

Updated: 05/16/21 at 1:03 AM

NOTICES OF SHERIFF'S SALE

Date & Time of Sale: Thu, May 27, 2021 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: 21-0036-SS

Date & Time of Sale: Thursday, May 27, 2021 at 10:00 am

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

Judgment to be Satisfied: \$157,154.50

Cause Number: 82D01-1904-MF-002381

Plaintiff: THE BANK OF NEW YORK MELLON, F/K/A, THE BANK OF NEW YORK, AS TRUSTEE FOR CWABS, INC., ASSET-BACKED CERTIFICATES, SERIES 2005-3

Defendant: CRYSTAL S. HARRIS and CAPITAL ONE BANK (USA), N.A., MIDLAND FUNDING LLC, JANIKA GIVENS, MEDICAL & PROFESSIONAL COLLECTION, EVANSVILLE VANDERBURGH SCHOOL CORPORATION, STATE OF INDIANA, CITY OF EVANSVILLE DEPARTMENT OF CODE ENFORCEMENT AND TRACEY BAMES

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 BLOCK ELEVEN (11) IN EAST RIVERSIDE ADDITION, AN ADDITION TO THE CITY OF EVANSVILLE AS PER PLAT THEREOF RECORDED IN PLAT BOOK H, PAGE 244 IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, EVANSVILLE, INDIANA.

Commonly Known as: 3604 FRISSE AVE, EVANSVILLE, IN 47714-6312

Parcel No. 82-09-02-012-107.027-027

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
Atty File#: 089470F02

David L. Wedding, Sheriff

By: Mandi Ashby, Administrative Assistant
Phone: (812) 421-6225

Knight Township

PROPERTY MUST BE VACATED
BY DAY OF THE SHERIFF SALE

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

PLEASE SERVE:

CRYSTAL S. HARRIS
3604 FRISSE AVE
EVANSVILLE, IN 47714-6312

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

NOTICE OF SHERIFF'S SALE

CANCELED

Sheriff Sale File number: 21-0037-SS

Date & Time of Sale: Thursday, May 27, 2021 at 10:00 am

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

Judgment to be Satisfied: \$85,936.00

Cause Number: 82C01-2002-MF-000774

Plaintiff: WELLS FARGO BANK, N.A.

Defendant: MARY E. KRIETEMEYER, AKA MARY KRIETEMEYER 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 Twenty-six (26) and one-half (1/2) of Lot Twenty-seven (27) in Block Eleven (11) in Rose's Addition to the Town of Howell, now a part of the City of Evansville, as per plat thereof, recorded in Plat Book C, page 355 in the Office of the Recorder of Vanderburgh County, Indiana. Lots Twenty-four (24) and Twenty-five (25) in Block Eleven (11) in Rose's Addition to the Town of Howell, now a part of the City of Evansville, as per plat thereof, recorded in Plat Book C, page 355, in the Office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 1606 EWING AVENUE, EVANSVILLE, IN 47712-4650

Parcel No. 82-05-35-018-049.013-025

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

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

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

David L. Wedding, Sheriff

By: Mandi Ashby, Administrative Assistant

Phone: (812) 421-6225

Perry Township

PROPERTY MUST BE VACATED
BY DAY OF THE SHERIFF SALE

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

PLEASE SERVE:

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

MARY E. KRIETEMEYER, AKA MARY KRIETEMEYER
1606 EWING AVENUE
EVANSVILLE, IN 47712

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

NOTICE OF SHERIFF'S SALE

CANCELED

Sheriff Sale File number: 21-0038-SS

Date & Time of Sale: Thursday, May 27, 2021 at 10:00 am

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

Judgment to be Satisfied: \$37,196.42

Cause Number: 82D05-1908-MF-004777

Plaintiff: U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR TOWD POINT MASTER FUNDING TRUST JPM LEGACY 2018

Defendant: PAULA E. HURST and CHARLES DALE HURST AND BAVVIEW LOAN SERVICING, LLC, A DELAWARE LIMITED LIABILITY COMPANY JUDGMENT ASSIGNEE: U.S. BANK TRUST NATINAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS COLLATERAL TRUST TRUSTEE OF FIRSTKEY MASTER FUNDING 2021-A COLLATERAL TRUST

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:

All that certain parcel of land in the City of Evansville, Vanderburgh County, State of Indiana, as more fully described in Deed Drawer 8, Card 4472, ID # 09-210-12-066-014, being know and designated as Lot 93 and the adjoining West 15 feet of Lot 92, Garvinwood, filed in Plat Book G, Page 46.

Commonly Known as: 1408 E ILLINOIS ST, EVANSVILLE, IN 47711

Parcel No. 82-06-21-012-066.014-027

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

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

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

David L. Wedding, Sheriff

By: Mandi Ashby, Administrative Assistant
Phone: (812) 421-6225

Knight Township

PROPERTY MUST BE VACATED
BY DAY OF THE SHERIFF SALE

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

PLEASE SERVE:

CHARLES DALE HURST
1408 E ILLINOIS ST
EVANSVILLE, IN 47711

PAULA E. HURST
1408 E ILLINOIS ST
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: 21-0039-SS

Date & Time of Sale: Thursday, May 27, 2021 at 10:00 am

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

Judgment to be Satisfied: \$88,869.61

Cause Number: 82C01-1912-MF-006677

Plaintiff: OLD NATIONAL BANK

Defendant: BRUCE A. BIGGERSTAFF JR. and APRIL G. BIGGERSTAFF, ET AL.

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Vanderburgh County Indiana, requiring me to make the sum as provided for in said DECREE, with interest and cost, I will expose at public sale to the highest bidder at the date, time and location listed above, the fee simple of the whole body of Real Estate, a certain tract or parcel of land described as follows:

Lot Thirty-seven (37) in the Amended Plat of Green River Estates, Section "C-1", an Addition lying near the City of Evansville, as per plat thereof, recorded in Plat Book N, page 86 in the office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 4400 HUNTINGTON PLACE, EVANSVILLE, IN 47725

Parcel No. 82-04-26-002-573.037-019

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.

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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

David L. Wedding, Sheriff

By: Mandi Ashby, Administrative Assistant
Phone: (812) 421-6225

Center Township

PROPERTY MUST BE VACATED
BY DAY OF THE SHERIFF SALE

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

PLEASE SERVE:

GINA M. SHIELDS
10 WEST MARKET STREET
SUITE 2100
INDIANAPOLIS, IN 46204

APRIL G. BIGGERSTAFF
4400 HUNTINGTON PLACE
EVANSVILLE, IN 47725

BRUCE A. BIGGERSTAFF JR.
4400 HUNTINGTON PLACE
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: 21-0040-SS

Date & Time of Sale: Thursday, May 27, 2021 at 10:00 am

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

Judgment to be Satisfied: \$61,136.17

Cause Number: 82C01-2010-MF-004297

Plaintiff: KIRKLAND FINANCIAL LLC

Defendant: ROBERT H. SWAFFORD

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 BLOCK SIX (6) IN MILLER TERRACE, AN ADDITION TO THE CITY OF EVANSVILLE, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK H, PAGE 156 IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA

Commonly Known as: 1113 EAST GUM STREET, EVANSVILLE, IN 47714

Parcel No. 82-06-28-014-023.004-027

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.

Michelle D. Heinz, Plaintiff's Attorney
Attorney No. 35932-82
Sottile & Barile, LLC
7530 Lucerne Drive
Suite 231
Middleburg Heights, OH 44130
(440) 572-1511

PROPERTY MUST BE VACATED
BY DAY OF THE SHERIFF SALE

David L. Wedding, Sheriff

By: Mandi Ashby, Administrative Assistant

Phone: (812) 421-6225

Knight Township

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

PLEASE SERVE:
ROBERT H. SWAFFORD
1113 EAST GUM STREET
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: 21-0041-SS

Date & Time of Sale: Thursday, May 27, 2021 at 10:00 am

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

Judgment to be Satisfied: \$95,887.47

Cause Number: 82D05-1910-MF-005924

Plaintiff: FIFTH THIRD BANK NA

Defendant: JUDY A. KEOWN (DECEASED)

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Vanderburgh County Indiana, requiring me to make the sum as provided for in said DECREE, with interest and cost, I will expose at public sale to the highest bidder at the date, time and location listed above, the fee simple of the whole body of Real Estate, a certain tract or parcel of land described as follows:

Lot number 39 in Newport Subdivision, as recorded under plat Book "K", page 98 of the Vanderburgh County Records.

Commonly Known as: 1754 SPRING COURT, EVANSVILLE, IN 47714

Parcel No. 82-06-34-014-120.039-027

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.

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

David L. Wedding, Sheriff

By: Mandi Ashby, Administrative Assistant

Phone: (812) 421-6225

Knight Township

PROPERTY MUST BE VACATED
BY DAY OF THE SHERIFF SALE

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

PLEASE SERVE:
JUDY A. KEOWN
1754 SPRING COURT
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: 21-0042-SS

Date & Time of Sale: Thursday, May 27, 2021 at 10:00 am

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

Judgment to be Satisfied: \$79,404.73

Cause Number: 82D07-1908-MF-004235

Plaintiff: WILMINGTON SAVINGS FUND SOCIETY FSB

Defendant: LISA SHAFFER

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 the Replat of Heerdink Place, an addition lying near the City of Evansville, Vanderburgh County, Indiana, according to the recorded plat thereof.

Commonly Known as: 1901 E. COLUMBIA STREET, EVANSVILLE, IN 47711

Parcel No. 82-06-21-013-020.002-027

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.

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

David L. Wedding, Sheriff

By: Mandi Ashby, Administrative Assistant
Phone: (812) 421-6225

Knight Township

PROPERTY MUST BE VACATED
BY DAY OF THE SHERIFF SALE

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

PLEASE SERVE:
LISA SHAFFER
1901 E/ COLUMBIA ST.
EVANSVILLE, IN 47711