

Updated: 03/30/17 at 1:02 AM

NOTICES OF SHERIFF'S SALE

Date & Time of Sale: Thu, Jan 26, 2017 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: 17-0001-SS

Date & Time of Sale: Thursday, January 26, 2017 at 10:00 am

Sale Location: Civic Center Complex Room 301, 1 NW Martin Luther King Blvd

Published In: Evansville Courier/Press; Dec. 21, 28, 2016 & Jan. 4, 2016

Judgment to be Satisfied: \$27,185.94

Cause Number: 82D05-1607-MF-003622

Plaintiff: EVANSVILLE FEDERAL CREDIT UNION

Defendant: JOHN BEAVEN and BELLE MANOR EAST OWNERS ASSOCIATION INC.

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

Unit No. 206 in Belle Manor East Condominium, a Horizontal Property Regime, according to the Declaration of Condominium therefore and Exhibits attached thereto and filed therewith, recorded on the 17th day of November, 1978 in Declaration of Horizontal Property Regime Record 1, page 569, et seq., in the Office of the Recorder of Vanderburgh County, Indiana, and the plans therefore (Exhibit D to the Declaration) filed in File No. 10 of the Horizontal Property Regime Plan Files in the Office of the Recorder of Vanderburgh County, Indiana, together With an undivided percentage interest in the common areas and facilities, both general and limited, pertaining to said Condominium Unit as set forth in said Declaration of Condominium

Commonly Known as: 600 S. CULLEN AVENUE, UNIT 206, EVANSVILLE, IN 47715

Parcel No. 82-06-25-011-158.013-027

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.

Donald J Fuchs, Plaintiff's Attorney
Attorney No. 7911-82
Bingham Greenebaum Doll LLP
One Main Street, Suite 600
Evansville, IN 47708
(812) 437-6704

David L. Wedding, Sheriff

By: Regan Buchanan, Administrative Assistant
Phone: (812) 421-6225

Knight 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:
JOHN BEAVEN
600 S. CULLEN AVENUE, UNIT 206
EVANSVILLE, IN 47715

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 17-0002-SS

Date & Time of Sale: Thursday, January 26, 2017 at 10:00 am

Sale Location: Civic Center Complex Room 301, 1 NW Martin Luther King Blvd

Published In: Evansville Courier/Press; Dec. 21, 28, 2016 & Jan. 4, 2016

Judgment to be Satisfied: \$55,025.27

Cause Number: 82D05-1512-MF-006612

Plaintiff: BRANCH BANKING AND TRUST COMPANY

Defendant: CYNTHIA J. STEVENS and PERSONAL REPRESENTATIVE OF THE ESTATE OF VIRGINIA L. DUNCAN, DECEASED

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Vanderburgh 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 Twenty-five (25) in block Seven (7) in Stanley Burbank Addition, an Addition to the City of Evansville, as per plat thereof, recorded in plat book G, pages 258 and 259 in the Office of the Recorder of Vanderburgh County, Indiana

Commonly Known as: 541 EAST PARKLAND AVENUE, EVANSVILLE, IN 47711

Parcel No. 82-06-17-031-068.031-029

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.

Stacy J DeLee, Plaintiff's Attorney
Attorney No. 25546-71
Doyle & Foutty, P.C.
155 E Market Street, Ste 605
Indianapolis, IN 46204-3219
(317) 632-9555

David L. Wedding, Sheriff

By: Regan Buchanan, Administrative Assistant
Phone: (812) 421-6225

Pigeon 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:

ANGELA A. FREEL
221 N.W. FIFTH STREET
PO BOX 1507
EVANSVILLE, IN 47706

CYNTHIA J. STEVENS, PERSONAL REPRESENTATIVE
OF THE ESTATE OF VIRGINIA L. DUNCAN, DECEASED
3821 ELMRIDGE DR
EVANSVILLE, IN 47711

THE OCCUPANTS OF
541 EAST PARKLAND AVENUE
EVANSVILLE, IN 47711

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

NOTICE OF SHERIFF'S SALE

CANCELED

Sheriff Sale File number: 17-0003-SS

Date & Time of Sale: Thursday, January 26, 2017 at 10:00 am

Sale Location: Civic Center Complex Room 301, 1 NW Martin Luther King Blvd

Published In: Evansville Courier/Press; Dec. 21, 28, 2016 & Jan. 4, 2016

Judgment to be Satisfied: \$63,769.75

Cause Number: 82C01-1607-MF-003363

Plaintiff: U.S. BANK NATIONAL ASSOCIATION

Defendant: KRISTIE RINGEMAN and CHAD RINGEMAN, MEDICAL & PROFESSIONAL COLLECTION SERVICES, INC. AND THE STATE OF INDIANA THROUGH ITS DEPARTMENT OF REVENUE

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Vanderburgh 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 Fifty-Seven (57) in Dixieland, an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book G, Page 235, in the Office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 905 E PARKLAND AVE, EVANSVILLE, IN 47711

Parcel No. 82-06-17-031-079.013-029

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.

David M. Johnson, Plaintiff's Attorney
Attorney No. 30354-45
Doyle & Foutty, P.C.
41 E Washington St., Suite 400
Indianapolis, in 46204

David L. Wedding, Sheriff

By: Regan Buchanan, Administrative Assistant
Phone: (812) 421-6225

Pigeon 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:

CHAD RINGEMAN
905 E PARKLAND AVE
EVANSVILLE, IN 47711

KRISTIE RINGEMAN
905 E PARKLAND AVE
EVANSVILLE, IN 47711

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

NOTICE OF SHERIFF'S SALE

CANCELED

Sheriff Sale File number: 17-0004-SS

Date & Time of Sale: Thursday, January 26, 2017 at 10:00 am

Sale Location: Civic Center Complex Room 301, 1 NW Martin Luther King Blvd

Published In: Evansville Courier/Press; Dec. 21, 28, 2016 & Jan. 4, 2016

Judgment to be Satisfied: \$132,367.54

Cause Number: 82D01-1602-MF-001012

Plaintiff: CITIMORTGAGE, INC.

Defendant: NICK RASCHE and OLD NATIONAL BANK, JANE DOE, AND JOHN DOE

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Vanderburgh 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 Twenty-three (23) in the plat of Section A in Lauderdale, an Addition to the City of Evansville, as per plat thereof, recorded in Plat Record I, Page 302 in the office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 7721 TAYLOR AVENUE, EVANSVILLE, IN 47715

Parcel No. 82-07-31-013-140.023-027

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.

David M. Johnson, Plaintiff's Attorney
Attorney No. 30354-45
Doyle & Foutty, P.C.
41 E Washington St., Suite 400
Indianapolis, in 46204

David L. Wedding, Sheriff

By: Regan Buchanan, Administrative Assistant
Phone: (812) 421-6225

Knight 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:

JANE DOE, OCCUPANT OF
7721 TAYLOR AVENUE
EVANSVILLE, IN 47715

JOHN DOE, OCCUPANT OF
7721 TAYLOR AVENUE
EVANSVILLE, IN 47715

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 17-0005-SS

Date & Time of Sale: Thursday, January 26, 2017 at 10:00 am

Sale Location: Civic Center Complex Room 301, 1 NW Martin Luther King Blvd

Published In: Evansville Courier/Press; Dec. 21, 28, 2016 & Jan. 4, 2016

Judgment to be Satisfied: \$130,590.71

Cause Number: 82D01-1603-MF-001348

Plaintiff: DITECH FINANCIAL LLC

Defendant: JAMES M. JUAREZ and AMY R. JUAREZ

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

Parcel I: Lot Forty-Two (42) Old State "One", An Addition Lying Near The City Of Evansville, As Per Plat Thereof, Recorded In Plat Book "K", Page 227, In The Office Of The Recorder Of Vanderburgh County, Indiana. Parcel Ii: Part Of The Southeast Quarter Of The Northwest Quarter Of Section 32, Township 5 South, Range 10 West In Vanderburgh County, Indiana Being More Particularly Described By Metes And Bounds As Follows: Commencing At The Northeast Corner Of The Southeast Quarter 01 The Northwest Quarter Of Section 32-5-10, Said Point Also Being The Southeast Corner Of Lot 27 In Old State One Subdivision As Per Plat Thereof In Plat Book K, Page 227 In The Office Of The Recorder Of Vanderburgh County, Indiana; Thence Along Said Quarter Quarter Section Line South 89 Degrees 53 Minutes 34 Seconds West 906.11 Feet To The Southeast Corner Of Lot No. 42 In Said Old State One Subdivision, Also Being The True Point Of Beginning; Thence South 00 Degrees 05 Minutes 20 Seconds East 154.85 Feet To The Center Of An Existing Ditch; Thence Along Said Ditch North 00 Degrees 08 Minutes 12 Seconds West 36.13 Feet; Thence Continue Along Said Ditch North 23 Degrees 58 Minutes 31 Seconds East 64.03 Feet; Thence Continue Along Said Ditch North 68 Degrees 37 Minutes 02 Seconds West 54.29 Feet; Thence North 00 Degrees 05 Minutes 20 Seconds West 70.25 Feet To The Southwest Corner Of Said Lot No. 42; Thence Along The South Line Thereof North 89 Degrees 53 Minutes 34 Seconds East 60.00 Feet To The True Point Of Beginning, Containing 0.145 Acres (6,334.464 Sq. Ft.).

Commonly Known as: 417 STRAWBERRY HILL, EVANSVILLE, IN 47711

Parcel No. 82-04-32-002-476.030-019

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.

Anthony L. Manna, Plaintiff's Attorney
Attorney No. 23663-49
Doyle & Foutty, P.C.
41 E Washington St., Suite 400
Indianapolis, IN 46204

David L. Wedding, Sheriff

By: Regan Buchanan, Administrative Assistant

Phone: (812) 421-6225

Center 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:
AMY R. JUAREZ
439 DELTA DRIVE
WOODLAND, CA 95695-5422

JAMES M. JUAREZ
439 DELTA DRIVE
WOODLAND, CA 95695-5422

THE OCCUPANTS OF
417 STRAWBERRY HILL
EVANSVILLE, IN 47711

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 17-0006-SS

Date & Time of Sale: Thursday, January 26, 2017 at 10:00 am

Sale Location: Civic Center Complex Room 301, 1 NW Martin Luther King Blvd

Published In: Evansville Courier/Press; Dec. 21, 28, 2016 & Jan. 4, 2016

Judgment to be Satisfied: \$100,906.90

Cause Number: 82C01-1509-MF-005039

Plaintiff: FIFTH THIRD MORTGAGE COMPANY

Defendant: PAULA J. HAZELWOOD and MEDICAL & PROFESSIONAL COLLECTION SERVICES, INC. AND CAPITAL ONE BANK,

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Vanderburgh 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 Twenty-five (25) in Block Sixteen (16) in Washington Terrace, an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book F, pages 222 and 223, in the Office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 2159 E. BLACKFORD AVENUE, EVANSVILLE, IN 47714

Parcel No. 82-06-27-016-033.051-027 (09-600-16-033-051)

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.

S Brent Potter, Plaintiff's Attorney
Attorney No. 10900-49
Doyle & Foutty, P.C.
41 E Washington Street, Ste 400
Indianapolis, IN 46204-2456
(317) 264-5000

David L. Wedding, Sheriff

By: Regan Buchanan, Administrative Assistant
Phone: (812) 421-6225

Knight 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:

OCCUPANTS
2159 E. BLACKFORD AVENUE
EVANSVILLE, IN 47714

PAULA J. HAZELWOOD
7574 N STATE ROAD 25
WINGATE, IN 47994

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

NOTICE OF SHERIFF'S SALE

CANCELED

Sheriff Sale File number: 17-0007-SS

Date & Time of Sale: Thursday, January 26, 2017 at 10:00 am

Sale Location: Civic Center Complex Room 301, 1 NW Martin Luther King Blvd

Published In: Evansville Courier/Press; Dec. 21, 28, 2016 & Jan. 4, 2016

Judgment to be Satisfied: \$62,115.57

Cause Number: 82D01-1512-MF-006676

Plaintiff: SPRINGLEAF FINANCIAL SERVICES, INC.

Defendant: JAMES A. WILSON and KATHY L. WILSON

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Vanderburgh 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 northwest quarter of the southwest quarter of section twenty-two (22), township six (6) south, range ten (10) west, in Vanderburgh County, Indiana, more particularly described as follows: Beginning at a point on the north line of said quarter quarter section five hundred sixty-six (566) feet east of the northwest corner thereof; running thence south one hundred eighty (180) feet; thence east and parallel to the north line of said quarter quarter section, fifty-three (53) feet; thence north and parallel to the west line of said quarter quarter section, one hundred eighty (180) feet; thence west along the north line of said quarter quarter section, fifty-three (53) feet to the place of beginning.

Commonly Known as: 2067 EAST COLUMBIA STREET, EVANSVILLE, IN 47711

Parcel No. 82-06-22-017-036.009-027

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.

S Brent Potter, Plaintiff's Attorney
Attorney No. 10900-49
Doyle & Foutty, P.C.
41 E Washington Street, Ste 400
Indianapolis, IN 46204-2456
(317) 264-5000

David L. Wedding, Sheriff

By: Regan Buchanan, Administrative Assistant

Phone: (812) 421-6225

Knight 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:

JAMES A. WILSON
2067 EAST COLUMBIA STREET
EVANSVILLE, IN 47711

KATHY L. WILSON
2067 EAST COLUMBIA STREET
EVANSVILLE, IN 47711

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 17-0008-SS

Date & Time of Sale: Thursday, January 26, 2017 at 10:00 am

Sale Location: Civic Center Complex Room 301, 1 NW Martin Luther King Blvd

Published In: Evansville Courier/Press; Dec. 21, 28, 2016 & Jan. 4, 2016

Judgment to be Satisfied: \$48,971.04

Cause Number: 82D07-1603-MF-001221

Plaintiff: DITECH FINANCIAL LLC

**Defendant: THE UNKNOWN HEIRS, LEGATEES, DEVISE, PERSONAL REPRESENTATIVES AND CREDITORS OF
LEANN POWELL AKA LEANN YEAGER, DECEASED**

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Vanderburgh 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 3 IN BLOCK 3 IN FAIRLAWN, AN ADDITION TO THE CITY OF EVANSVILLE, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK G, PAGE 243 IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA.

Commonly Known as: 1516 SOUTH ALVORD BLVD, EVANSVILLE, IN 47714

Parcel No. 82-06-34-012-040.003-027

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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Heather Grimstad, Plaintiff's Attorney
Attorney No. 32356-49
Doyle Legal Corporation PC
41 E Washington Street, Ste 400
Indianapolis, IN 46204-2456

David L. Wedding, Sheriff

By: Regan Buchanan, Administrative Assistant

Phone: (812) 421-6225

Knight 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:
THE OCCUPANTS OF
1516 SOUTH ALVORD BLVD.
EVANSVILLE, IN 47714

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 17-0009-SS

Date & Time of Sale: Thursday, January 26, 2017 at 10:00 am

Sale Location: Civic Center Complex Room 301, 1 NW Martin Luther King Blvd

Published In: Evansville Courier/Press; Dec. 21, 28, 2016 & Jan. 4, 2016

Judgment to be Satisfied: \$96,409.90

Cause Number: 82D01-1606-MF-003357

Plaintiff: FREEDOM MORTGAGE CORPORATION

Defendant: DOUGLAS G. AUBENQUE and STATE OF INDIANA

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Vanderburgh 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 Sixty-four (64) in Pleasant Acres, formerly Pfeiffer's Subdivision, an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book 1, pages 59 and 60 in the Office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 1225 RICHLAND AVE, EVANSVILLE, IN 47711-2815

Parcel No. 82-06-09-034-209.064-020

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.

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Matthew S Love, Plaintiff's Attorney
Attorney No. 18762-29
Feiwell & Hannoy PC
8415 Allison Pointe Boulevard, Suite 400
Indianapolis, IN 46250
(317) 237-2727
Atty File#: 091970F01

David L. Wedding, Sheriff

By: Regan Buchanan, Administrative Assistant
Phone: (812) 421-6225

Center 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:
DOUGLAS G. AUBENQUE
C/O CORRECTIONAL INDUSTRIAL FACILITY
5124 REFORMATORY RD
PENDLETON, IN 46064

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 17-0010-SS

Date & Time of Sale: Thursday, January 26, 2017 at 10:00 am

Sale Location: Civic Center Complex Room 301, 1 NW Martin Luther King Blvd

Published In: Evansville Courier/Press; Dec. 21, 28, 2016 & Jan. 4, 2016

Judgment to be Satisfied: \$34,466.94

Cause Number: 82D05-1608-MF-003953

Plaintiff: BAYVIEW LOAN SERVICING, LLC

Defendant: WILLIAM H. MCCALLISTER and DEACONESS HOSPITAL, INC.

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Vanderburgh 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 Thirty One (31) in Reis and Kroener's Subdivision of Block Thirty-two (32) of the Town of Lamasco City, now a part of the City of Evansville, as per plat thereof, recorded in Plat Book A, page 13 and transcribed of record in Plat Book E, page 43 in the Office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 1316 W DELAWARE ST, EVANSVILLE, IN 47710-1436

Parcel No. 11-620-29-095-028

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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Matthew S Love, Plaintiff's Attorney
Attorney No. 18762-29
Feiwell & Hannoy PC
8415 Allison Pointe Boulevard, Suite 400
Indianapolis, IN 46250
(317) 237-2727
Atty File#: 092148F01

David L. Wedding, Sheriff

By: Regan Buchanan, Administrative Assistant
Phone: (812) 421-6225

Pigeon 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:
WILLIAM H. MCCALLISTER
3568 EBY RD
BOONVILLE, IN 47601-9499

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

NOTICE OF SHERIFF'S SALE

CANCELED

Sheriff Sale File number: 17-0011-SS

Date & Time of Sale: Thursday, January 26, 2017 at 10:00 am

Sale Location: Civic Center Complex Room 301, 1 NW Martin Luther King Blvd

Published In: Evansville Courier/Press; Dec. 21, 28, 2016 & Jan. 4, 2016

Judgment to be Satisfied: \$82,808.55

Cause Number: 82D07-1607-MF-003588

Plaintiff: PINGORA LOAN SERVICING, LLC

Defendant: JOSHUA M. ANDREW and CREDIT ACCEPTANCE CORPORATION

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Vanderburgh 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 8-A in Replat of Part of Lot Eight (8) in Block Eight (8) Brookhaven, an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book P, page 193, in the Office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 1730 E BLACKFORD AVE, EVANSVILLE, IN 47714-2157

Parcel No. 82-06-28-011-202-001-027

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.

Bryan K Redmond, Plaintiff's Attorney
Attorney No. 22108-29
Feiwell & Hannoy PC
8415 Allison Pointe Boulevard, Suite 400
Indianapolis, IN 46250
(317) 237-2727

David L. Wedding, Sheriff

By: Regan Buchanan, Administrative Assistant
Phone: (812) 421-6225

Knight 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:

JOSHUA M. ANDREW
1730 E BLACKFORD AVE
EVANSVILLE, IN 47714-2157

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

NOTICE OF SHERIFF'S SALE

CANCELED

Sheriff Sale File number: 17-0012-SS

Date & Time of Sale: Thursday, January 26, 2017 at 10:00 am

Sale Location: Civic Center Complex Room 301, 1 NW Martin Luther King Blvd

Published In: Evansville Courier/Press; Dec. 21, 28, 2016 & Jan. 4, 2016

Judgment to be Satisfied: \$100,828.74

Cause Number: 82C01-1509-MF-004615

Plaintiff: OCWEN LOAN SERVICING, LLC

Defendant: DAVID E. WOODS and REBECCA J. WOODS AND STATE OF INDIANA DEPARTMENT OF REVENUE

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Vanderburgh 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 27 and the adjoining West 1/2 of Lot 26 in Block 1 in Harwood, an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book 8, pages 48 and 49, in the Office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 829 LOHOFF AVENUE, EVANSVILLE, IN 47710

Parcel No. 82-06-18-034-186.022-020

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.

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

David L. Wedding, Sheriff

By: Regan Buchanan, Administrative Assistant
Phone: (812) 421-6225

Center 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:

DAVID E. WOODS
829 LOHOFF AVENUE
EVANSVILLE, IN 47710

REBECCA J. WOODS
829 LOHOFF AVENUE
EVANSVILLE, IN 47710

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

NOTICE OF SHERIFF'S SALE

CANCELED

Sheriff Sale File number: 17-0013-SS

Date & Time of Sale: Thursday, January 26, 2017 at 10:00 am

Sale Location: Civic Center Complex Room 301, 1 NW Martin Luther King Blvd

Published In: Evansville Courier/Press; Dec. 21, 28, 2016 & Jan. 4, 2016

Judgment to be Satisfied: \$337,420.88

Cause Number: 82D03-1002-MF-000672

Plaintiff: DEUTSCHE BANK TRUST COMPANY AMERICAS, AS TRUSTEE FOR RESIDENTIAL ACCREDIT LOANS, INC., MORTGAGE ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2006-QA10

Defendant: PATTI A TETHEROW, AKA PATTI TETHEROW and PERSONAL FINANCE COMPANY LLC AND CADLEROCK JOINT VENTURES LP

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

Thirty-seven and Fifth Tenths (37.5) feet of Lot Two (2) adjoining Lot Three (3) and Twentyfive (25) feet of Lot Three (3) adjoining Lot Two (2) in Ashland Place, an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book A, pages 36, 37 and 38, and transcribed of record in Plat Book E, pages 40, 41, and 42 in the office of the Vanderburgh County Recorder.

Commonly Known as: 807 SOUTHEAST 1ST STREET, EVANSVILLE, IN 47713

Parcel No. 82-06-31-020-082.013-029

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

David L. Wedding, Sheriff

By: Regan Buchanan, Administrative Assistant

Phone: (812) 421-6225

Pigeon Township

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

PLEASE SERVE:

PATTI A TETHEROW, AKA PATTI TETHEROW
807 SOUTHEAST 1ST STREET
APT A
EVANSVILLE, IN 47713

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 17-0014-SS

Date & Time of Sale: Thursday, January 26, 2017 at 10:00 am

Sale Location: Civic Center Complex Room 301, 1 NW Martin Luther King Blvd

Published In: Evansville Courier/Press; Dec. 21, 28, 2016 & Jan. 4, 2016

Judgment to be Satisfied: \$61,784.00

Cause Number: 82D06-1605-MF-002613

Plaintiff: OCWEN LOAN SERVICING, LLC

Defendant: NANCY E. COOK and JAMES A. COOK AND RANDY A. COOK

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Vanderburgh 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 Fifteen (15) in Clayton Terrace, an Addition to the City of Evansville, Vanderburgh County, Indiana, according to the recorded plat thereof, as recorded in Plat Book I, Page 170 in the Office of the Recorder of Vanderburgh County, Indiana

Commonly Known as: 5100 CONLIN AVENUE, EVANSVILLE, IN 47715-5767

Parcel No. 82-06-36-011-136.006-027

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

David L. Wedding, Sheriff

By: Regan Buchanan, Administrative Assistant
Phone: (812) 421-6225

Knight 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:

JAMES A. COOK
5100 CONLIN AVENUE
EVANSVILLE, IN 47715

NANCY E. COOK
5100 CONLIN AVENUE
EVANSVILLE, IN 47715

RANDY A. COOK
5104 CONLIN AVENUE
EVANSVILLE, IN 47715

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

NOTICE OF SHERIFF'S SALE

CANCELED

Sheriff Sale File number: 17-0015-SS

Date & Time of Sale: Thursday, January 26, 2017 at 10:00 am

Sale Location: Civic Center Complex Room 301, 1 NW Martin Luther King Blvd

Published In: Evansville Courier/Press; Dec. 21, 28, 2016 & Jan. 4, 2016

Judgment to be Satisfied: \$119,937.23

Cause Number: 82C01-1603-MF-001622

Plaintiff: PLANET HOME LENDING, LLC

Defendant: TIMOTHY DASHER, AKA TIMOTHY S. DASHER and LAUREN C. DASHER, STONECREEK HOMEOWNERS ASSOCIATION AND MIDLAND FUNDING LLC AS SUCCESSOR IN INTEREST TO SYNCHRONY BANK AS ISSUER OR CARE CREDIT CARD

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Vanderburgh 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 Thirty-four (34) in Stonecreek Section 5, of a subdivision of Vanderburgh County, Indiana, as shown of record in Plat Book R, page 92 in the office of the Recorder of Vanderburgh County, Indiana, as Instrument No. 2004R00003033.

Commonly Known as: 10140 CLIPPINGER ROAD, EVANSVILLE, IN 47725

Parcel No. 82-04-22-002-801.002-019

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

David L. Wedding, Sheriff

By: Regan Buchanan, Administrative Assistant
Phone: (812) 421-6225

Center 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:

TIMOTHY DASHER, AKA TIMOTHY S. DASHER
10140 CLIPPINGER ROAD
EVANSVILLE, IN 47725

LAUREN C. DASHER
P.O. BOX 2553
EVANSVILLE, IN 47728

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 17-0016-SS

Date & Time of Sale: Thursday, January 26, 2017 at 10:00 am

Sale Location: Civic Center Complex Room 301, 1 NW Martin Luther King Blvd

Published In: Evansville Courier/Press; Dec. 21, 28, 2016 & Jan. 4, 2016

Judgment to be Satisfied: \$55,982.22

Cause Number: 82D06-1607-MF-003813

Plaintiff: DISTRESSED NOTE SOLUTIONS

Defendant: JACQUELYN L. KING

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Vanderburgh 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 Sixty-nine (69) in Schreeder Place, an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book F, Page 106, in the Office of the Recorder of Vanderburgh County, Indiana, more particularly described as follows; Beginning at the Southeast corner of said lot, at the intersection of Bellemeade and Norman Avenue; thence North along the East line of said lot 50 feet; thence at right angles West 100 feet; thence South, parallel with the East line of said lot 50 feet to the South line of said lot; thence East, along the South line of said lot, 100 feet to the place of beginning.

Commonly Known as: 645 S. NORMAN AVENUE, EVANSVILLE, IN 47714

Parcel No. 82-06-28-015-032.034-027

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 D Cross, Plaintiff's Attorney
Attorney No. 29878-49
Mercer Belanger
One Indiana Square, Ste 1500
Indianapolis, IN 462042
(317) 636-3551

David L. Wedding, Sheriff

By: Regan Buchanan, Administrative Assistant
Phone: (812) 421-6225

Knight 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 OCCUPANT
645 S. NORMAN AVENUE
EVANSVILLE, IN 47714

MALLORY DECKARD
KAHN, DEES, DONOVAN & KAHN, LLP
501 MAIN ST
SUITE 305
PO BOX 3646
EVANSVILLE, IN 47735

JACQUELYN KING
5519 TONI COURT
DAYTON, OH 45424

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

NOTICE OF SHERIFF'S SALE

CANCELED

Sheriff Sale File number: 17-0017-SS

Date & Time of Sale: Thursday, January 26, 2017 at 10:00 am

Sale Location: Civic Center Complex Room 301, 1 NW Martin Luther King Blvd

Published In: Evansville Courier/Press; Dec. 21, 28, 2016 & Jan. 4, 2016

Judgment to be Satisfied: \$122,511.40

Cause Number: 82D07-1606-MF-002908

Plaintiff: FEDERAL NATIONAL MORTGAGE ASSOCIATION ("FANNIE MAE"), A CORPORATION ORGANIZED AND EXISTING UNDER THE LAWS OF THE UNITED STATES OF AMERICA

Defendant: HARRY W. WATSON

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Vanderburgh 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 Twenty-nine (29) and Thirty (30) in Block Nine (9) in Industrial Addition, an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book G, pages 136 and 137, in the Office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 1915 S HELFRICH AVE, EVANSVILLE, IN 47712

Parcel No. 82-05-34-018-146.028-025

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.

Jennifer D McNair, Plaintiff's Attorney
Attorney No. 21220-49
Mercer Belanger
One Indiana Square, Ste 1500
Indianapolis, IN 46204
(317) 636-3551

David L. Wedding, Sheriff

By: Regan Buchanan, Administrative Assistant
Phone: (812) 421-6225

Perry 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:

BILLIE A. WATSON
1915 S. HELFRICH AVENUE
EVANSVILLE, IN 47712

HARRY W. WATSON
1915 S HELFRICH AVE
EVANSVILLE, IN 47712

JERROD HART
1915 S. HELFRICH AVENUE
EVANSVILLE, IN 47712

MISTY HART
1915 S. HELFRICH AVENUE
EVANSVILLE, IN 47712

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

NOTICE OF SHERIFF'S SALE

CANCELED

Sheriff Sale File number: 17-0018-SS

Date & Time of Sale: Thursday, January 26, 2017 at 10:00 am

Sale Location: Civic Center Complex Room 301, 1 NW Martin Luther King Blvd

Published In: Evansville Courier/Press; Dec. 21, 28, 2016 & Jan. 4, 2016

Judgment to be Satisfied: \$34,906.00

Cause Number: 82D03-1401-MF-000567

Plaintiff: FIRST FEDERAL SAVINGS BANK

Defendant: JOHN R. GAUER

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Vanderburgh 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 Nine (9) and Ten (10) in Dixieland Addition, an Addition to the City of Evansville, as per plat thereof recorded in Plat Book G, page 235, in the Office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 722 E. PARKLAND AVE, EVANSVILLE, IN 47711

Parcel No. 82-06-17-031-076.002-029

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.

Jennifer Watkins, Plaintiff's Attorney
Attorney No. 22981-49-A
Mercer Belanger
One Indiana Square, Ste 1500
Indianapolis, IN 46204
(317) 636-3551

David L. Wedding, Sheriff

By: Regan Buchanan, Administrative Assistant
Phone: (812) 421-6225

Pigeon 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:

JEAN M. BLANTON
20 N.W. FIRST STREET
P.O. BOX 916
EVANSVILLE, IN 47706

JOHN J. JEWELL
TRIMBLE & JEWELL
706 COURT STREET
P.O. BOX 1107
EVANSVILLE, IN 47706-1107

SHEILA R. GAUER
722 E. PARKLAND AVENUE
EVANSVILLE, IN 47711

JOHN R. GAUER
2456 W. VIRGINIA STREET
EVANSVILLE, IN 47712

MICHAEL E. DIRIENZO
KAHN DEES DONOVAN & KAHN, LLP
501 MAIN STREET, SUITE 305
P.O. BOX 3646
EVANSVILLE, IN 47735-3646

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

NOTICE OF SHERIFF'S SALE

CANCELED

Sheriff Sale File number: 17-0019-SS

Date & Time of Sale: Thursday, January 26, 2017 at 10:00 am

Sale Location: Civic Center Complex Room 301, 1 NW Martin Luther King Blvd

Published In: Evansville Courier/Press; Dec. 21, 28, 2016 & Jan. 4, 2016

Judgment to be Satisfied: \$109,412.01

Cause Number: 82D01-1601-MF-000054

Plaintiff: MATRIX FINANCIAL SERVICES CORPORATION

Defendant: STEPHEN G. CREECH AKA STEPHEN CREECH and ET AL

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Vanderburgh 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 Thirty-two (32) in Schreeder Place, an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book F, page 106 in the office of the Recorder of Vanderburgh County, Indiana. SUBJECT TO LIENS, ENCUMBRANCES AND EASEMENTS OF RECORD.

Commonly Known as: 803 SOUTH FREDERICK STREET, AKA 803 FREDERICK STREET, EVANSVILLE, IN 47714

Parcel No. 82-06-28-015-033.014-027

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

David L. Wedding, Sheriff

By: Regan Buchanan, Administrative Assistant
Phone: (812) 421-6225

Knight 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
C/O HIGHEST EXECUTIVE OFFICER PRESENT
302 W. WASHINGTON STREET, SOUTH 5TH FLOOR
INDIANAPOLIS, IN 46204

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

CONOR O'DANIEL
DEFENDANTS COUNSEL FOR CREECH, STEPHEN
AKA STEPHEN, CREECH, CHRISTINE J., CREECH
STEPHEN G. CREECH AKA STEPHEN
3820 OAK HILL ROAD
EVANSVILLE, IN 47711

PATRICIA JOHNSON
COUNSEL FOR PLAINTIFF
809 WRIGHT SUMMIT PARKWAY SUITE 200
FORT WRIGHT, KY 41011

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 17-0020-SS

Date & Time of Sale: Thursday, January 26, 2017 at 10:00 am

Sale Location: Civic Center Complex Room 301, 1 NW Martin Luther King Blvd

Published In: Evansville Courier/Press; Dec. 21, 28, 2016 & Jan. 4, 2016

Judgment to be Satisfied: \$103,677.61

Cause Number: 82C01-1409-MF-004206

Plaintiff: NATIONSTAR MORTGAGE LLC

Defendant: JOHANNA F. EDWARDS and ET AL

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

The following described real estate in Vanderburgh County, State of Indiana, to-wit: Lot Thirteen (13) in North Ridge Subdivision No. 3, an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book J, page 210 in the office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 4917 NORBOURNE WAY, EVANSVILLE, IN 47710

Parcel No. 82-05-01-034-241.013-020

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.

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

David L. Wedding, Sheriff

By: Regan Buchanan, Administrative Assistant
Phone: (812) 421-6225

Center 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:

DONALD J. FUCHS
25 NW RIVERSIDE DRIVE
SUITE 100
EVANSVILLE, IN 47708

ZARKSIS DAROGA
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: 17-0021-SS

Date & Time of Sale: Thursday, January 26, 2017 at 10:00 am

Sale Location: Civic Center Complex Room 301, 1 NW Martin Luther King Blvd

Published In: Evansville Courier/Press; Dec. 21, 28, 2016 & Jan. 4, 2016

Judgment to be Satisfied: \$56,056.80

Cause Number: 82C01-1604-MF-001836

Plaintiff: THE BANK OF NEW YORK MELLON VIDA THE BANK OF NEW YORK, AS SUCCESSOR IN INTEREST TO JPMORGAN CHASE BANK, AS TRUSTEE FOR CENTEX HOME EQUITY LOAN TRUST 2004-A

Defendant: DONALD SHANE ASHBY and ET AL.

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Vanderburgh 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 TWENTY-ONE (21) IN BLOCK ONE HUNDRED FORTY-EIGHT (148) IN EVANSVILLE INDUSTRIAL ADDITION AS PER PLAT THEREOF RECORDED IN PLAT RECORD F, PAGES 190-191, IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA.

Commonly Known as: 507 SOUTH CRAIG AVENUE, EVANSVILLE, IN 47712

Parcel No. 82-05-27-018-171.055-025

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.

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

David L. Wedding, Sheriff

By: Regan Buchanan, Administrative Assistant
Phone: (812) 421-6225

Perry 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:

DENISE FAYE ENLOW A/K/A DENISE FAYE ASHBY
4315 STRINGTOWN ROAD
EVANSVILLE, IN 47711

DONALD SHANE ASHBY
507 SOUTH CRAIG AVENUE
EVANSVILLE, IN 47712

ZARKSIS DAROGA ESQ. (17288-49)
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: 17-0022-SS

Date & Time of Sale: Thursday, January 26, 2017 at 10:00 am

Sale Location: Civic Center Complex Room 301, 1 NW Martin Luther King Blvd

Published In: Evansville Courier/Press; Dec. 21, 28, 2016 & Jan. 4, 2016

Judgment to be Satisfied: \$126,258.06

Cause Number: 82C01-1607-MF-003639

Plaintiff: DITECH FINANCIAL LLC

Defendant: JONI SAMUEL and ET AL

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Vanderburgh 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 Eleven (11) in Block Nine (9) in Country Club Meadows No. 2 an addition to the City of Evansville, as per plat thereof, recorded in Plat Book J, page 115 in the Office of the Recorder of Vanderburgh County, Indiana

Commonly Known as: 4218 TREMONT ROAD, EVANSVILLE, IN 47710-3666

Parcel No. 82-06-07-034-151.003-020

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.

Kristin L Durianski, Plaintiff's Attorney
Attorney No. 24866-64
Unterberg & Associates PC
8050 Cleveland Place
Merrillville, IN 46410
(219) 736-5579

David L. Wedding, Sheriff

By: Regan Buchanan, Administrative Assistant
Phone: (812) 421-6225

Center 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:

IAN MADDOX
4218 TREMONT ROAD
EVANSVILLE, IN 47710-3666

JONI SAMUEL
4218 TREMONT ROAD
EVANSVILLE, IN 47710-3666

IAN MADDOX
11668 DENZER ROAD
EVANSVILLE, IN 47712

IAN MADDOX
2390 VIEHE DRIVE
EVANSVILLE, IN 47725-9271

JONI SAMUEL
2390 VIEHE DRIVE
EVANSVILLE, IN 47725-9271

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 17-0023-SS

Date & Time of Sale: Thursday, January 26, 2017 at 10:00 am

Sale Location: Civic Center Complex Room 301, 1 NW Martin Luther King Blvd

Published In: Evansville Courier/Press; Dec. 21, 28, 2016 & Jan. 4, 2016

Judgment to be Satisfied: \$88,503.72

Cause Number: 82C01-1509-MF-004773

Plaintiff: U.S. BANK TRUST, N.A., AS TRUSTEE FOR LSF9 MASTER PARTICIPATION TRUST

Defendant: THOMAS D. ROBERTS and ET AL

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Vanderburgh 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 57 in the Village at Timber Park Section 3, an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book P, page 102, in the Office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 3820 PARK RIDGE DRIVE, EVANSVILLE, IN 47715-1395

Parcel No. 86-06-11-016-109.010-027

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.

Robert S Kruszynski, Plaintiff's Attorney
Attorney No. 15488-45
Unterberg & Associates PC
8050 Cleveland Place
Merrillville, IN 46410
(219) 736-5579
Atty File#: 1022023

David L. Wedding, Sheriff

By: Regan Buchanan, Administrative Assistant

Phone: (812) 421-6225

Knight 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:

THOMAS D. ROBERTS
3820 PARK RIDGE DRIVE
EVANSVILLE, IN 47715-1395

THOMAS D. ROBERTS
302 SOUTH JACKSON STREET
SALEM, MO 65560-1911