

Updated: 09/22/23 at 9:17 AM

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

**Date & Time of Sale: Thu, Aug 31, 2023 at 10:00 am**

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

**NOTICE OF SHERIFF'S SALE**

**CANCELED**

**Sheriff Sale File number: 23-0119-SS**

**Date & Time of Sale: Thursday, August 31, 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, 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 1, pages 38, 39 and 40, in the Office of the Recorder of Vanderbutgh 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.

Megan Epperson, Plaintiff's Attorney  
Attorney No.  
Codilis Law, LLC  
8050 Cleveland Place  
Merrillville, IN 46410  
(219) 736-5579  
Atty File#: 15-22-01010

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

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

**NOTICE OF SHERIFF'S SALE**

**Sheriff Sale File number: 23-0120-SS**

**Date & Time of Sale: Thursday, August 31, 2023 at 10:00 am**

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

**Judgment to be Satisfied: \$110,795.17**

**Cause Number: 82D07-2302-MF-000773**

**Plaintiff: WELLS FARGO BANK, N A**

**Defendant: PATRICK J. BOONE 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 Sixty-three (63) in Donjay, an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book I, Pages 28 and 29 in the Office of the Recorder of Vanderburgh County, Indiana

**Commonly Known as: 3406 POLLACK AVENUE, EVANSVILLE, IN 47714**

**Parcel No. 82-06-35-011-142 010-027**

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.

Megan Epperson, Plaintiff's Attorney  
Attorney No.  
Codilis Law, LLC  
8050 Cleveland Place  
Merrillville, IN 46410  
(219) 736-5579  
Atty File#: 15-23-00179

Noah Robinson, Sheriff

By: Emily Glaser, Administration

Phone: (812) 421-6203

Knight Township

PROPERTY MUST BE VACATED  
BY DAY OF THE SHERIFF'S SALE

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

PLEASE SERVE:

PATRICK J. BOONE  
820 WEST POPLAR STREET  
HARRISBURG, IL 62946

JAYLA E BOONE  
3406 POLLACK AVENUE  
EVANSVILLE, IN 47714

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

**NOTICE OF SHERIFF'S SALE**

**CANCELED**

**Sheriff Sale File number: 23-0121-SS**

**Date & Time of Sale: Thursday, August 31, 2023 at 10:00 am**

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

**Judgment to be Satisfied: \$74,462.38**

**Cause Number: 82D06-2302-MF-000585**

**Plaintiff: WELLS FARGO USA HOLDINGS, INC, FINANCIAL INDIANA, INC. SUCCESSOR IN INTEREST TO WELLS FARGO**

**Defendant: SANDRA L BUTCHER A/K/A SANDRA BUTCHER, 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 Eighteen (18) and the adjoining North Five (5) feet of Lot Twenty (20) in Melody Hill subdivision No. 4, an Addition lying near the City of Evansville, as per plat thereof, recorded in Plat Book J, page 130, in the Office of the Recorder of Vanderburgh County, Indiana.

**Commonly Known as: 5209 CUNNINGHAM DRIVE, EVANSVILLE, IN 47711**

**Parcel No. 82-06-03-002-401 006-019**

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.

Melissa Haller, Plaintiff's Attorney  
Attorney No.  
Codilis Law, LLC  
8050 Cleveland Place  
Merrillville, IN 46410  
Atty File#: 15-23-00123

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:

LISA PIERCE  
UNKNOWN,

TAMARA KING  
UNKNOWN  
UNKNOWN,

KIM DOCKERY  
ADRIAN DOCKERY  
8302 SUSOTT ROAD  
ELBERFELD, IN 47613

CAMDIN RAY KNARIAN  
TROPHI WILDT, PARENT  
518 NEGLEY AVENUE  
EVANSVILLE, IN 47711

UNKNOWN HEIRS AND/OR DEVISEES OF SANDRA L  
5209 CUNNINGHAM DRIVE  
EVANSVILLE, IN 47711

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

**NOTICE OF SHERIFF'S SALE**

**CANCELED**

**Sheriff Sale File number: 23-0122-SS**

**Date & Time of Sale: Thursday, August 31, 2023 at 10:00 am**

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

**Judgment to be Satisfied: \$29,881.01**

**Cause Number: 82D05-2212-MF-005716**

**Plaintiff: DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR HOME EQUITY MORTGAGE LOAN ASSET-BACKED TRUST, SERIES INABS 2005-C, HOME EQUITY MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES INABS 2005-C**

**Defendant: THE UNKNOWN HEIRS, DEVISEES, LEGATEE, EXECUTORS, ADMINISTRATORS, SPOUSES AND ASSIGNS, AND THE UNKNOWN GUARDIANS OF MINOR AND OR INCOMPETENT HEIRS OF SHARON R. GRAPER**

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 EIGHTEEN (18), BLOCK EIGHT (8), VANDERBURGH ADDITION TO THE CITY OF EVANSVILLE, ACCORDING TO THE RECORDED PLAT THEREOF. ALSO: A PART OF LOT 19 IN BLOCK 8 IN VANDERBURGH ADDITION, DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 19 AND RUNNING THENCE NORTH ALONG THE EAST UNE OF SAID LOT 19 A DISTANCE OF 10 FEET; THENCE WEST AND PARALLEL WITH THE SOUTH LINE OF SAID LOT 19 A DISTANCE OF 129 FEET TO THE WEST LINE OF SAID LOT 19; THENCE SOUTH ALONG THE WEST LINE OF SAID LOT 19 A DISTANCE OF 10 FEET TO THE SOUTHWEST CORNER OF SAID LOT 19; THENCE EAST ALONG THE SOUTH UNE OF SAID LOT 19 A DISTANCE OF 129 FEET TO THE PLACE OF BEGINISIING, THE TRACT THUS DESCRIBED BEING A STRIP OF UNIFORM WIDTH OF 10 FEET ACROSS THE ENTIRE SOUTH SIDE OF SAID LOT 19 ADJOINING LOT 18 IN BLOCK 8 IN VANDERBURGH ADDITION. SUBJECT TO RESTRICTIONS, COVENANTS, CONDITIONS, EASEMENTS AND BUILDING SET BACK LINE FOR BLOCK EIGHT IN VANDERBURGH ADDITION AS PER PLAT BOOK C, PAGE 265, IN THE RECORDS OF VANDERBURGH COUNTY, INDIANA SUBJECT TO A 12 FOOT ALLEY RIGHT-OF-WAY OFF OF THE WEST SIDE OF THE SUBJECT PREMISES.

**Commonly Known as: 1012 N ELLIOT ST, EVANSVILLE, IN 47711**

**Parcel No. 82-06-20-025-071.026-029**

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.

Jason Duhn, Plaintiff's Attorney  
Attorney No.  
Diaz Anselmo Lindberg, LLC  
(630) 453-6960  
Atty File#: 26807-06

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)  
1012 N. ELLIOT ST.  
EVANSVILLE, IN 47711

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

**NOTICE OF SHERIFF'S SALE**

**CANCELED**

**Sheriff Sale File number: 23-0123-SS**

**Date & Time of Sale: Thursday, August 31, 2023 at 10:00 am**

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

**Judgment to be Satisfied: \$63,828.76**

**Cause Number: 82C01-2201-MF-000106**

**Plaintiff: MIDFIRST BANK**

**Defendant: PAUL I. BLACKBURN and HEATHER R. BLACKBURN, FIREFIGHTERS FEDERAL CREDIT UNION, EVSC FOOD AND NUTRITION, INDIANA HOUSING AND COMMUNITY DEVELOPMENT AUTHORITY, CREDIT ACCEPTANCE CORPORATION 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:

Part of Lot Eight (8) in the Plat of Wilke Estate, being Part of the Northeast Quarter of Section Seventeen (17), Township Six (6) South, Range Ten (10) West, in the City of Evansville, as per plat thereof, recorded in Probate Court Order Book 20, Page 330, in the Office of the Clerk of Vanderburgh County, Indiana, more particularly described as follows Commencing at a point four hundred sixty (460) feet West of the East line and two hundred ninety (290) feet South of the North line of said Quarter Section thence West and parallel to the North line of said Quarter Section forty-two (42) feet, thence North and parallel to the East line thereof one hundred forty-five (145) feet thence East forty-two (42) feet thence South one hundred forty-five (145) feet to the place of beginning The above described real estate is also known as Lot Eighteen (18) in the unrecorded plat of Tulip Terrace;

**Commonly Known as: 913 TULIP AVE, EVANSVILLE, IN 47711-6262**

**Parcel No. 82-06-17-031-142 011-029**

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.

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  
Atty File#: 24051-49

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:

CHAD DICKERSON  
320 N. MERIDIAN STREET SUITE 1022  
INDIANAPOLIS, IN 46204

FIREFIGHTERS FEDERAL CREDIT UNION  
312 N 4TH AVENUE  
EVANSVILLE, IN 47710

HEATHER R. BLACKBURN  
913 TULIP AVE  
EVANSVILLE, IN 47711-6262

PAUL I. BLACKBURN  
913 TULIP AVE  
EVANSVILLE, IN 47711-6262

NICHOLAS J. GOLDING  
501 MAIN STREET SUITE 100  
PO BOX 3646  
EVANSVILLE, IN 47735-3646

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

**NOTICE OF SHERIFF'S SALE**

**CANCELED**

**Sheriff Sale File number: 23-0124-SS**

**Date & Time of Sale: Thursday, August 31, 2023 at 10:00 am**

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

**Judgment to be Satisfied: \$67,543.07**

**Cause Number: 82C01-2210-MF-004766**

**Plaintiff: TRUIST BANK, SUCCESSOR BY MERGER TO SUNTRUST BANK**

**Defendant: THE UNKNOWN HEIRS AT LAW OF BARBARA BLAIR, DECEASED and OCCUPANT(S) OF 1713 RIDGEWAY AVE, EVANSVILLE, IN 47714 AND CITIBANK. N.A.**

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:

AND KNOWN AS BEING PART OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 33-6-10 PARTICULARLY DESCRIBED AS FOLLOWS BEGINNING AT A POINT WHICH IS LOCATED BY COMMENCING AT THE SOUTHWEST CORNER THEREOF AND RUNNING THENCE NORTH ALONG THE WEST LINE OF SAID QUARTER-QUARTER SECTION A DISTANCE OF ONE HUNDRED SIXTY-SIX (166) FEET, THENCE EAST AND PARALLEL TO THE SOUTH LINE OF SAID QUARTER-QUARTER SECTION A DISTANCE OF ONE HUNDRED EIGHTY-ONE (181) FEET, TO THE PLACE OF BEGINNING, FROM SAID PLACE OF BEGINNING CONTINUE THENCE EAST AND PARALLEL TO THE SAID SOUTH LINE A DISTANCE OF SEVENTY-SIX (76) FEET THENCE NORTH AND PARALLEL TO THE SAID WEST LINE A DISTANCE OF ONE HUNDRED FOUR AND TWENTY-SIX HUNDREDTHS (104 26) FEET, THENCE WEST A DISTANCE OF SEVENTY-SIX (76) FEET TO A POINT WHICH LIES TWO HUNDRED SEVENTY AND THIRTY-NINE HUNDREDTHS (270.39) FEET NORTH OF SAID SOUTH LINE, THENCE SOUTH A DISTANCE OF ONE HUNDRED FOUR AND THIRTY-NINE HUNDREDTHS (104.39) FEET TO THE PLACE OF BEGINNING TWENTY-FIVE FEET IS RESERVED OFF THE NORTH SIDE OF THE ABOVE DESCRIBED REAL ESTATE FOR RIDGEWAY AVENUE BE THE SAME MORE OR LESS. BUT SUBJECT TO ALL LEGAL HIGHWAY

**Commonly Known as: 1713 RIDGEWAY AVE, EVANSVILLE, IN 47714**

**Parcel No. 82-06-33-014-063.018-027**

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  
Atty File#: 24051-49

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:

OCCUPANT(S) OF 1713 RIDGEWAY AVE, EVANSVIL  
1713 RIDGEWAY 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: 23-0125-SS**

**Date & Time of Sale: Thursday, August 31, 2023 at 10:00 am**

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

**Judgment to be Satisfied: \$122,201.99**

**Cause Number: 82D07-2201-MF-000226**

**Plaintiff: PENNYMAC LOAN SERVICES, LLC**

**Defendant: JACOB D. INGRAM and ELKE M. THOMPSON INGRAM, THE MORRIS PLAN COMPANY OF TERRE HAUTE, INC., MED-1 SOLUTIONS, LLC AND CROWN ASSET MANAGEMENT, 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:

PART OF LOT EIGHT (8) IN CRAWFORD BELL'S SUBDIVISION OF THE SOUTHEAST QUARTER AND PART OF THE SOUTHWEST QUARTER OF SECTION 8, TOWNSHIP 6 SOUTH, RANGE 10 WEST, AN ADDITION TO THE CITY OF EVANSVILLE, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK A, PAGE 70,71 AND 72, AND TRANSCRIBED OF RECORD IN PLAT BOOK E, PAGES 92,93 AND 94, IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA, MORE PARTICULARLY DESCRIBED AS FOLLOWS BEGINNING AT A POINT IN THE CENTER OF THE PFEIFFER ROAD ON THE SOUTH LINE OF SAID LOT 8, 60 FEET EAST OF THE SOUTHWEST CORNER OF SAID LOT 8 RUNNING THENCE NORTH 152 FEET; THENCE EAST 45 FEET; THENCE SOUTH 152 FEET TO THE SOUTH LINE OF SAID LOT 8; THENCE WEST 45 FEET TO THE PLACE OF BEGINNING.

**Commonly Known as: 526 PFEIFFER RD, EVANSVILLE, IN 47711-3152**

**Parcel No. 82-06-08-034-168.021-020**

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

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

Barry T Barnes, Plaintiff's Attorney  
Attorney No.  
Feiwell & Hannoy PC  
8415 Allison Pointe Boulevard, Suite 400  
Indianapolis, IN 46250  
(317) 237-2727  
Atty File#: 19657-49

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:

JACOB D INGRAM  
526 PFEIFFER RD  
EVANSVILLE, IN 47711-3152

ELKE M. THOMPSON INGRAM  
714 PROSPERITY AVE  
EVANSVILLE, IN 47713-2919

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

**NOTICE OF SHERIFF'S SALE**

**Sheriff Sale File number: 23-0126-SS**

**Date & Time of Sale: Thursday, August 31, 2023 at 10:00 am**

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

**Judgment to be Satisfied: \$26,858.11**

**Cause Number: 82D06-2210-MF-005038**

**Plaintiff: PNC BANK, NATIONAL ASSOCIATION**

**Defendant: THE UNKNOWN HEIRS AND DEVISEES OF ROBERT H WOLF, DECEASED and STATE OF INDIANA AND AMERICREDIT FINANCIAL SERVICES, 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:

PART OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION FOUR (4), TOWNSHIP SIX (6) SOUTH, RANGE TEN (10) WEST, IN THE CITY OF EVANSVILLE, VANDERBURGH COUNTY, INDIANA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ONE HUNDRED FORTY-FIVE (145) FEET EAST OF THE WEST LINE AND THIRTY (30) FEET SOUTH OF THE NORTH LINE OF SAID QUARTER QUARTER SECTION, RUNNING THENCE EAST AND PARALLEL WITH THE NORTH LINE OF SAID QUARTER QUARTER SECTION SIXTY (60) FEET, THENCE SOUTH AND PARALLEL WITH THE WEST LINE OF SAID QUARTER QUARTER SECTION ONE HUNDRED FIFTY (150) FEET, THENCE WEST AND PARALLEL WITH THE NORTH LINE OF SAID QUARTER QUARTER SECTION SIXTY (60) FEET, THENCE NORTH AND PARALLEL WITH THE WEST LINE OF SAID QUARTER QUARTER SECTION ONE HUNDRED FIFTY (150) FEET TO THE PLACE OF BEGINNING ALSO KNOWN AS LOT THREE (3) IN BLOCK ONE (1) IN KOLBS SUBDIVISION OF A PART OF THE EAST ONE HALF OF THE SOUTHWEST QUARTER OF SECTION FOUR (4), TOWNSHIP SIX (6) SOUTH, RANGE TEN (10) WEST, IN VANDERBURGH COUNTY, INDIANA, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 1, PAGES 105 AND 106, IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA

**Commonly Known as: 1211 ST GEORGE RD, EVANSVILLE, IN 47711-2363**

**Parcel No. 82-06-04-034-201 003-020**

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

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

Barry T Barnes, Plaintiff's Attorney  
Attorney No.  
Feiwell & Hannoy PC  
8415 Allison Pointe Boulevard, Suite 400  
Indianapolis, IN 46250  
(317) 237-2727  
Atty File#: 19657-49

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:

THE UNKNOWN HEIRS AND DEVISEES OF ROBERT  
1211 ST GEORGE RD  
EVANSVILLE, IN 47711-2363

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

**NOTICE OF SHERIFF'S SALE**

**CANCELED**

**Sheriff Sale File number: 23-0127-SS**

**Date & Time of Sale: Thursday, August 31, 2023 at 10:00 am**

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

**Judgment to be Satisfied: \$274,664.15**

**Cause Number: 82D07-2203-MF-000920**

**Plaintiff: FREEDOM MORTGAGE CORPORATION**

**Defendant: PATRICK R WAGGAMAN**

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 379 of Cayman Ridge Section 4, Phase 4, as shown upon the plat of record in Plat Book V, Page 28, Instrument No. 2019R00021892, in the Office of the Vanderburgh County Recorder, to which plat reference is hereby made for a more particular description

**Commonly Known as: 9808 BLYTH DR, EVANSVILLE, IN 47725-7901**

**Parcel No. 82-04-22-002-911.011-019**

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.

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

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:  
PATRICK R WAGGAMAN  
9808 BLYTH DR  
EVANSVILLE, IN 47725-7901

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

**NOTICE OF SHERIFF'S SALE**

**Sheriff Sale File number: 23-0128-SS**

**Date & Time of Sale: Thursday, August 31, 2023 at 10:00 am**

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

**Judgment to be Satisfied: \$48,334.83**

**Cause Number: 82D01-2201-MF-000193**

**Plaintiff: M&T BANK**

**Defendant: DONALD JAMES ABEL**

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:

A part of Lot 23 of Crawford Bell's Subdivision of the Southeast Quarter of Section 8, Township 6 South, range 10 West, more particularly described and bounded as follows to-wit: Commencing at a point in the South line of said Lot 23 at a distance of 308.92 feet South 89 degrees 39 minutes West of the Southeast corner thereof, and extending thence South 89 degrees 39 minutes West of the Southeast corner thereof, and extending thence South 89 degrees 39 minutes along said South line a distance of 50 feet; thence North 00 degrees 21 minutes West a distance of 120 feet to a point in the South line of Idlewild Drive; thence North 89 degrees 39 minutes East along said line a distance of 50 feet; thence South 00 degrees 21 minutes East a distance of 120 feet to the place of beginning.

**Commonly Known as: 951 E IDLEWILD DRE, EVANSVILLE, IN 47711-6231**

**Parcel No. 82-06-17-031-146.006-029**

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.

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#: 22108-29

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:

DONALD JAMES ABEL  
951 E IDLEWILD DR  
EVANSVILLE, IN 47711-6231

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

**NOTICE OF SHERIFF'S SALE**

**Sheriff Sale File number: 23-0129-SS**

**Date & Time of Sale: Thursday, August 31, 2023 at 10:00 am**

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

**Judgment to be Satisfied: \$55,583.55**

**Cause Number: 82D06-2302-MF-000858**

**Plaintiff: U.S BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE FOR TOWD POINT MORTGAGE TRUST 2015-3**

**Defendant: THE UNKNOWN HEIRS AND DEVISEES OF HERMAN ARLANDER HILL, 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 TWO (2) IN BLOCK FIVE (5) IN THE SUBDIVISION OF BLOCKS THREE (3), FOUR (4), FIVE(S) AND SIX (6) OF COLUMBIA ADDITION TO THE CITY OF EVANSVILLE, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK D, PAGE 432 IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA

**Commonly Known as: 603 E GUM ST, EVANSVILLE, IN 47713-2344**

**Parcel No. 82-06-29-023-013 002-029**

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

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

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#: 22108-29

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:

THE UNKNOWN HEIRS AND DEVISEES OF HERMAN  
603 E GUM ST  
EVANSVILLE, IN 47713-2344



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

**NOTICE OF SHERIFF'S SALE**

**Sheriff Sale File number: 23-0130-SS**

**Date & Time of Sale: Thursday, August 31, 2023 at 10:00 am**

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

**Judgment to be Satisfied: \$120,328.68**

**Cause Number: 82D01-2206-MF-002556**

**Plaintiff: PLANET HOME LENDING, LLC**

**Defendant: MARK HASKINS and INDIANA HOUSING & COMMUNITY DEVELOPMENT AUTHORITY, EMBASSY APARTMENMTS 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:

Part of the Northwest Quarter of Section Seven (7), Township Six (6) South, Range Ten (10) West, Vanderburgh County, State of Indiana: Commencing at a point 932 feet North and 380 feet, more or less, East to the East side of a small creek of the Southwest corner of said Northwest Quarter Section; and proceeding thence East 176.27 feet; thence North 1 degree 53 minutes West 62 feet; thence West 179.27 feet; thence South 62.03 feet to the place of beginning.

**Commonly Known as: 4020 NORTH 4TH AVENUE, EVANSVILLE, IN 47710**

**Parcel No. 82-06-07-034-083.034-020**

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

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

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

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:

INDIANA HOUSING & COMMUNITY  
30 SOUTH MERIDIAN STREET  
INDIANAPOLIS, IN 46204

STATE OF INDIANA, DEPARTMENT OF  
HIGHEST OFFICER PRESENT  
302 WEST WASHINGTON STREET  
INDIANAPOLIS, IN 46204

MARK HASKINS  
4020 NORTH 4TH AVENUE  
EVANSVILLE, IN 47710

EMBASSY APARTMENMTS LLC  
HIGHEST OFFICER PRESENT  
1290 HATFIELD DRIVE  
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: 23-0131-SS**

**Date & Time of Sale: Thursday, August 31, 2023 at 10:00 am**

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

**Judgment to be Satisfied: \$242,510.59**

**Cause Number: 82C01-2302-MF-000957**

**Plaintiff: FIFTH THIRD BANK, NATIONAL ASSOCIATION**

**Defendant: RICKY J. RAYMOND, TERESA H. RAYMOND, AMANDA GILLES and AS TRUSTEE OF THE RAYMOND GILLES LINCOLN AVENUE LAND TRUST DATED THE 5TH DAY OF APRIL, 2019, KNOWN AS TRUST NUMBER 1437, OLD NATIONAL BANK, THE UNITED STATES OF AMERICA, SECRETARY OF HOUSING AND URBAN DEVELOPMENT AND THE CITY OF EVANSVILLE**

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

Lots Nine (9), Ten (10) and Eleven (11) in Block One (1) in Swanson Place, an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book F, Pages 152 and 153 in the Office of the Recorder of Vanderburgh County, Indiana.

**Commonly Known as: 1437 LINCOLN AVENUE, EVANSVILLE, IN 47714**

**Parcel No. 82-06-28-015-075.003-027**

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

\* 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  
Atty File#: 31800-15

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:

THE UNITED STATES OF AMERICA,  
THE U.S ATTORNEY FOR THE  
10 WEST MARKET STREET SUITE 2100  
INDIANAPOLIS, IN 46204

AMANDA GILLES, AS TRUSTEE OF THE  
1437 LINCOLN AVENUE  
EVANSVILLE, IN 47714

RICKY J. RAYMOND  
209 EAST MAPLE AVENUE  
LONDON, KY 40741

TERESA H. RAYMOND  
209 EAST MAPLE AVENUE  
LONDON, KY 40741

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

**NOTICE OF SHERIFF'S SALE**

**CANCELED**

**Sheriff Sale File number: 23-0132-SS**

**Date & Time of Sale: Thursday, August 31, 2023 at 10:00 am**

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

**Judgment to be Satisfied: \$59,644.82**

**Cause Number: 82D07-2212-MF-005627**

**Plaintiff: LOANCARE, LLC**

**Defendant: JOHN D. HEWINS**

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 Block Three (3) in the Replat of Vann Estates, an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book H, Pages 212, 213 and 218 in the Office of the Recorder of Vanderburgh County, Indiana.

**Commonly Known as: 3108 E CHERRY ST, EVANSVILLE, IN 47714**

**Parcel No. 82-06-27-016-013.008-027**

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.

Benjamin Pliskie, Plaintiff's Attorney  
Attorney No. 30407-45  
Phillip A. Norman PC  
2110 Calumet Ave  
Valparaiso, IN 46383  
(219) 462-5104  
Atty File#: 30407-45

Noah Robinson, Sheriff

By: Emily Glaser, Administration

Phone: (812) 421-6203

Civic 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:

JOHN D. HEWINS  
3108 E CHERRY ST  
EVANSVILLE, IN 47714

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

**NOTICE OF SHERIFF'S SALE**

**CANCELED**

**Sheriff Sale File number: 23-0133-SS**

**Date & Time of Sale: Thursday, August 31, 2023 at 10:00 am**

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

**Judgment to be Satisfied: \$125,103.38**

**Cause Number: 82D01-2303-MF-001488**

**Plaintiff: NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING**

**Defendant: LAKISHA A. GAGE**

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 SECTION B IN THE AMENDED PLAT OF WOODLAND PARK, AN ADDITION TO THE CITY OF EVANSVILLE, VANDERBURGH COUNTY, INDIANA, ACCORDING TO THE RECORDED PLAT THEREOF, AS RECORDED IN PLAT BOOK I, PAGE 281 IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA.

**Commonly Known as: 2908 MADISON AVE., EVANSVILLE, IN 47714**

**Parcel No. 82-06-34-016-058.009-027**

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.

Dennis Ferguson, Plaintiff's Attorney  
Attorney No.  
Sottile & Barile, LLC  
Atty File#: 8474-49

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:

LAKISHA A. GAGE  
2908 MADISON AVE  
EVANSVILLE, IN 47714

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

**NOTICE OF SHERIFF'S SALE**

**CANCELED**

**Sheriff Sale File number: 23-0134-SS**

**Date & Time of Sale: Thursday, August 31, 2023 at 10:00 am**

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

**Judgment to be Satisfied: \$75,509.27**

**Cause Number: 82D05-2206-MF-002786**

**Plaintiff: U.S. BANK TRUST NATIONAL ASSOCIATION, AS TRUSTEE OF THE LODGE SERIES III TRUST**

**Defendant: MICHELLE D. DILL**

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

LOT ELEVEN (11) IN BLOCK ONE (1) IN BROADMOOR, AN ADDITION TO THE CITY OF EVANSVILLE, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 1, PAGE 297, IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA. SUBJECT TO THE FOLLOWING: EASEMENTS, RIGHTS-OF-WAY, HIGHWAYS, ROADWAYS AND BUILDING AND USE RESTRICTIONS OF RECORD. EXISTING PUBLIC HIGHWAYS AND ROADWAYS.

**Commonly Known as: 1828 SOUTH TAFT AVENUE, EVANSVILLE, IN 47714**

**Parcel No. 82-06-34-011-101.011-027**

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.

Dennis Ferguson, Plaintiff's Attorney  
Attorney No.  
Sottile & Barile, LLC  
Atty File#: 8474-49

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:

MED 1 SOLUTIONS  
517 US HWY 31 NORTH  
GREENWOOD, IN 46142

MICHELLE D. DILL  
1828 SOUTH TAFT AVENUE  
EVANSVILLE, IN 47714

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

**NOTICE OF SHERIFF'S SALE**

**CANCELED**

**Sheriff Sale File number: 23-0135-SS**

**Date & Time of Sale: Thursday, August 31, 2023 at 10:00 am**

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

**Judgment to be Satisfied: \$107,573.40**

**Cause Number: 82C01-1805-MF-003181**

**Plaintiff: U.S. BANK NATIONAL ASSOCIATION**

**Defendant: YVONNE M. GARRETT**

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 SOUTHEAST QUARTER OF SECTION THIRTY-FOUR (34), TOWNSHIP SIX (6) SOUTH, RANGE TEN (10) WEST, IN THE CITY OF EVANSVILLE, VANDERBURGH COUNTY, INDIANA, MORE PARTICULARLY DESCRIBED AS FOLLOWS BEGINNING AT A POINT WHICH LIES TWO HUNDRED EIGHTY-FIVE AND FIFTY-THREE HUNDREDTHS (285.53) FEET NORTH AND SIX HUNDRED SIXTY (660) FEET WEST OF THE SOUTHEAST CORNER THEREOF, THENCE NORTH AND PARALLEL TO THE EAST LINE OF SAID HALF QUARTER SECTION SIXTY-EIGHT AND EIGHTY-SEVEN HUNDREDTHS (68.87) FEET, THENCE WEST AND PARALLEL TO THE SOUTH LINE THEREOF ONE HUNDRED THIRTY-TWO (132) FEET, THENCE SOUTH AND PARALLEL TO THE EAST LINE THEREOF SIXTY-EIGHT AND EIGHTY-SEVEN HUNDREDTHS (68.87) FEET, THENCE EAST AND PARALLEL TO SAID SOUTH LINE ONE HUNDRED THIRTY-TWO (132) FEET TO THE PLACE OF BEGINNING THE ABOVE DESCRIBED REAL ESTATE IS ALSO KNOWN AS A PART OF LOT SIXTEEN (16) IN THE UNRECORDED PLAT OF BECKMAN PLACE A STRIP OF LAND TWENTY-FIVE (25) FEET IN WIDTH IS RESERVED OFF THE WEST SIDE OF THE ABOVE -DESCRIBED REAL ESTATE FOR A PUBLIC ROADWAY

**Commonly Known as: 1750 S DEXTER AVE, EVANSVILLE, IN 47714**

**Parcel No. 82-06-34-011-023.047-027**

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 Foutty, Plaintiff's Attorney  
Attorney No. 20886-49  
Doyle & Foutty, P.C.  
41 E Washington St., Suite 400  
Indianapolis, IN 46204  
Atty File#: 20886-49

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:

YVONNE M GARRETT  
1750 S DEXTER AVE  
EVANSVILLE, IN 47714

MALLORY C DECKARD  
501 MAIN STREET, SUITE 100  
PO BOX 3646  
EVANSVILLE, IN 47735-3646

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

**NOTICE OF SHERIFF'S SALE**

**CANCELED**

**Sheriff Sale File number: 23-0136-SS**

**Date & Time of Sale: Thursday, August 31, 2023 at 10:00 am**

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

**Judgment to be Satisfied: \$72,410.15**

**Cause Number: 82C01-2206-MF-002754**

**Plaintiff: U.S. BANK NATIONAL ASSOCIATION**

**Defendant: THE UNKNOWN HEIRS AT LAW OF KIMBERLE PHILLIPPE, DECEASED, ET AL.**

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

Lot Eleven (11) in St Joseph Terrace No 2. an Addition lying near the City of Evansville, as per plat thereof, recorded in Plat Book J. Page 122 in the Office of the Recorder of Vanderburgh County Indiana

**Commonly Known as: 2512 LEXINGTON RD, EVANSVILLE, IN 47720**

**Parcel No. 82-05-11-003 -119 011-022**

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.

Scott A. Hale, Plaintiff's Attorney  
Attorney No. 35534-64  
Doyle & Foutty, P.C.  
41 E Washington St., Suite 400  
Indianapolis, in 46204  
(317) 264-5000  
Atty File#: 35534-54

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:

CHAD DICKERSON  
320 N MERIDIAN STREET, SUITE 1022  
INDIANAPOLIS, IN 46204

OCCUPANT(S) OF  
2512 LEXINGTON RD  
EVANSVILLE, IN 47720

SHANE CIMBALNIK  
2512 LEXINGTON ROAD  
EVANSVILLE, IN 47720

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

**NOTICE OF SHERIFF'S SALE**

**CANCELED**

**Sheriff Sale File number: 23-0137-SS**

**Date & Time of Sale: Thursday, August 31, 2023 at 10:00 am**

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

**Judgment to be Satisfied: \$70,154.22**

**Cause Number: 82D05-2202-MF-000516**

**Plaintiff: CARRINGTON MORTGAGE SERVICES, LLC**

**Defendant: UNKNOWN HEIRS AT LAW AND DEVISEES OF BRENDA S. LANE and MED- 1 SOLUTIONS, LLC;  
STATE OF INDIANA, DEPARTMENT OF REVENUE AND JASON GREENWELL**

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 EASTERN TERRACE, AN ADDITION TO THE CITY OF EVANSVILLE, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK 1, PAGE 155 IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA.

**Commonly Known as: 2200 CONLIN AVENUE, EVANSVILLE, IN 47714**

**Parcel No. 82-06-34-012-004.001-027**

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.

Andrew Kraemer, Plaintiff's Attorney  
Attorney No. 14872-71  
Johnson Blumberg & Associates LLC  
230 W Monroe Ste 1125  
Chicago, IL 60606  
(312) 541-9710  
Atty File#: 14872-71

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:

MED-1 SOLUTIONS, LLC  
WILLIAM J. HUFF  
517 US HIGHWAY 31 N  
GREENWOOD, IN 46142

STATE OF INDIANA, DEPARTMENT OF REVENUE  
OFFICE OF THE INDIANA ATTORNEY GENERAL INDI  
302 WEST WASHINGTON STREET, FIFTH FLOOR  
INDIANAPOLIS, IN 46204

STATE OF INDIANA, DEPARTMENT OF REVENUE  
100 NORTH SENATE, # 248  
INDIANAPOLIS, IN 46204

JASON GREENWELL  
2200 CONLIN AVE.  
EVANSVILLE, IN 47714

UNKNOWN HEIRS AT LAW AND DEVISEES OF BREN  
2200 CONLIN AVENUE  
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: 23-0138-SS**

**Date & Time of Sale: Thursday, August 31, 2023 at 10:00 am**

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

**Judgment to be Satisfied: \$42,482.70**

**Cause Number: 82C01-2206-MF-002776**

**Plaintiff: MIDFIRST BANK**

**Defendant: UNKNOWN HEIRS-AT-LAW, BENEFICIARIES, LEGATEES, DEVISEES AND DONEES OF DAVID J. MOORE, ET AL.**

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

LOT TWENTY (20) AND THE ADJOINING ONE-HALF (1/2) OF LOT NINETEEN (19) IN BLOCK EIGHT (8) IN BERLIN HEIGHTS, AN ADDITION TO THE CITY OF EVANSVILLE, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK G, PAGES 116 AND 117 IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA.

**Commonly Known as: 1314 E MARYLAND STREET, EVANSVILLE, IN 47711**

**Parcel No. 82-06-21-033-026.015-029**

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.

Brian K. Tekulve, Plaintiff's Attorney  
Attorney No.  
Law Office of Gerald M. Shapiro, LLP  
4805 Montgomery Road Suite 320  
Norwood, OH 45212  
(513) 396-8100  
Atty File#: 30882-49

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:

MATT S. KORESSEL (35276-49)  
20 NW 1ST STREET, 9TH FLOOR  
P.O. BOX 916  
EVANSVILLE, IN 47706

OCCUPANTS  
1314 E MARYLAND STREET  
EVANSVILLE, IN 47711

W. ANDERSON WOODFORD (31199-22), BRIAN K. T  
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: 23-0139-SS**

**Date & Time of Sale: Thursday, August 31, 2023 at 10:00 am**

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

**Judgment to be Satisfied: \$101,733.32**

**Cause Number: 82C01-2302-MF-000527**

**Plaintiff: NATIONSTAR MORTGAGE LLC**

**Defendant: LEXIE J. 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 SIX (6) IN BLOCK FOUR (4) IN BELVEDERE, AN ADDITION TO THE CITY OF EVANSVILLE, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK J PAGE 22 IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA.

**Commonly Known as: 1922 DALEHAVEN DR, EVANSVILLE, IN 47714**

**Parcel No. 82-06-35-011-124.017-027**

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.

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  
Atty File#: 31199-22

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:

LEXIE J. BIGGERSTAFF  
1922 DALEHAVEN DR  
EVANSVILLE, IN 47714

OCCUPANT  
1922 DALEHAVEN DR  
EVANSVILLE, IN 47714

KAHN, DEES, DONOVAN & KAHN, LLP  
501 MAIN STREET, STE 305  
P.O. BOX 3646  
EVANSVILLE, IN 47735

W. ANDERSON WOODFORD ESQ. (31199-22)  
LAW OFFICE OF GERALD M. SHAPIRO, LLP  
4805 MONTGOMERY ROAD SUITE 320  
NORWOOD, OH 45212