH FLO
INDIANAPOLIS, IN 46204

STATE OF INDIANA DEPARTMENT OF REVENUE
SERVE HIGHEST EXECUTIVE OFFICER PRESENT
100 NORTH SENATE NORTH 105
INDIANAPOLIS, IN 46204

WENDY D NATALIE AKA WENDY NATALIE
9071 S COUNTY RD 350 E
CARLISLE, IN 47838

SULLIVAN COUNTY COMMUNITY HOSPITAL
C/O HIGHEST EXECUTIVE OFFICER PRESENT
2200 N SECTION STREET
SULLIVAN, IN 47882

ROBERT A NATALIE AKA ROBERT NATALIE
9071 S COUNTY RD 350 E
CARLISLE, IN 48738

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 77-19-0025-SS

Date & Time of Sale: Wednesday, August 21, 2019 at 10:00 am

Sale Location: Court House Commissioners Room, 100 Court House Square

Published In: Sullivan Daily Times; Jul. 17, 24 & 31, 2019

Judgment to be Satisfied: \$35,991.60

Cause Number: 77C01-1810-MF-000584

Plaintiff: US BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR THE CIM TRUST 2017-8 MORTGAGE-BACKED NOTES, SERIES 2017-8

Defendant: LOWELL L. MCKINNEY and ET AL

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Sullivan 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 One (1) and Two (2) in Clover Leaf Coal Company's First Addition to the Town of Lyonton (now Cass), as the same appear on the recorded plat of said Addition.

Commonly Known as: 187 NORTH CASS WASHINGTON STREET, SULLIVAN, IN 47882

Parcel No. 77-08-34-444-005.000-001

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.

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Zarksis Daroga, Plaintiff's Attorney
Attorney No. 17288-49
Shapiro Van Ess Phillips & Barragate LLP
4805 Montgomery Road, suite 320
Norwood, OH 45212
(513) 396-8100

Clark E. Cottom, Sheriff
By: Heather Coffman, Administrative Assistant
Phone: 812-268-4308
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:
LOWELL L. MCKINNEY
739 ORCHARDS HILL
MARTINSVILLE, IN 46151

PATRICIA A. MCKINNEY
187 NORTH CASS WASHINGTON STREET
SULLIVAN, IN 47882

ZARKSIS V. DAROGA ESQ
SHAPIRO, VAN ESS, PHILLIPS & BARRAGATE, LLP
4805 MONTGOMERY ROAD
SUITE 320
NORWOOD, OH 45212

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 77-19-0026-SS

Date & Time of Sale: Wednesday, August 21, 2019 at 10:00 am

Sale Location: Court House Commissioners Room, 100 Court House Square

Published In: Sullivan Daily Times; Jul. 17, 24 & 31, 2019

Judgment to be Satisfied: \$63,622.78

Cause Number: 77C01-1905-CC-000260

Plaintiff: SUNRISE ENERGY, LLC

Defendant: ACADIAN ENERGY, LLC

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Sullivan 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 right, title and interest held by Acadian Energy, LLC in and to Oil and Gas Lease dated June 15, 2001 and recorded July 30, 2001 in Book 150, Page 382, from Cullen Page to Aurora Energy, Ltd. and Oil and Gas Lease dated June 15, 2001 and recorded July 30, 2001 in Book 150, Page 383, from Page Farms, Inc., to Aurora Energy, Ltd., insofar as the same cover the following described lands, to-wit: Mary McCammon 1-25H Unit, located upon the East Half of Section 25, Township 7 North, Range 10 West, Sullivan County, Indiana; and Sisil 1-18H Unit, located upon the East Half of Section 18, Township 7 North, Range 8 West, Sullivan County, Indiana, Along with all supplies, machinery, equipment, materials, property, and chattels used or obtained in connection with such right, title, and interest, together with all rights incident thereto, and all equipment, fixtures, machinery, tools and supplied under, upon, and above the lands described, used in connection with the operation of the same for oil and gas purposes, and along with all oil and gas produced from said lands.

Commonly Known as: NONE, NONE, IN 00000-0000

Parcel No. NONE

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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Lucas Rowe, Plaintiff's Attorney
Attorney No. 34176-84
The Rowe Law Firm, LLC
117 W. Jackson Street
Sullivan, IN 47882
(812) 618-3541

Clark E. Cottom, Sheriff

By: Heather Coffman, Administrative Assistant

Phone: 812-268-4308

None 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: