

Updated: 05/25/23 at 12:32 AM

NOTICES OF SHERIFF'S SALE

Date & Time of Sale: Thu, Mar 30, 2023 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: 23-0022-SS

Date & Time of Sale: Thursday, March 30, 2023 at 10:00 am

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

Judgment to be Satisfied: \$70,587.04

Cause Number: 82D06-2205-MF-002376

Plaintiff: U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR CREDIT SUISSE FIRST BOSTON MORTGAGE SECURITIES CORP., HOME EQUITY ASSET TRUST 2003-7, HOME EQUITY PASS-THROUGH CERTIFICATES, SERIES 2003-7

Defendant: KATHERINE D. WOODARD 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 One (1) in Oakgrove, an addition to the city of Evansville, as per plat thereof, recorded in Plat Book J, page 16, in the Office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 1701 SOUTH PARKER DRIVE, EVANSVILLE, IN 47714

Parcel No. 82-06-34-014-072.001-027

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.

Robert S. Kruzynski, Plaintiff's Attorney
Attorney No.
Codilis Law, LLC
8050 Cleveland Place
Merrillville, IN 46410

Noah Robinson, Sheriff

By: Emily Glaser, Administration
Phone: (812) 421-6203

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:
KATHERINE D. WOODARD
1010 E MULBERRY ST
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: 23-0023-SS

Date & Time of Sale: Thursday, March 30, 2023 at 10:00 am

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

Judgment to be Satisfied: \$166,676.67

Cause Number: 82C01-2208-MF-003534

Plaintiff: FREEDOM MORTGAGE CORPORATION

Defendant: TREVOR M. GOODGE and SHANAE L. GOODGE AND STONECREEK ARBORS HOMEOWNERS ASSOCIATION

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 31 in Stonecreek, Section 4, of a Subdivision in Vanderburgh County, Indiana, as shown of record in Plat Book R, Page 80 in the Office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 10120 CLIPPINGER RD, EVANSVILLE, IN 47725

Parcel No. 82-04-22-002-797.006-019

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.

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

Noah Robinson, Sheriff

By: Emily Glaser, Administration
Phone: (812) 421-6203

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:

SHANAE L. GOODGE
10120 CLIPPINGER RD
EVANSVILLE, IN 47725

TREVOR M. GOODGE
10120 CLIPPINGER RD
EVANSVILLE, IN 47725

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 23-0024-SS

Date & Time of Sale: Thursday, March 30, 2023 at 10:00 am

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

Judgment to be Satisfied: \$67,447.55

Cause Number: 82C01-1907-MF-004089

Plaintiff: U.S. BANK NATIONAL ASSOCIATION

Defendant: DANIEL C. GOODWIN

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 TWO (2) IN STINSON HEIGHTS, AN ADDITION TO THE CITY OF EVANSVILLE, AS PER PLAT THEREOF. RECORDED IN PLAT BOOK G, PAGE 263, IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA.

Commonly Known as: 3213 MOUNT VERNON AVE, EVANSVILLE, IN 47712

Parcel No. 82-05-23-018-100.002-025

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.

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

Noah Robinson, Sheriff

By: Emily Glaser, Administration

Phone: (812) 421-6203

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:

DANIEL C. GOODWIN
3031 HAWAII DR
EVANSVILLE, IN 47710

OCCUPANTS
3213 MOUNT VERNON AVE
EVANSVILLE, IN 47712

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 23-0025-SS

Date & Time of Sale: Thursday, March 30, 2023 at 10:00 am

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

Judgment to be Satisfied: \$77,557.04

Cause Number: 82C01-2203-MF-001045

Plaintiff: U.S. BANK NATIONAL ASSOCIATION

Defendant: DONALD MARTIN and DZ BANK AG DEUTSCHE ZENTRAL-GENOSSENSCHAFTSBANK

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 FOUR (4) IN HOLLINGWORTH'S SUB., AN ADDITION TO THE CITY OF EVANSVILLE, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 1, PAGES 115 AND 116, IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA.

Commonly Known as: 1318 S PARKER DR, EVANSVILLE, IN 47714

Parcel No. 82-06-34-013-031.004-027

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.

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

Noah Robinson, Sheriff

By: Emily Glaser, Administration

Phone: (812) 421-6203

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:
DONALD MARTIN
1318 S PARKER DR
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: 23-0026-SS

Date & Time of Sale: Thursday, March 30, 2023 at 10:00 am

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

Judgment to be Satisfied: \$81,457.12

Cause Number: 82C01-2206-MF-002727

Plaintiff: U.S. BANK NATIONAL ASSOCIATION

Defendant: ELYSE V. GAUDI 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:

Lots Fourteen (14) and Fifteen (15) in Block Four (4) in Poplar Grove, an addition to the City of Evansville. as per plat thereof recorded in Plat Book F, Page 121, in the Office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 3100 HILLCREST TER, EVANSVILLE, IN 47712

Parcel No. 82-05-26-018-082.009-025

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.

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

Noah Robinson, Sheriff

By: Emily Glaser, Administration

Phone: (812) 421-6203

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:

OCCUPANTS

3100 HILLCREST TER

EVANSVILLE, IN 47712

ELYSE V. GAUDI

1038 WESTERN HILLS DR.

EVANSVILLE, IN 47720

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 23-0027-SS

Date & Time of Sale: Thursday, March 30, 2023 at 10:00 am

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

Judgment to be Satisfied: \$89,800.14

Cause Number: 82C01-2202-MF-000533

Plaintiff: FIFTH THIRD BANK, NATIONAL ASSOCIATION

Defendant: LEONARD TIDWELL 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 4 in Block 8 in North Park an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book F, Pages 248 and 249 in the office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 1909 N HEIDELBACH AVE, EVANSVILLE, IN 47711

Parcel No. 82-06-17-031-023.004-029 (11-680-31-023-004)

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.

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

Noah Robinson, Sheriff

By: Emily Glaser, Administration

Phone: (812) 421-6203

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:

LEONARD TIDWELL
16 N FREDERICK STREET
EVANSVILLE, IN 47711

OCCUPANTS
1909 N HEIDELBACH AVE
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: 23-0028-SS

Date & Time of Sale: Thursday, March 30, 2023 at 10:00 am

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

Judgment to be Satisfied: \$66,650.09

Cause Number: 82C01-2204-MF-001667

Plaintiff: FIFTH THIRD BANK, NATIONAL ASSOCIATION

Defendant: RICKY A. MCCLELLAN 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 Four (4) in Wilke's Subdivision No. I, an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book H, page 151 in the office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 2731 STRINGTOWN RD, EVANSVILLE, IN 47711

Parcel No. 82-06-17-031-138.004-029

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.

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

Noah Robinson, Sheriff

By: Emily Glaser, Administration

Phone: (812) 421-6203

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:

RICKY A. MCCLELLAN
2731 STRINGTOWN RD
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: 23-0029-SS

Date & Time of Sale: Thursday, March 30, 2023 at 10:00 am

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

Judgment to be Satisfied: \$72,566.70

Cause Number: 82C01-2208-MF-003682

Plaintiff: ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC F/K/A QUICKEN LOANS INC.

**Defendant: THE UNKNOWN HEIRS AT LAW OF ISAAC B. SWANN, DECEASED and OCCUPANT(S) OF 724
COVERT AVE, EVANSVILLE, IN 47713**

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 FIFTEEN (15) AND SIXTEEN (16) IN BLOCK SEVEN (7) IN HOPKINS PLACE, AN ADDITION TO THE CITY OF EVANSVILLE, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK F, PAGES 76 AND 77, IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA.

Commonly Known as: 724 COVERT AVE, EVANSVILLE, IN 47713

Parcel No. 82-06-32-023-090.033-029

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.

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

Noah Robinson, Sheriff

By: Emily Glaser, Administration

Phone: (812) 421-6203

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:

OCCUPANT(S) OF 724 COVERT AVE, EVANSVILLE, I
724 COVERT AVE
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: 23-0030-SS

Date & Time of Sale: Thursday, March 30, 2023 at 10:00 am

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

Judgment to be Satisfied: \$80,379.28

Cause Number: 82D07-2205-MF-002349

Plaintiff: PNC BANK, NATIONAL ASSOCIATION

Defendant: JASON R. PICKERILL and HOLLY C. PICKERILL

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 Six (6) and Seven (7) in Lakeview, an addition lying adjacent to the City of Evansville, Vanderburgh County, Indiana, according to the recorded plat thereof as recorded in Plat Record "H", page 127 in the Office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 4716 DETROY RD, EVANSVILLE, IN 47720-1716

Parcel No. 82-05-10-003-109.003-022

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

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

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

Noah Robinson, Sheriff

By: Emily Glaser, Administration
Phone: (812) 421-6203

German 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:

HOLLY C. PICKERILL
5543 CALLE LAS PALMAS, UNIT BUILDING 9
EVANSVILLE, IN 47712-2719

JASON R. PICKERILL
4520 INSPIRATION ST
EVANSVILLE, IN 47714-6473

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

NOTICE OF SHERIFF'S SALE

CANCELED

Sheriff Sale File number: 23-0031-SS

Date & Time of Sale: Thursday, March 30, 2023 at 10:00 am

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

Judgment to be Satisfied: \$85,057.46

Cause Number: 82D07-2209-MF-004576

Plaintiff: FLAGSTAR BANK, N.A

**Defendant: GREGORY WILSON JR. and ATLANTIC UNION BANK, UNITED STATES OF AMERICA
DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT, LVNV FUNDING LLC AND HERITAGE
FEDERAL CREDIT UNION**

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 Nine (9) in Conlin Place, an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book J, page 13 in the Office of the recorder of Vanderburgh County, Indiana.

Commonly Known as: 2060 CONLIN AVE, EVANSVILLE, IN 47714-4364

Parcel No. 82-06-3@011-108.009-027

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.

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

Noah Robinson, Sheriff

By: Emily Glaser, Administration

Phone: (812) 421-6203

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:

GREGORY WILSON JR.

2060 CONLIN AVE

EVANSVILLE, IN 47714-4364

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

NOTICE OF SHERIFF'S SALE

CANCELED

Sheriff Sale File number: 23-0032-SS

Date & Time of Sale: Thursday, March 30, 2023 at 10:00 am

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

Judgment to be Satisfied: \$297,152.10

Cause Number: 82D07-2205-MF-002486

Plaintiff: AMERIHOM MORTGAGE COMPANY, LLC

Defendant: JASON D. WEBB and LESLIE A. WEBB AND INDIANA HOUSING & COMMUNITY DEVELOPMENT AUTHORITY

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 One Hundred Twenty-six (126) in Green River Estates Section "D-2", Amended, an Addition lying near the City of Evansville, as per plat thereof, recorded in Plat Book O, Page 68 in the Office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 4301 WETHERSFIELD DR, EVANSVILLE, IN 47725-8704

Parcel No. 82-04-26-002-629 007-019

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.

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

Noah Robinson, Sheriff

By: Emily Glaser, Administration

Phone: (812) 421-6203

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:

JASON D. WEBB
4301 WETHERSFIELD DR
EVANSVILLE, IN 47725-8704

LESLIE A. WEBB
4301 WETHERSFIELD DR
EVANSVILLE, IN 47725-8704

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 23-0033-SS

Date & Time of Sale: Thursday, March 30, 2023 at 10:00 am

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

Judgment to be Satisfied: \$79,618.89

Cause Number: 82D07-2210-MF-004627

Plaintiff: FREEDOM MORTGAGE CORPORATION

Defendant: NATASHA M. ARENDER TOME

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 Ten (10) and Eleven (11) in Hensz' Subdivision to the City of Evansville, as per plat thereof, recorded in Plat Book H, page 281, in the office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 1037 HENSZ AVE, EVANSVILLE, IN 47711-2805

Parcel No. 82-06-09-034-189.009-020

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.

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

Noah Robinson, Sheriff

By: Emily Glaser, Administration

Phone: (812) 421-6203

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:

NATASHA M. ARENDER TOME
1037 HENSZ AVE
EVANSVILLE, IN 47711-2805

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

NOTICE OF SHERIFF'S SALE

CANCELED

Sheriff Sale File number: 23-0034-SS

Date & Time of Sale: Thursday, March 30, 2023 at 10:00 am

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

Judgment to be Satisfied: \$230,196.64

Cause Number: 82D07-2210-MF-004763

Plaintiff: BANKUNITED N.A.

Defendant: REMBERT A. DASH

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 North Half of the Northeast Quarter of the Northwest Quarter of Section 29, Township 6 South, Range 11 West, in Vanderburgh County, Indiana, More particularly described as follows: Commencing at a point 600 feet West of the Southeast corner of said Half Quarter Quarter Section; thence West 100 feet; thence North 250.71 feet; thence East 100 feet; thence South 250.89 feet to the place of beginning. A strip of land 15 feet of even width off the South side of the above-described real estate is reserved for highway purposes.

Commonly Known as: 7601 EICHELE DR, EVANSVILLE, IN 47712-3081

Parcel No. 82-05-29-007-098.038-024

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

Noah Robinson, Sheriff

By: Emily Glaser, Administration

Phone: (812) 421-6203

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:

REMBERT A. DASH

7601 EICHELE DR

EVANSVILLE, IN 47712-3081

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 23-0035-SS

Date & Time of Sale: Thursday, March 30, 2023 at 10:00 am

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

Judgment to be Satisfied: \$66,798.35

Cause Number: 82D05-2208-MF-003865

Plaintiff: MATRIX FINANCIAL SERVICES CORP

**Defendant: BART J. SNELLING and RECEIVABLES MANAGEMENT PARTNERS, LLC, BARCLAYS BANK
DELAWARE AND LOFTS SERVICE 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:

LOT EIGHT (8) IN BUILDING ONE (1) IN THE LOFTS, IN THE REPLAT OF LOT NINE-A (9A) IN EDEN PLACE, A SUBDIVISION LYING NEAR THE CITY OF EVANSVILLE, AS PER PLAT THEREOF RECORDED IN PLAT BOOK N, PAGE 44 IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA. EXCEPTING THEREFROM, THAT PART DESIGNATED AS THE COMMON AREAS OF THE DEVELOPMENT KNOWN AS THE LOFTS CONVEYED TO THE LOFT SERVICE ASSOCIATION, INC. BY DEED DATED AUGUST 1, 1986 AND RECORDED SEPTEMBER 24, 1986 IN DEED DRAWER 3, CARD 2832 IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA.

Commonly Known as: 1122 LOFT CV, EVANSVILLE, IN 47715-7809

Parcel No. 82-06-24-013-199.008-027

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

Noah Robinson, Sheriff

By: Emily Glaser, Administration

Phone: (812) 421-6203

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:

BART J. SNELLING
1601 FELSTEAD RD
EVANSVILLE, IN 47712

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 23-0036-SS

Date & Time of Sale: Thursday, March 30, 2023 at 10:00 am

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

Judgment to be Satisfied: \$163,911.08

Cause Number: 82D05-2210-MF-004805

Plaintiff: CROSSCOUNTRY MORTGAGE, LLC

Defendant: JACQUELINE MARCH A/K/A JACQUELINE J. MARCH and PROFESSIONAL & BUSINESS COLLECTIONS

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: PART OF LOT FOUR (4) IN THE SUBDIVISION OF THE NORTHWEST QUARTER OF SECTION THIRTY-FIVE (35), TOWNSHIP SIX (6) SOUTH, RANGE TEN (10) WEST, IN THE CITY OF EVANSVILLE, VANDERBURGH COUNTY, INDIANA, AS PER PLAT THEREOF, RECORDED IN SUPERIOR COURT ORDER BOOK 23, PAGE 364 IN THE CLERK'S OFFICE OF VANDERBURGH COUNTY, INDIANA, AND AS PER PLAT THEREOF, RECORDED IN PARTITION PLAT BOOK PAGES 152 AND 153 IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A POINT WHICH IS LOCATED BY COMMENCING AT THE SOUTHWEST CORNER OF SAID LOT FOUR (4) AND MEASURING THENCE NORTH ALONG THE WEST LINE THEREOF FOR NINE HUNDRED THREE AND SEVENTY-THREE HUNDREDTHS (903.73) FEET TO THE PLACE OF BEGINNING OF SUBJECT REAL ESTATE. FROM SAID PLACE OF BEGINNING CONTINUE NORTH ALONG SAID WEST LINE FOR SIXTY-SIX AND SIXTY-SEVEN HUNDREDTHS (66.67) FEET; THENCE EAST AND PARALLEL TO THE SOUTH LINE OF SAID LOT FOUR (4) FOR TWO HUNDRED THIRTY-THREE AND THIRTY-FOUR HUNDREDTHS (233.34) FEET TO THE EAST LINE OF SAID LOT FOUR (4); THENCE SOUTH ALONG THE EAST LINE THEREOF FOR SIXTY-SIX AND SIXTY-SEVEN HUNDREDTHS (66.67) FEET. THENCE WEST AND PARALLEL TO THE SOUTH LINE OF SAID LOT FOR TWO HUNDRED THIRTY-THREE AND THIRTY-ONE HUNDREDTHS (233.31) FEET TO THE PLACE OF BEGINNING. PARCEL II: PART OF LOT THREE (3) IN THE SUBDIVISION OF THE NORTHWEST QUARTER OF SECTION THIRTY-FIVE (35), TOWNSHIP SIX (6) SOUTH, RANGE TEN (10) WEST, IN THE CITY OF EVANSVILLE, VANDERBURGH COUNTY, INDIANA, AS PER PLAT THEREOF RECORDED IN PARTITION PLAT BOOK PAGES 152 AND 153 IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID LOT THREE (3), SAID POINT IS ALSO THE NORTHEAST CORNER OF THE GREG A. AND PATRICIA J. DAUGHERTY PARCEL AS RECORDED IN DEED DRAWER II, CARD 7245 IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA; THENCE ALONG THE EAST LINE THEREOF SOUTH 00 DEGREES 09 MINUTES 21 SECONDS WEST THREE HUNDRED FORTY (340.00) FEET TO THE POINT OF BEGINNING; THENCE SOUTH 00 DEGREES 09 MINUTES 21 SECONDS WEST THREE HUNDRED TWENTY (320.00) FEET TO THE SOUTHEAST CORNER OF SAID DAUGHERTY PARCEL; THENCE ALONG THE SOUTH LINE THEREOF NORTH 89 DEGREES 43 MINUTES 16 SECONDS WEST FIFTY (50.00) FEET TO THE SOUTHWEST CORNER OF SAID DAUGHERTY PARCEL; THENCE ALONG THE WEST LINE THEREOF NORTH 00 DEGREES 09 MINUTES 21 SECONDS EAST THREE HUNDRED TWENTY (320.00) FEET; THENCE SOUTH 89 DEGREES 43 MINUTES 16 SECONDS EAST FIFTY (50.00) FEET TO THE POINT OF BEGINNING.

Commonly Known as: 1101 S LOMBARD AVE, EVANSVILLE, IN 47714-0739

Parcel No. 82-06-35-017-130-015.027

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

PROPERTY MUST BE VACATED
BY DAY OF THE SHERIFF SALE

Noah Robinson, Sheriff

By: Emily Glaser, Administration

Phone: (812) 421-6203

Knight Township

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

PLEASE SERVE:

JACQUELINE MARCH A/K/A JACQUELINE J. MARCH
1101 S LOMBARD AVE
EVANSVILLE, IN 47714-0739

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

NOTICE OF SHERIFF'S SALE

CANCELED

Sheriff Sale File number: 23-0037-SS

Date & Time of Sale: Thursday, March 30, 2023 at 10:00 am

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

Judgment to be Satisfied: \$45,646.55

Cause Number: 82D06-2207-MF-003057

Plaintiff: REGIONS BANK DBA REGIONS MORTGAGE SUCCESSOR BY MERGER TO UNION PLANTERS BANK, N.A.

Defendant: JEFFREY R. RAUSCH and LINDA M. RAUSCH, EVANSVILLE VANDERBURGH SCHOOL CORPORATION, LVNV FUNDING LLC, PORTFOLIO RECOVERY ASSOCIATES, LLC, STATE OF INDIANA AND WESTERN FEDERAL CREDIT UNION F/K/A TOYOTA FEDERAL CREDIT UNION

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-two (22) in Clover Lawn, an Addition lying near the City of Evansville, as per plat thereof, recorded in Plat Book J, page 86, in the Office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 2921 BLOSSOM LN, EVANSVILLE, IN 47711-2923

Parcel No. 82-06-10-002-385.022-019

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.

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

Noah Robinson, Sheriff

By: Emily Glaser, Administration
Phone: (812) 421-6203

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: 23-0038-SS

Date & Time of Sale: Thursday, March 30, 2023 at 10:00 am

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

Judgment to be Satisfied: \$194,006.19

Cause Number: 82D05-1912-MF-007013

Plaintiff: PENNYMAC LOAN SERVICES, LLC

Defendant: MICHAEL J. PIPER

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-eight (38) in Stonecrest Subdivision Section Nine (9), an Addition lying near the City of Evansville, as per plat thereof, recorded in Plat Book S, page 29, in the Office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 3501 CRATER DR, EVANSVILLE, IN 47725-8192

Parcel No. 82-04-14-009-337.012-030

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.

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

Noah Robinson, Sheriff

By: Emily Glaser, Administration

Phone: (812) 421-6203

Scott 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:

MICHAEL J. PIPER
3501 CRATER DR
EVANSVILLE, IN 47725-8192

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 23-0039-SS

Date & Time of Sale: Thursday, March 30, 2023 at 10:00 am

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

Judgment to be Satisfied: \$78,490.73

Cause Number: 82C01-2208-MF-003667

Plaintiff: MIDFIRST BANK

Defendant: CANDIS.J. HALSEY 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 ONE (1) AND TWO (2) IN BLOCK NINE (9) IN EAST VIEW TERRACE, AN ADDITION TO THE CITY OF EVANSVILLE, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK H, PAGES 94,95 AND 96, IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA.

Commonly Known as: 2300 S WEINBACH AVENUE, EVANSVILLE, IN 47714

Parcel No. 82-09-03-012-023.001-027

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.

ANDERSON WOODFORD, Plaintiff's Attorney
Attorney No.
Law Office of Gerald M. Shapiro, LLP
4805 Montgomery Road, Suite 320
Norwood, OH 45212
(513) 396-8100

Noah Robinson, Sheriff

By: Emily Glaser, Administration

Phone: (812) 421-6203

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:

CANDIS J. HALSEY
2300 S WEINBACH AVENUE
EVANSVILLE, IN 47714

KAHN, DEES, DONOVAN & KAHN, LLP
PROFESSIONAL & BUSINESS COLLECTIONS, INC.
KAHN, DEES, DONOVAN & KAHN, LLP
501 MAIN STREET, SUITE 305
POST OFFICE BOX 3646
EVANSVILLE, IN 47735

W. ANDERSON WOODFORD (31199-22)
BRIAN K. TEKULVE ESQ. (30882-49)
LAW OFFICE OF GERALD M. SHAPIRO, 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

CANCELED

Sheriff Sale File number: 23-0040-SS

Date & Time of Sale: Thursday, March 30, 2023 at 10:00 am

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

Judgment to be Satisfied: \$126,856.08

Cause Number: 82D01-1910-MF-005771

Plaintiff: PHH MORTGAGE CORPORATION

Defendant: LINDA S. RICKARD and BOARD OF COMMISSIONERS OF VANDERBURGH COUNTY, INDIANA AND THE UNITED STATES OF AMERICA, SECRETARY OF HOUSING AND URBAN DEVELOPMENT

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 Sixteen (16) in Valley Estates Subdivision, an Addition lying near the City of Evansville, as per plat thereof, recorded in Plat Book K, page 140, in the Office of the Recorder of Vanderburgh County, Indiana. Subject to all building and use restrictions of record and all existing easements, highways and rights-of-way; Subject to all prior reservations and conveyances of record of coal, oil, gas and all other mineral rights and interest of whatever kind and nature.

Commonly Known as: 900 EAST BASELINE ROAD, EVANSVILLE, IN 47725

Parcel No. 82-02-32-009-144.016-030

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.

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

Noah Robinson, Sheriff

By: Emily Glaser, Administration
Phone: (812) 421-6203

Scott 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:

KEITH W. LERCH
ATTORNEY FOR THE UNITED STATES OF AMERICA,
DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT
MINTON-CAPEHART FEDERAL BUILDING
575 NORTH PENNSYLVANIA STREET, ROOM 655
INDIANAPOLIS, IN 46204-2520

LINDA S. RICKARD
900 EAST BASELINE ROAD
EVANSVILLE, IN 47725

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

NOTICE OF SHERIFF'S SALE

CANCELED

Sheriff Sale File number: 23-0041-SS

Date & Time of Sale: Thursday, March 30, 2023 at 10:00 am

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

Judgment to be Satisfied: \$140,356.41

Cause Number: 82C01-2205-MF-001990

Plaintiff: SELECT PORTFOLIO SERVICING, INC

Defendant: SHARON WEIS-SCHUSTER, AKA SHARON SCHUSTER, AKA SHARON SCHUSTER WEIS and THE UNITED STATES OF AMERICA, DEPARTMENT OF TREASURY, INTERNAL REVENUE SERVICE, ISABEL M. MATOS, NATIONAL COLLEGIATE MASTER STUDENT LOAN TRUST-I AND UNKNOWN OCCUPANTS

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 Thirteen (13) in Block Two (2) in Harlan Terrace, an addition to the City of Evansville, as per plat thereof, recorded in Plat Book G, pages 236 and 237 in the office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 1316 BAYARD PARK DRIVE, EVANSVILLE, IN 47714

Parcel No. 82-06-28-013-010.025-027

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.

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

Noah Robinson, Sheriff

By: Emily Glaser, Administration
Phone: (812) 421-6203

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:

GINA M SHIELDS
ATTORNEY FOR THE UNITED STATES OF AMERICA,
SERVICE
10 WEST MARKET
SUITE 2100
INDIANAPOLIS, IN 46204
SHARON WEIS-SCHUSTER, AKA SHARON SCHUST
1316 BAYARD PARK DRIVE
EVANSVILLE, IN 47714

ELIZABETH B. HENNESSY
ATTORNEY FOR ISABEL M. MATOS
ONE MAIN STREET, SUITE 600
EVANSVILLE, IN 47708

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

NOTICE OF SHERIFF'S SALE

CANCELED

Sheriff Sale File number: 23-0042-SS

Date & Time of Sale: Thursday, March 30, 2023 at 10:00 am

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

Judgment to be Satisfied: \$92,918.07

Cause Number: 82D01-2210-MF-004796

Plaintiff: FIFTH THIRD BANK, NATIONAL ASSOCIATION

Defendant: SHELBY D. MORRIS, JR., AKA SHELBY MORRIS, JR., AKA SHELBY MORRIS, AKA SHELBY D. MORRIS and THE DEPARTMENT OF METROPOLITAN DEVELOPMENT BY HOPE, INC., THE UNITED STATES OF AMERICA, SECRETARY OF HOUSING AND URBAN DEVELOPMENT AND ADVANCED REMODELING TECHNOLOGIES, LLC

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-eight (28) in Valley Downs Section II, an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book K, page 212, in the Office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 3213 AUTUMNWOOD WAY, EVANSVILLE, IN 47715

Parcel No. 82-06-11-016-092.028-027

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.

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

Noah Robinson, Sheriff

By: Emily Glaser, Administration

Phone: (812) 421-6203

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:

SHELBY D. MORRIS, JR., AKA SHELBY MORRIS, JR.,
125 PLUNKETT DRIVE
FAYETTEVILLE, GA 30215

GINA M SHIELDS
ATTORNEY FOR THE UNITED STATES OF AMERICA,
10 WEST MARKET
SUITE 2100
INDIANAPOLIS, IN 46204

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 23-0043-SS

Date & Time of Sale: Thursday, March 30, 2023 at 10:00 am

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

Judgment to be Satisfied: \$69,314.79

Cause Number: 82D05-2209-MF-004195

Plaintiff: U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS OWNER TRUSTEE FOR CITIGROUP MORTGAGE LOAN TRUST 2021-RP5

Defendant: CHRISTOPHER A. LANGLEY and TYREKA R. REED; LVNV FUNDING LLC; 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:

Two and Sixty-five Hundredths (2.65) feet of Lot Twenty-one (21) adjoining Lot Twenty-two (22) and all of Lot Twenty-two (22) in Kohl's Addition to the City of Evansville, as per plat thereof, recorded in Plat Book G, Page 232 in the office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 1905 BELLEMEADE AVE., EVANSVILLE, IN 47714

Parcel No. 82-06-28-013-052.019-027

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

Noah Robinson, Sheriff

By: Emily Glaser, Administration
Phone: (812) 421-6203

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:

CHRISTOPHER A. LANGLEY
1905 BELLEMEADE AVE.
EVANSVILLE, IN 47714

TYREKA R. REED
1905 BELLEMEADE AVE.
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: 23-0044-SS

Date & Time of Sale: Thursday, March 30, 2023 at 10:00 am

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

Judgment to be Satisfied: \$53,284.55

Cause Number: 82D01-2206-MF-002716

Plaintiff: JPMORGAN CHASE BANK, NATIONAL ASSOCIATION

Defendant: BEATRICE SUE RANSOM, DECEASED 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 ONE HUNDRED NINETY-FOUR (194) IN FAIRVIEW, AN ADDITION TO THE CITY OF EVANSVILLE, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK F, PAGES 34 AND 35, IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA.

Commonly Known as: 1218 HENNING AVENUE, EVANSVILLE, IN 47714

Parcel No. 82-06-33-012-047.015-027

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.

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

Noah Robinson, Sheriff

By: Emily Glaser, Administration

Phone: (812) 421-6203

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:

ANY UNKNOWN OCCUPANTS
1218 HENNING AVENUE
EVANSVILLE, IN 47714

BEATRICE SUE RANSOM, DECEASED
C/O: HEIRS-AT-LAW
1218 HENNING AVENUE
EVANSVILLE, IN 47714

BEATRICE SUE RANSOM, DECEASED
C/O: HEIRS-AT-LAW
P.O. BOX 14702
EVANSVILLE, IN 47728

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

NOTICE OF SHERIFF'S SALE

CANCELED

Sheriff Sale File number: 23-0045-SS

Date & Time of Sale: Thursday, March 30, 2023 at 10:00 am

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

Judgment to be Satisfied: \$28,809.81

Cause Number: 82D07-2205-MF-002157

Plaintiff: FIFTH THIRD BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO FIFTH THIRD BANK, INDIANA (SOUTHERN)

Defendant: THE UNKNOWN HEIR AT LAW OF HELEN ELIZABETH BANKS, DECEASED and UNKNOWN OCCUPANT, IF ANY, NAME UNKNOWN (AKA BRANDON MCNARY), FIFTH THIRD BANK, INDIANA AND PROFESSIONAL & BUSINESS COLLECTIONS, LLC

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 Nine (9) Block Eight (8) in Valley Downs, an Addition lying near the City of Evansville, Indiana, as per plat thereof recorded January 17, 1973 as Instrument No. 1973R000000989 in Plat Book "K", page 151, in the Office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 3025 CROSSBOW LANE, EVANSVILLE, IN 47715

Parcel No. 82-06-14-016-090.035-027

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.

Nathan Duvelius, Plaintiff's Attorney
Attorney No. 35520-15
Weltman Weinberg & Reis Co LPA
525 Vine Street #800
Cincinnati, OH 45202
(800) 910-4249

Noah Robinson, Sheriff

By: Emily Glaser, Administration

Phone: (812) 421-6203

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:

FIFTH THIRD BANK, INDIANA
C/O CORPORATION SERVICE COMPANY, REGISTE
135 NORTH PENNSYLVANIA STREET, SUITE 1610
INDIANAPOLIS, IN 46204

PROFESSIONAL & BUSINESS COLLECTIONS, LLC
PO BOX 152
EVANSVILLE, IN 47701

THE UNKNOWN HEIR AT LAW OF HELEN ELIZABET
3025 CROSSBOW LANE
EVANSVILLE, IN 47715

UNKNOWN OCCUPANT, IF ANY, NAME UNKNOWN (
3025 CROSSBOW LANE
EVANSVILLE, IN 47715

NATHAN DUVELIUS
ATTORNEY FOR THE PLAINTIFF
312 ELM STREET, SUITE 1200
CINCINNATI, OH 45202-3145

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 23-0046-SS

Date & Time of Sale: Thursday, March 30, 2023 at 10:00 am

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

Judgment to be Satisfied: \$36,718.54

Cause Number: 82D06-2205-MF-002184

Plaintiff: FIFTH THIRD BANK, NATIONAL ASSOCIATION, SUCCESSOR BY MERGER TO FIFTH THIRD BANK (SOUTHERN INDIANA)

Defendant: UNKNOWN OCCUPANT and IF ANY, NAME UNKNOWN, CITY OF EVANSVILLE, INDIANA AND RUFUS E COOPER

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 103 AND 104 IN EASTWOOD TERRACE ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT RECORD "F", PAGE 232 IN THE RECORDS OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA.

Commonly Known as: 1619 EDSON AVE, EVANSVILLE, IN 47714

Parcel No. 82-06-34-012-015.032-027

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.

Nathan Duvelius, Plaintiff's Attorney
Attorney No. 35520-15
Weltman Weinberg & Reis Co LPA
525 Vine Street #800
Cincinnati, OH 45202
(800) 910-4249

Noah Robinson, Sheriff

By: Emily Glaser, Administration

Phone: (812) 421-6203

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:

CITY OF EVANSVILLE, INDIANA
1 N.W. MARTIN LUTHER KING, JR. BOULEVARD
EVANSVILLE, IN 47708

RUFUS E COOPER
1118 KELLER STREET
EVANSVILLE, IN 47710

UNKNOWN OCCUPANT, IF ANY, NAME UNKNOWN
1619 EDSON AVE
EVANSVILLE, IN 47714

NATHAN DUVELIUS
ATTORNEY FOR THE PLAINTIFF
312 ELM STREET, SUITE 1200
CINCINNATI, OH 45202-3145

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

NOTICE OF SHERIFF'S SALE

CANCELED

Sheriff Sale File number: 23-0047-SS

Date & Time of Sale: Thursday, March 30, 2023 at 10:00 am

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

Judgment to be Satisfied: \$130,095.64

Cause Number: 82D01-2209-MF-004569

Plaintiff: PHH MORTGAGE CORPORATION

Defendant: TERRY L. BUNTON 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 Fifty-Five (55) in Brentwood No. 2, an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book I, pages 38, 39 and 40, in the Office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 5619 MADISON AVENUE, EVANSVILLE, IN 47715

Parcel No. 82-06-36-011-127.026-027

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.

KRISTI L. BROWN, Plaintiff's Attorney
Attorney No. 15710-64
Codilis Law, LLC
8050 Cleveland Place
Merrillville, IN 46410
(219) 736-5579

Noah Robinson, Sheriff

By: Emily Glaser, Administration

Phone: (812) 421-6203

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:

TERRY L. BUNTON
5619 MADISON AVENUE
EVANSVILLE, IN 47715