

Updated: 12/07/21 at 1:08 AM

NOTICES OF SHERIFF'S SALE

Date & Time of Sale: Wed, Dec 08, 2021 at 10:00 am

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

NOTICE OF SHERIFF'S SALE

CANCELED

Sheriff Sale File number: 18-21-0072-SS

Date & Time of Sale: Wednesday, December 08, 2021 at 10:00 am

Sale Location: Delaware County Justice and Rehabilitation Center, 3100 S. Tillotson Ave

Judgment to be Satisfied: \$77,881.43

Cause Number: 18C04-1810-MF-000217

Plaintiff: WELLS FARGO BANK, N.A.

Defendant: TERESA M. JETER-NEWBURN and ET AL

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Delaware 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 Numbered Twenty-one (21), Twenty-two (22), Twenty-three (23) and Twenty-four (24) in Block Nineteen (19), excepting therefrom Seventy-five (75) feet of equal width off of the entire North side of said Lots, all in Norvan Johnson's Addition to the City of Muncie, Indiana, a plat of which is found in Plat Book 2 page 118 of the records of plats of Delaware County, Indiana.

Commonly Known as: 901 NORTH GREENBRIAR ROAD, MUNCIE, IN 47304-3261

Parcel No. 18-11-07-282-034.000-003

Together with rents, issues, income and profits thereof, this sale will be made without relief from valuation or appraisal laws. In accordance to the requirements of IC 32-29-7-3, this Notice shall also represent service of Notice of Sale of this real estate upon the owners.

* An entire Sheriff's Sale may be cancelled due to inclement weather or other county emergencies. If the entire Sheriff's Sale is cancelled, each parcel will be cancelled. Each parcel will be assigned to the next available sale (normally 2 months from original sale). This will allow compliance with Indiana Code concerning posting, publication, and serving time frames. Also, new Sheriff's Sale fees will be assessed and the parcels will be automatically re-advertised. The plaintiff will be responsible for the new fees and advertising costs.

Kristin L Durianski, Plaintiff's Attorney
Attorney No. 24866-64
Codilis Law, LLC
8050 Cleveland Place
Merrillville, IN 46410
(219) 736-5579
Atty File#: 1031131

Tony Skinner, Sheriff

By: Nancy Marvin, Lieutenant
Phone: 765-747-7885

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:

TERESA M. JETER-NEWBURN
901 NORTH GREENBRIAR ROAD
MUNCIE, IN 47304-3261

TERESA M. JETER-NEWBURN
5104 WEST SHORELINE TERRACE
MUNCIE, IN 47304-6091

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 18-21-0073-SS

Date & Time of Sale: Wednesday, December 08, 2021 at 10:00 am

Sale Location: Delaware County Justice and Rehabilitation Center, 3100 S. Tillotson Ave

Judgment to be Satisfied: \$27,901.93

Cause Number: 18C05-1911-MF-000207

Plaintiff: NORTHWEST BANK

Defendant: CARL LAMBERT, DECEASED

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Delaware 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 numbered Twelve (12) in Block Sixty-five (65) in the Muncie Natural Gas Land Improvement Company's subdivision of the Galliher and OHMER Tracts, an addition to the City of Muncie. Indiana.

Commonly Known as: 2008 S WALNUT, MUNCIE, IN 47302

Parcel No. 18-11-22-105-005.000-003

Together with rents, issues, income and profits thereof, this sale will be made without relief from valuation or appraisal laws. In accordance to the requirements of IC 32-29-7-3, this Notice shall also represent service of Notice of Sale of this real estate upon the owners.

* An entire Sheriff's Sale may be cancelled due to inclement weather or other county emergencies. If the entire Sheriff's Sale is cancelled, each parcel will be cancelled. Each parcel will be assigned to the next available sale (normally 2 months from original sale). This will allow compliance with Indiana Code concerning posting, publication, and serving time frames. Also, new Sheriff's Sale fees will be assessed and the parcels will be automatically re-advertised. The plaintiff will be responsible for the new fees and advertising costs.

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

Tony Skinner, Sheriff

By: Nancy Marvin, Lieutenant
Phone: 765-747-7885

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:

JEFFREY KEVIN EICHER
DEIGHAN LAW LLC
3836 N. FOREST LANE
GREENFIELD, IN 46140

OCCUPANT(S) OF 2008 S WALNUT, MUNCIE, IN 473
2008 S WALNUT
MUNCIE, IN 47302

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 18-21-0074-SS

Date & Time of Sale: Wednesday, December 08, 2021 at 10:00 am

Sale Location: Delaware County Justice and Rehabilitation Center, 3100 S. Tillotson Ave

Judgment to be Satisfied: \$50,828.50

Cause Number: 18C05-1911-MF-000216

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

**Defendant: HOWARD L. PRIVETT JR. A/K/A HOWARD LESLIE PRIVETT A/K/A HOWARD LESLIE PRIVETT JR.
and TAMMY J. PRIVETT A/K/A TAMMY JEAN PRIVETT A/K/A TAMMY JEAN FEUSTON, THE
UNKNOWN HEIRS AT LAW OF ARCHIVE LAPIN, DECEASED AND COUNTRYWIDE BANK N.A.**

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Delaware 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 One Hundred Eighty-two (182) in Granville Park, an Addition to the City of Muncie, Indiana, a plat of which is recorded in Plat Book 7 Page 62 of the records of plats of Delaware County, Indiana

Commonly Known as: 2909 N BARR ST, MUNCIE, IN 47303

Parcel No. 18-11-03-180-022.000-003

Together with rents, issues, income and profits thereof, this sale will be made without relief from valuation or appraisal laws. In accordance to the requirements of IC 32-29-7-3, this Notice shall also represent service of Notice of Sale of this real estate upon the owners.

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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

PROPERTY MUST BE VACATED
BY DAY OF THE SHERIFF SALE

Tony Skinner, Sheriff

By: Nancy Marvin, Lieutenant

Phone: 765-747-7885

Center Township

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

PLEASE SERVE:

HOWARD L. PRIVETT JR. A/K/A HOWARD LESLIE PR
2909 N BARR ST
MUNCIE, IN 47303

TAMMY J. PRIVETT A/K/A TAMMY JEAN PRIVETT A/
2909 N BARR ST
MUNCIE, IN 47303

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

NOTICE OF SHERIFF'S SALE

CANCELED

Sheriff Sale File number: 18-21-0075-SS

Date & Time of Sale: Wednesday, December 08, 2021 at 10:00 am

Sale Location: Delaware County Justice and Rehabilitation Center, 3100 S. Tillotson Ave

Judgment to be Satisfied: \$31,673.46

Cause Number: 18C05-2106-MF-000028

Plaintiff: SCOTT AND TANYA SMITH 75% TENANTS IN COMMON INTEREST AND INTEGRITY WEALTH BUILDING LLC 25% TENANTS IN COMMON INTEREST

Defendant: LEIGH A. BARNHART and UN1FUND CCR, LLC

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Delaware 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 NUMBERED TWENTY-EIGHT (28) IN MELROSE, AN ADDITION TO THE CITY OF MUNCIE, INDIANA. SUBJECT TO ALL LIENS, EASEMENTS AND ENCUMBRANCES OF RECORD.

Commonly Known as: 2308 NORTH BLAINE STREET, MUNCIE, IN 47303

Parcel No. 18-11-03-427-009.000-003

Together with rents, issues, income and profits thereof, this sale will be made without relief from valuation or appraisal laws. In accordance to the requirements of IC 32-29-7-3, this Notice shall also represent service of Notice of Sale of this real estate upon the owners.

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

PROPERTY MUST BE VACATED
BY DAY OF THE SHERIFF SALE

Tony Skinner, Sheriff
By: Nancy Marvin, Lieutenant
Phone: 765-747-7885
Center Township

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

PLEASE SERVE:
LEIGH A. BARNHART
2308 NORTH BLAINE STREET
MUNCIE, IN 47303

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 18-21-0076-SS

Date & Time of Sale: Wednesday, December 08, 2021 at 10:00 am

Sale Location: Delaware County Justice and Rehabilitation Center, 3100 S. Tillotson Ave

Judgment to be Satisfied: \$177,474.51

Cause Number: 18C05-2107-MF-000030

Plaintiff: HMC ASSETS, LLC, SOLELY IN ITS CAPACITY AS SEPARATE TRUSTEE OF CAM XI TRUST

Defendant: JESUS CARDOZA A/K/A JESUS R. CARDOZA and ET AL

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Delaware 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 Numbered Thirty-two (32) in Creekwood Estates, Section "C", an Addition located in Hamilton Township, Delaware County, Indiana, a plat of which is recorded in Plat Book 14, pages 131-132, of the records of plats of Delaware County, Indiana.

Commonly Known as: 8704 NORTH ROCK CREEK COURT, MUNCIE, IN 47303-9385

Parcel No. 18-07-17-401-041.000-006

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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Brian C. Berger, Plaintiff's Attorney
Attorney No. 19753-45
Codilis Law, LLC
8050 Cleveland Place
Merrillville, IN 46410
(219) 736-5579
Atty File#: 1036581

Tony Skinner, Sheriff

By: Nancy Marvin, Lieutenant

Phone: 765-747-7885

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:

JESUS CARDOZA A/K/A JESUS R. CARDOZA
8704 NORTH ROCK CREEK COURT
MUNCIE, IN 47303-9385

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 18-21-0077-SS

Date & Time of Sale: Wednesday, December 08, 2021 at 10:00 am

Sale Location: Delaware County Justice and Rehabilitation Center, 3100 S. Tillotson Ave

Judgment to be Satisfied: \$113,985.34

Cause Number: 18C05-2106-MF-000029

Plaintiff: REVERSE MORTGAGE FUNDING LLC

Defendant: BARBARA J. WAKE

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Delaware 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 Thirty-five (35) and ten (10) feet of equal width off of the entire West side of Lots Number thirty-four (34) in Brewington addition to the City of Muncie, Indiana, a plat of which is recorded in Plat Book 6, Page 24, in the Office of the Recorder of Delaware County, Indiana.

Commonly Known as: 3109 W STRADLING DRIVE, MUNCIE, IN 47304

Parcel No. 07-29-354-005.000-007

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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Jessica Owens, Plaintiff's Attorney
Attorney No. 26533-49
Doyle & Foutty, P.C.
41 E Washington St., Suite 400
Indianapolis, in 46204

PROPERTY MUST BE VACATED
BY DAY OF THE SHERIFF SALE

Tony Skinner, Sheriff

By: Nancy Marvin, Lieutenant

Phone: 765-747-7885

Hamilton Township

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

PLEASE SERVE:
BARBARA J. WAKE
PO BOX 206
ALBANY, IN 47320

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 18-21-0078-SS

Date & Time of Sale: Wednesday, December 08, 2021 at 10:00 am

Sale Location: Delaware County Justice and Rehabilitation Center, 3100 S. Tillotson Ave

Judgment to be Satisfied: \$90,155.03

Cause Number: 18C05-2106-MF-000027

Plaintiff: MIDFIRST BANK

Defendant: KATIE L. STAFFORD and KOWAN E. ERVIN

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Delaware 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 Numbered 39, 40, 41 and 42 in Indian Meadows, an Addition to the Town of Royerton, a plat of which is shown in Plat Book 8, Page 51 of the records of Delaware County, Indiana. EXCEPT THAT PORTION OF THE ABOVE DESCRIBED LAND THAT IS CONTAINED IN THE FOLLOWING DESCRIPTION: A part of the Northeast Quarter of Section 15, Township 21 North, Range 10 East, Delaware County, Indiana, and a part of Lots 41 and 42 in Indian Meadows, an Addition to the Town of Royerton, a plat of which is shown in Plat Book 8, Page 51 of the records of Delaware County, Indiana, and being described as follows: Beginning at the Northeast corner of said Lot 42; thence South 00 degrees 17 minutes 43 seconds West 64.136 meters (210.42 feet) along the East line of said Lots to the Southeast corner of said Lot 41; thence South 90 degrees 00 minutes 00 seconds East 9.144 meters (30.00 feet) along the prolonged South line of said Lot 41, to a point on the East line of said Section 15 (said point being South 00 degrees 17 minutes 43 seconds West 201.168 meters [660.00 feet] from the Northeast corner of said Section); thence South 00 degrees 17 minutes 43 seconds West 22.860 meters (75.00 feet) along said East line to the Southeast corner of Grantor's land; thence North 90 degrees 00 minutes 00 seconds West 16.101 meters (52.32 feet) along the South line of Grantor's land; thence North 00 degrees 19 minutes 16 seconds East 15.556 meters (51.04 feet); thence North 02 degrees 32 minutes 29 seconds West 40.050 meters (131.40 feet); thence North 05 degrees 46 minutes 15 seconds East 31.588 meters (103.64 feet) to a point in the North line of said Lot 42; thence South 90 degrees 00 minutes 00 seconds East 5.918 meters (19.42 feet) along said North line to the point of beginning and containing 0.0868 hectares (0.215 acres), more or less, inclusive of the presently existing right-of-way which contains 0.0705 hectares (0.175 acres), more or less, for a net additional taking of 0.0163 hectares (0.040 acres), more or less which included 499.0 square meters (5.371 square feet), more or less, in said lots.

Commonly Known as: 1609 E ROYERTON RD, MUNCIE, IN 47303

Parcel No. 18-07-15-228-003.000-006 & 18-07-15-228-002.000-006 & 18-07-15-228- 001.000-006

Together with rents, issues, income and profits thereof, this sale will be made without relief from valuation or appraisal laws. In accordance to the requirements of IC 32-29-7-3, this Notice shall also represent service of Notice of Sale of this real estate upon the owners.

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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

Tony Skinner, Sheriff

By: Nancy Marvin, Lieutenant
Phone: 765-747-7885

Delaware 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:

OCCUPANT(S) OF 1609 E ROYERTON RD, MUNCIE, I
1609 E ROYERTON RD
MUNCIE, IN 47303

KATIE L. STAFFORD
P.O. BOX 3332
MUNCIE, IN 47307

KOWAN E. ERVIN
1835 E WREN BVD
ALBANY, IN 47320

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

NOTICE OF SHERIFF'S SALE

CANCELED

Sheriff Sale File number: 18-21-0079-SS

Date & Time of Sale: Wednesday, December 08, 2021 at 10:00 am

Sale Location: Delaware County Justice and Rehabilitation Center, 3100 S. Tillotson Ave

Judgment to be Satisfied: \$47,394.65

Cause Number: 18C05-2107-MF-000031

Plaintiff: LAKEVIEW LOAN SERVICING, LLC

Defendant: PAMELLA M. AUSTIN and STATE OF INDIANA

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Delaware 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 Numbered Thirty-eight (38) in Brookview, an Addition to the City of Muncie, Indiana, a plat of which is recorded in Plat Book 7, page 23, of the records of Plats of Delaware County, Indiana.

Commonly Known as: 2018 S GILMAN AVE, MUNCIE, IN 47302-2062

Parcel No. 18-11-20-204-009.000-003

Together with rents, issues, income and profits thereof, this sale will be made without relief from valuation or appraisal laws. In accordance to the requirements of IC 32-29-7-3, this Notice shall also represent service of Notice of Sale of this real estate upon the owners.

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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#: 104231F01

Tony Skinner, Sheriff
By: Nancy Marvin, Lieutenant
Phone: 765-747-7885
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:

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

NOTICE OF SHERIFF'S SALE

CANCELED

Sheriff Sale File number: 18-21-0080-SS

Date & Time of Sale: Wednesday, December 08, 2021 at 10:00 am

Sale Location: Delaware County Justice and Rehabilitation Center, 3100 S. Tillotson Ave

Judgment to be Satisfied: \$24,042.91

Cause Number: 18C05-1811-MF-000242

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

Defendant: ANGELA R. HAFFNER, AKA ANGELA R. WORMER, AKA ANGELA HAFFNER and JOSEPH G. HAFFNER, AKA JOSEPH GLENN HAFFNER, AKA JOSEPH HAFFNER

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Delaware 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 Numbered One Hundred Ninety-One (191) and One Hundred Ninety-Two (192) in Mayfield, an Addition to the City of Muncie, Indiana, a plat of which is recorded in Plat Book 6, page 26 of the records of plats of Delaware County, Indiana.

Commonly Known as: 606 NORTH BILTMORE AVENUE, MUNCIE, IN 47303

Parcel No. 18-11-11-427-006.000-003, 18-11-11-427-007.000-003

Together with rents, issues, income and profits thereof, this sale will be made without relief from valuation or appraisal laws. In accordance to the requirements of IC 32-29-7-3, this Notice shall also represent service of Notice of Sale of this real estate upon the owners.

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Nicholas Smith, Plaintiff's Attorney
Attorney No. 31800-15
Manley Deas Kochalski, LLC
P.O. Box 165028
Columbus, OH 43216-5028

PROPERTY MUST BE VACATED
BY DAY OF THE SHERIFF SALE

Tony Skinner, Sheriff

By: Nancy Marvin, Lieutenant

Phone: 765-747-7885

Center Township

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

PLEASE SERVE:

ANGELA R. HAFFNER, AKA ANGELA R. WORMER, A
606 NORTH BILTMORE AVENUE
MUNCIE, IN 47303

JOSEPH G. HAFFNER, AKA JOSEPH GLENN HAFFN
1618 NORTH ELM STREET
HENDERSON, KY 42420