

Updated: 01/28/21 at 1:10 AM

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

**Date & Time of Sale: Wed, Feb 03, 2021 at 1:00 pm**

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

**NOTICE OF SHERIFF'S SALE**

**CANCELED**

**Sheriff Sale File number: 67-21-0002-SS**

**Date & Time of Sale: Wednesday, February 03, 2021 at 1:00 pm**

**Sale Location: Putnam County Sheriff's Department Conference Room, 13 Keightly Road**

**Judgment to be Satisfied: \$109,936.02**

**Cause Number: 67D01-2002-MF-000010**

**Plaintiff: DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR LXIS REAL ESTATE CAPITAL TRUST 2006-HE3 MORTGAGE PASS THROUGH CERTIFICATES, SERIES 2006-HE3**

**Defendant: BUFFY HELLER and ET AL**

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

TRACT I: Part of the West Half of the Northeast Quarter of Section 11, Township 13 North, Range 5 West, Putnam County, Indiana, more particularly described as follows: Beginning at a point on the South line of the West Half of the Northeast Quarter of Section 11, Township 13 North, Range 5 West, which point is 819.2 feet West of the Southeast Corner of said Half Quarter; thence West 137.14 feet with the South line of said Half Quarter; thence North 19 degrees 41 minutes West 175.1 feet; thence North 4 degrees 03 minutes West 157.7 feet; thence South 88 degrees 29 minutes East 219.9 feet; thence South 00 degrees 43 minutes West 32.3 feet; thence South 2 degrees 11 minutes West 284.3 feet to the point of beginning, containing 1.39 acres, more or less. TRACT II: Part of the West Half of the Northeast Quarter of Section 11, Township 13 North, Range 5 West, Putnam County, Indiana, more particularly described as follows: Beginning at a point on the South line of the West Half of the Northeast Quarter of Section 11, Township 13 North, Range 5 West, which point is 956.6 feet West of the Southeast Corner of said Half Quarter; thence West 46.1 feet; thence North 13 degrees 05 minutes West 324.7 feet; thence North 01 degree 08 minutes West 23.4 feet; thence South 87 degrees 29 minutes East 30.8 feet; thence North 4 degrees 37 minutes East 116.3 feet; thence North 89 degrees 40 minutes East 134.7 feet; thence South 88 degrees 14 minutes East 95.7 feet; thence South 00 degrees 43 minutes West 135.8 feet; thence North 88 degrees 29 minutes West 218.9 feet; thence South 4 degrees 03 minutes East 157.7 feet; thence South 19 degrees 41 minutes East 175.1 feet to the point of beginning, containing 1.01 acres, more or less.

**Commonly Known as: 4431 WEST COUNTY ROAD 550 SOUTH, GREENCASTLE, IN 46135**

**Parcel No. 67-11-11-100-021.001-019, 67-11-11-100-021.000-019**

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

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

Robert S. Kruzynski, Plaintiff's Attorney  
Attorney No.  
Codilis Law, LLC  
8050 Cleveland Place  
Merrillville, IN 46410  
Atty File#: 1035015

Scott Stockton, Sheriff

By: Vova Johnson, Administrative Assistant

Phone: 765-653-3211

Washington 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:  
BUFFY HELLER  
4431 WEST COUNTY ROAD 550 SOUTH  
GREENCASTLE, IN 46135

BUFFY HELLER  
4445 WEST COUNTY ROAD 550 SOUTH  
GREENCASTLE, IN 46135-8216