

Updated: 01/25/24 at 12:32 AM

NOTICES OF SHERIFF'S SALE

Date & Time of Sale: Thu, Oct 26, **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: 23-0149-SS

Date & Time of Sale: Thursday, October 26, 2023 at 10:00 am

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

Judgment to be Satisfied: \$39,910.67

Cause Number: 82D01-2303-MF-001537

Plaintiff: CITIBANK, N.A, AS TRUSTEE FOR THE CHASE FUNDING MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2003-1

Defendant: LILLIE PARTON AND JOSEPH PARTON

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 SEVENTEEN (17) AND THE ADJOINING FIFTEEN (15) FEET OF LOT EIGHTEEN (18) IN BLOCK TWENTY-SIX (26) IN HEIDELBACH AND ELSAS' ENLARGEMENT OF THE CITY OF EVANSVILLE, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK B, PAGES 114 AND 115 IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA.

Commonly Known as: 310 E MICHIGAN ST, EVANSVILLE, IN 47711-5528

Parcel No. 82-06-20-025-030.016-029

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.

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

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:

LILLIE PARTON
310 E MICHIGAN ST
EVANSVILLE, IN 47711-5528

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

NOTICE OF SHERIFF'S SALE

CANCELED

Sheriff Sale File number: 23-0150-SS

Date & Time of Sale: Thursday, October 26, 2023 at 10:00 am

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

Judgment to be Satisfied: \$85,837.60

Cause Number: 82D06-2304-MF-001994

Plaintiff: DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR MORGAN STANLEY ABS CAPITAL I INC. TRUST 2003-HE3 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2003-HE3

Defendant: WILLIAM F. STADER: 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:

PARCEL A Part of the Northeast Quarter of the Southwest Quarter of Section Twenty-One (21), Township Six (6) South, Range Eleven (11) West in Vanderburgh County, Indiana, more particularly described as follows: Beginning at a point on the East Line of said Quarter Quarter section, One Hundred (100) feet North of the Southeast Corner thereof, running thence West and parallel to the South line of said Quarter Quarter section, Three Hundred Thirty-Four and Seven Tenths (334.7) feet, running thence North and parallel to the East line of said Quarter Quarter section, One Hundred (100) feet, running thence East and parallel to the South Line of said Quarter Quarter section, Three Hundred Thirty-Four and Seven Tenths (334.7) feet to the East line thereof, thence South along said East line, One Hundred (100) feet to the place of beginning. A strip of land Thirty (30) feet in width, taken from the East side of the above described real estate, is subject to the right-of-way for Boehne Camp Road. PARCEL B Also, part of the Northeast Quarter of the Southwest Quarter of section Twenty-One (21) Township Six (6) South, Range Eleven (11) West in Vanderburgh County, Indiana, more particularly described as follows: Beginning at a point on the East Line of said Quarter Quarter section, Two Hundred (200) feet North of the Southeast Corner thereof; thence West Three Hundred Thirty-Four and Seven Tenths (334.7) feet; thence North and parallel to the East line of said Quarter Quarter section, Thirty (30) feet; thence East and parallel to the South line of said Quarter Quarter section, Three Hundred Thirty-Four and Seven Tenths (334.7) feet to the East line thereof; thence South along the said East line Thirty (30) feet to the place of beginning. A strip of land Thirty (30) feet in width, taken from the East end of the above described Real Estate, is subject to the right-of-way for Boehne Camp Road

Commonly Known as: 408 NORTH BOEHNE CAMP ROAD, EVANSVILLE, IN 47712

Parcel No. 82-05-21-007-288.016-024

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.

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

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:

CAROLYN I STADER
408 NORTH BOEHNE CAMP ROAD
EVANSVILLE, IN 47712

WILLIAM F. STADER
408 NORTH BOEHNE CAMP ROAD
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: 23-0151-SS

Date & Time of Sale: Thursday, October 26, 2023 at 10:00 am

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

Judgment to be Satisfied: \$40,923.97

Cause Number: 82D06-2212-MF-005717

Plaintiff: WELLS FARGO BANK, N.A.

Defendant: ORVILLE R. ROWE SR., 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:

Lots 22 and 23, Block 6 Rietman & Schulte's Addition to the City of Evansville, as per plat thereof, recorded in Plat Book C, pages 263 and 264, in the Office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 439 SOUTH LINWOOD AVENUE, EVANSVILLE, IN 47713

Parcel No. 82-06-29-024-036.019-029

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.

Kristin L Durianski, Plaintiff's Attorney
Attorney No. 24866-64
Codilis Law, LLC
8050 Cleveland Place
Merrillville, IN 46410
(219) 736-5579
Atty File#: 15-22-01679

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:

SARAH L. ROBERTS
439 SOUTH LINWOOD AVENUE
EVANSVILLE, IN 47713

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

NOTICE OF SHERIFF'S SALE

CANCELED

Sheriff Sale File number: 23-0152-SS

Date & Time of Sale: Thursday, October 26, 2023 at 10:00 am

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

Judgment to be Satisfied: \$75,507.43

Cause Number: 82C01-2303-MF-001481

Plaintiff: OLD NATIONAL BANK

**Defendant: THE UNKNOWN HEIRS AT LAW OF BRENDA J. EVANS, DECEASED and AND OCCUPANT(S)
OF 11642 BRECKENRIDGE DRIVE, EVANSVILLE, IN 47725**

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-five (35) in Breckenridge Section One, an addition lying near the City of Evansville, as per plat thereof, recorded in Plat Book P, Page 169 in the Office of the Recorder of Vanderburgh County, IN

Commonly Known as: 11642 BRECKENRIDGE DRIVE, EVANSVILLE, IN 47725

Parcel No. 82-04-15-009-258.035.030

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.

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

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:

OCCUPANT(S) OF 11642 BRECKENRIDGE DRIVE, E
11642 BRECKENRIDGE DRIVE
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: 23-0153-SS

Date & Time of Sale: Thursday, October 26, 2023 at 10:00 am

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

Judgment to be Satisfied: \$87,492.86

Cause Number: 82D05-2303-MF-001064

Plaintiff: LAKEVIEW LOAN SERVICING, LLC

**Defendant: SEAN MICHAEL CUMMINGS and NATIONAL CREDIT UNION ADMINISTRATION AND UNITED STATES OF AMERICA
DEPARTMENT 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:

Part of Lot Four (4) in Administrator's Subdivision of Lots 2, 7, 10, 11, 14 15, the South Half of Lot 9 and the West half of Lot 16 in Shanklin's Subdivision of the Southwest Quarter of Section 28, Township 6 South, Range 10 West, an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book C, page 220, in the office of the Recorder of Vanderburgh County, Indiana, more particularly described as follows: Beginning at a point on the East line of Harlan Avenue Eighty-four and One Tenth (84.1) feet South of the intersection of the South line of Lincoln Avenue and said East line of Harlan Avenue; thence South, along said East line of Harlan Avenue, Forty-one and One Tenth (41.1) feet to the North line of an alley; Sixty-four and Sixty-six Hundredths (64.66) feet; thence North Forty-five and Six Tenths (45.6) feet to a point Eighty-two and Six-Tenths (82.6) South of the South line of Lincoln Avenue; thence West to the place of beginning.

Commonly Known as: 606 S HARLAN AVE, EVANSVILLE, IN 47714-1914

Parcel No. 82-06-28-011-005.002-027

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.

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

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:

SEAN MICHAEL CUMMINGS
606 S HARLAN AVE
EVANSVILLE, IN 47714-1914

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 23-0154-SS

Date & Time of Sale: Thursday, October 26, 2023 at 10:00 am

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

Judgment to be Satisfied: \$139,964.46

Cause Number: 82D07-2302-MF-000955

Plaintiff: U.S. BANK NATIONAL ASSOCIATION

Defendant: TERESA DEISHER 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-three (53) 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: 4217 SADDLEBROOKE LANE, EVANSVILLE, IN 47715

Parcel No. 82-06-11-016-092.053-027

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.

Caryn M. Beougher, Plaintiff's Attorney
Attorney No. 23887-29
Padgett Law
10475 Crosspoint Blvd. Suite 250
Indianapolis, IN 46256
Atty File#: 23887-29

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:

TERESA DEISHER
4217 SADDLEBROOKE LANE
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: 23-0155-SS

Date & Time of Sale: Thursday, October 26, 2023 at 10:00 am

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

Judgment to be Satisfied: \$49,759.35

Cause Number: 82D01-2207-MF-003141

Plaintiff: SPECIALIZED LOAN SERVICING LLC

Defendant: UNKNOWN HEIRS, DEVISEES, LEGATEES, AND PERSONAL REPRESENTATIVES and CREDITORS OF MARY F. EAST, 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-ONE (31) IN PLEASANT ACRES (FORMERLY PFEIFFER'S SUBDIVISION), AN ADDITION TO THE CITY OF EVANSVILLE, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK I, PAGES 59 AND 60, AND CHANGE OF NAME THEREOF, RECORDED IN MISCELLANEOUS RECORD S, PAGES 56 AND 57 BOTH IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA.

Commonly Known as: 3730 EVERGREEN AVE, EVANSVILLE, IN 47711

Parcel No. 82-06-09-034-209.031-020

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 C. Gladwell, Plaintiff's Attorney
Attorney No. 30493-49
Reisenfeld & Associates LPA LLC
3962 Red Bank Road
Cincinnati, OH 45227
(513) 322-7000
Atty File#: 30493-49

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:

UNKNOWN OCCUPANT, IF ANY, OF
3730 EVERGREEN 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: 23-0156-SS

Date & Time of Sale: Thursday, October 26, 2023 at 10:00 am

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

Judgment to be Satisfied: \$13,341.41

Cause Number: 82D01-2211-MF-005134

Plaintiff: SPECIALIZED LOAN SERVICING LLC

Defendant: UNKNOWN HEIRS, DEVISEES, LEGATEES, PERSONAL REPRESENTATIVES, AND CREDITOR OF VIRGINIA L. DOSS (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:

Part of the South One-half of the Northeast Quarter of Section One (1), Township Six (6) South, Range Eleven (11) West, in the City of Evansville, Vanderburgh County, Indiana, more particularly described as follows: Beginning at a nail in the Kratzville Road at its intersection with the South line of the Southeast Quarter of the Northeast Quarter of Section One (1), Township Six (6) south, Range Eleven (11) West, thence with said Road, North Nine (9) degrees four (4) minutes East One Hundred Thirty-one (131.0) feet to a road nail; thence North Eighty-nine (89) degrees Fifty-three (53) minutes East Three Hundred Thirty-one and two tenths (331.2) feet to the an iron pin on the North line or Tract Number Five (5), thence South One Hundred Twenty-seven and eighty-eight hundredths (127.88) feet to an iron pin on the said South line, thence South Eighty-nine (89) degrees Thirty-nine (39) minutes West, Three Hundred Fifty-one and eighty-four hundredths (351.84) feet to the place of beginning.

Commonly Known as: 5501 KRATZVILLE RD, EVANSVILLE, IN 47710

Parcel No. 82-05-01-034-069.027-020

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.

Matthew C. Gladwell, Plaintiff's Attorney
Attorney No. 30493-49
Reisenfeld & Associates LPA LLC
3962 Red Bank Road
Cincinnati, OH 45227
(513) 322-7000
Atty File#: 30493-49

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:
UNKNOWN OCCUPANT
5501 KRATZVILLE RD
EVANSVILLE, IN 47710

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 23-0157-SS

Date & Time of Sale: Thursday, October 26, 2023 at 10:00 am

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

Judgment to be Satisfied: \$69,033.28

Cause Number: 82D05-2304-MF-001928

Plaintiff: CITIBANK, N.A., NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS OWNER TRUSTEE OF THE NEW RESIDENTIAL MORTGAGE LOAN TRUST 2019-6

Defendant: CARMEN L. EMBREY A/K/A CARMEN LUCINDA EMBREY 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 Eleven (11) McCurdy Place, an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book G. page 102 in the office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 516 LEWIS AVENUE, EVANSVILLE, IN 47714

Parcel No. 82-06-28-014-002.010-027

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.

Melissa Haller, Plaintiff's Attorney
Attorney No.
Codilis Law, LLC
8050 Cleveland Place
Merrillville, IN 46410
Atty File#: 15-23-00338

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:

CARMEN L. EMBREY A/K/A CARMEN LUCINDA EMB
516 LEWIS 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: 23-0158-SS

Date & Time of Sale: Thursday, October 26, 2023 at 10:00 am

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

Judgment to be Satisfied: \$80,856.29

Cause Number: 82D07-2305-MF-002280

Plaintiff: FIFTH THIRD BANK, NATIONAL ASSOCIATION

Defendant: JIMMIE D. HOWARD, JR. and ANN M. HOWARD; PROFESSIONAL & BUSINESS COLLECTIONS, LLC; DEACONESS HOSPITAL INC.; FEDERAL HOME LOAN BANK OF INDIANAPOLIS

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 FOURTEEN (14) IN FRIDY PLACE, AN ADDITION TO THE CITY OF EVANSVILLE, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK F, PAGE 92 AND 93 IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA.

Commonly Known as: 6400 N. FIRST AVENUE, EVANSVILLE, IN 47710

Parcel No. 82-04-31-034-234.015-020

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.

Jason Duhn, Plaintiff's Attorney
Attorney No.
Diaz Anselmo Lindberg, LLC
(630) 453-6960

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:

ANN M. HOWARD
6400 N. FIRST AVENUE
EVANSVILLE, IN 47710

JIMMIE D. HOWARD, JR.
6400 N. FIRST AVENUE
EVANSVILLE, IN 47710

NICHOLAS J. GOLDING
KAHN, DEES, DONOVAN & KAHN, LLP
501 MAIN STREET SUITE 100
PO BOX 3646
EVANSVILLE, IN 47735

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 23-0159-SS

Date & Time of Sale: Thursday, October 26, 2023 at 10:00 am

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

Judgment to be Satisfied: \$73,930.91

Cause Number: 82D01-2211-MF-005306

Plaintiff: LAKEVIEW LOAN SERVICING, LLC

Defendant: SANDRA HAYES A/K/A SANDRA A. HAYES and DISCOVER BANK C/O DISCOVER PRODUCTS, 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 TEN (10) IN BLOCK TWO (2) IN DECKER'S SECOND ADDITION, AN ADDITION TO THE CITY OF EVANSVILLE, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK C, PAGE 209 IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA.

Commonly Known as: 1025 N THIRD AVE., EVANSVILLE, IN 47710

Parcel No. 82-06-19-027-061.017-029

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.

Jason Duhn, Plaintiff's Attorney
Attorney No.
Diaz Anselmo Lindberg, LLC
(630) 453-6960

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:

SANDRA HAYES A/K/A SANDRA A. HAYES
1025 N THIRD AVE
EVANSVILLE, IN 47710

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

NOTICE OF SHERIFF'S SALE

CANCELED

Sheriff Sale File number: 23-0160-SS

Date & Time of Sale: Thursday, October 26, 2023 at 10:00 am

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

Judgment to be Satisfied: \$32,525.45

Cause Number: 82D05-1502-MF-000880

Plaintiff: WESTERN FEDERAL CREDIT UNION

Defendant: JEFFREY R. RAUSCH and LINDA M. RAUSCH

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 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 LANE, EVANSVILLE, IN 47711

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.

Nathan Dewan, Plaintiff's Attorney
Attorney No. 35006-82
Doyle & Foutty, P.C.
41 E Washington St., Suite 400
Indianapolis, IN 46204
(317) 264-5000
Atty File#: 35006-82

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:

JEFFREY R. RAUSCH
2921 BLOSSOM LANE
EVANSVILLE, IN 47711

LINDA M. RAUSCH
2921 BLOSSOM LANE
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: 23-0161-SS

Date & Time of Sale: Thursday, October 26, 2023 at 10:00 am

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

Judgment to be Satisfied: \$40,088.60

Cause Number: 82D05-2301-MF-000445

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

Defendant: LINDA E. WALLS

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 SEVENTEEN (17) IN BLOCK FIFTEEN (15) IN HART'S AMENDED PLAT OF BLOCK ELEVEN (II) AND PARTS OF BLOCKS THIRTEEN (13) AND FIFTEEN (15) IN HART PLACE, AN ADDITION TO THE CITY OF EVANSVILLE, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK G, PAGES 100 AND 101 IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA.

Commonly Known as: 1052 COVERT AVE, EVANSVILLE, IN 47714-3402

Parcel No. 82-06-33-013-012.017-027

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.

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#: 106563F01

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:

LINDA E. WALLS

1052 COVERT AVE

EVANSVILLE, IN 47714-3402

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

NOTICE OF SHERIFF'S SALE

CANCELED

Sheriff Sale File number: 23-0162-SS

Date & Time of Sale: Thursday, October 26, 2023 at 10:00 am

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

Judgment to be Satisfied: \$155,227.59

Cause Number: 82D05-2303-MF-001232

Plaintiff: NEWREZ LLC DBA SHELLPOINT MORTGAGE SERVICING

Defendant: BOBBY J. ROBERTS III and STATE OF INDIANA

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:

The following described real property situated in the Vanderburgh County, in the State of Indiana described as follows: Part of the Southwest Quarter of the Southwest Quarter and part of the Southeast Quarter of the Southwest Quarter of Section Twelve (12), Township Five (5) South, Range Eleven (11) West, in Vanderburgh County, Indiana, more particularly described as follows: Beginning at a point on the North line of said Southwest Quarter of the Southwest Quarter, said point being One Thousand Two Hundred Seventy-three and Fifty-nine Hundredths (1,273.59) feet East of the Northwest corner thereof; thence South parallel with the West line of said Quarter Quarter Section Two Hundred Ninety-one and Nine Tenths (291.9) feet, thence East parallel with the North line of said Quarter Quarter Section One Hundred Forty-nine and Twenty-three Hundredths (149.23) feet, thence North parallel with the West line of said Quarter Quarter Section Two Hundred Ninety-one and Nine Tenths (291.9) feet to the North line of, the Southeast Quarter of the Southwest Quarter of said Section; thence West One Hundred Forty-nine and Twenty-three Hundredths (149.23) feet to the point of beginning.

Commonly Known as: 2100W BOONVILLE, EVANSVILLE, IN 47725

Parcel No. 82-03-12-035-090.027-031

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#: 107308f01

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:

BOBBY J. ROBERTS III
2100 W BOONVILLE
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: 23-0163-SS

Date & Time of Sale: Thursday, October 26, 2023 at 10:00 am

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

Judgment to be Satisfied: \$18,270.29

Cause Number: 82C01-2304-MF-001967

Plaintiff: FIFTH THIRD BANK, NATIONAL ASSOCIATION

**Defendant: GEORGE MADISON JR. and UNKNOWN OCCUPANTS, MED-1 SOLUTIONS LLC, EVANSVILLE
VANDERBURGH SCHOOL CORPORATION, STATE OF INDIANA, DEPARTMENT OF REVENUE,
COLLECTION DIVISION AND ORTHOPEDIC ASSOCIATES, 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 Three (3) in Block Twenty-Seven (27) Heidelberg and Elsas Enlargement, an addition to the City of Evansville, County of Vanderburgh, according to the recorded plat thereof

Commonly Known as: 405 EAST VIRGINIA STREET, EVANSVILLE, IN 47711

Parcel No. 82-06-20-025-031.003-029

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.

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

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:

GEORGE H. MADISON, JR.
1503 EAST FRANKLIN STREET
EVANSVILLE, IN 47711

UNKNOWN OCCUPANTS
405 EAST VIRGINIA STREET
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: 23-0164-SS

Date & Time of Sale: Thursday, October 26, 2023 at 10:00 am

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

Judgment to be Satisfied: \$87,705.08

Cause Number: 82C01-2002-MF-000960

Plaintiff: U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR RCF 2 ACQUISITION TRUST

Defendant: NICKOLAS MILLER and DENISE MILLER, CITY OF EVANSVILLE, INDIANA, CMF INVESTORS LLC, TRIPLE S ENTERPRISES INC., KAREN BENDER, EVANSVILLE APARTMENTS LIMITED LP, STATE OF INDIANA, DEPARTMENT OF REVENUE, COLLECTION DIVISION AND U.S. BANK TRUST NATIONAL ASSOCIATION, AS TRUSTEE, FOR MEB LOAN TRUST IV

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 Three (3) and the West Fifty-two (52) feet of Lot Four (4) in Maple Terrace, an addition to the City of Evansville, as per plat thereof, recorded in Plat Book I, Page 219 in the Office of the Recorder of Vanderburgh County, Indiana,

Commonly Known as: 516 EAST MILL ROAD, EVANSVILLE, IN 47711

Parcel No. 82-06-05-034-204.003-020 AND 82-06-05-034-204.006-020

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.

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

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:

S. BRENT POTTER
ATTORNEY FOR U.S. BANK TRUST NATIONAL ASSO
41 E. WASHINGTON ST.
SUITE 400
INDIANAPOLIS, IN 46204

STATE OF INDIANA, DEPARTMENT OF REVENUE, C
C/O ATTORNEY GENERAL
302 WEST WASHINGTON STREET
FIFTH FLOOR
INDIANAPOLIS, IN 46204

U.S. BANK TRUST NATIONAL ASSOCIATION, AS TR
C/O CT CORPORATION SYSTEM, AS REGISTERED
150 WEST MARKET STREET
SUITE 800
INDIANAPOLIS, IN 46204

CITY OF EVANSVILLE, INDIANA
C/O CITY ATTORNEY
1 NORTHWEST MARTIN LUTHER KING, JR. BOULEV
EVANSVILLE, IN 47708

KAREN BENDER
515 CARANZE COURT
EVANSVILLE, IN 47711

TRIPLE S ENTERPRISES INC.
C/O GARY L. HOPPLE, AS REGISTERED AGENT
201 EAST FLORIDA STREET
EVANSVILLE, IN 47711

EVANSVILLE APARTMENTS LIMITED LP
C/O SKO-EVANSVILLE SERVICES, LLC, AS REGISTE
602 NORMANDY DRIVE
EVANSVILLE, IN 47715

DENISE MILLER
9524 HILLVIEW DRIVE
EVANSVILLE, IN 47720

NICKOLAS MILLER
9524 HILLVIEW DRIVE
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: 23-0165-SS

Date & Time of Sale: Thursday, October 26, 2023 at 10:00 am

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

Judgment to be Satisfied: \$110,446.22

Cause Number: 82D01-2212-MF-005805

Plaintiff: NATIONSTAR MORTGAGE LLC

Defendant: DANNY RUSSELL

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-Three (53) 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: 1203 LODGE AVE, EVANSVILLE, IN 47714

Parcel No. 82-06-33-012-048.002-027

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

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:

DANNY RUSSELL
1203 LODGE AVENUE
EVANSVILLE, IN 47714

TRACY RUSSELL
2519 E. OREGON 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: 23-0166-SS

Date & Time of Sale: Thursday, October 26, 2023 at 10:00 am

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

Judgment to be Satisfied: \$96,602.42

Cause Number: 82D01-2204-MF-001840

Plaintiff: PENNYMAC LOAN SERVICES, LLC

Defendant: COLE B. SAMPLES 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:

A distance of Five (5) feet of Lot Six (6); adjoining Lot Seven (7) and all of Lot Seven (7) in Block Two (2) in Wedeking Addition, an Addition to the City of Evansville, as per plat thereof, recorded in Plat book F, Page 172, in the Office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 302 RICHARDT AVE, EVANSVILLE, IN 47711

Parcel No. 82-06-17-031-008.003-029

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.

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

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:

COLE B. SAMPLES
302 RICHARDT AVE
EVANSVILLE, IN 47711

DEJA R. SAMPLES
302 RICHARDT AVE
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: 23-0167-SS

Date & Time of Sale: Thursday, October 26, 2023 at 10:00 am

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

Judgment to be Satisfied: \$78,109.93

Cause Number: 82D06-2209-MF-004573

Plaintiff: PENNYMAC LOAN SERVICES, LLC

Defendant: DENNY RAY DIKE

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 One (1) in Country Club Meadows, No. 1 an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book J, page 59 in the office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 314 W MILL RD., EVANSVILLE, IN 47710

Parcel No. 82-06-07-034-146.008-020

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.

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

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:

DENNY RAY DIKE
7957 S. ANDEE LANE
FORT BRANCH, IN 47648

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 23-0168-SS

Date & Time of Sale: Thursday, October 26, 2023 at 10:00 am

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

Judgment to be Satisfied: \$111,507.03

Cause Number: 82D06-2206-MF-002612

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

Defendant: TOBIE G CROFTS 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 FIVE (5) IN THE AMENDED PLAT CARRIAGE HILL SECTION "B", AN ADDITION TO THE CITY OF EVANSVILLE, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK K, PAGE 97, IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA.

Commonly Known as: 1105 STONEBRIDGE RD, EVANSVILLE, IN 47710

Parcel No. 82-06-06-034-256.005-020

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 C. Gladwell, Plaintiff's Attorney
Attorney No. 30493-49
Reisenfeld & Associates LPA LLC
3962 Red Bank Road
Cincinnati, OH 45227
(513) 322-7000
Atty File#: 30493-49

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:

TOBIE G CROFTS
222 E LOUISIANA ST
EVANSVILLE, IN 47711-5020

KATHY L. CROFTS
13915 N. SAINT JOSEPH AVENUE
EVANSVILLE, IN 47725

GREGORY A, STOUT (COUNSEL FOR LAKEVIEW LO
3962 RED BANK ROAD
CINCINNATI, OH 45227

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 23-0169-SS

Date & Time of Sale: Thursday, October 26, 2023 at 10:00 am

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

Judgment to be Satisfied: \$36,513.51

Cause Number: 82D07-2305-MF-002250

Plaintiff: DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR MERITAGE MORTGAGE LOAN TRUST 2005-2 ASSET BACKED CERTIFICATES, SERIES 2005-2

Defendant: LINDA BLAIR

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 Five (5) in Block Five (5) in Vanderburgh Addition, an Addition to the City of Evansville, as per plat thereof, recorded in Plat Book C, pages 265 and 266, in the office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 913 NORTH GOVERNOR STREET, EVANSVILLE, IN 47711

Parcel No. 82-06-20-025-070.004-029

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.

Robert S. Kruzynski, Plaintiff's Attorney
Attorney No.
Codilis Law, LLC
8050 Cleveland Place
Merrillville, IN 46410
Atty File#: 15-23-00621

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:
LINDA BLAIR
1222 BEGONIA COURT
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: 23-0170-SS

Date & Time of Sale: Thursday, October 26, 2023 at 10:00 am

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

Judgment to be Satisfied: \$46,367.84

Cause Number: 82D07-2305-MF-002574

Plaintiff: LIBERTY FEDERAL CREDIT UNION F/K/A EVANSVILLE TEACHERS FEDERAL CREDIT UNION

**Defendant: THE UNKNOWN PERSONAL REPRESENTATIVES, TRUSTEES, DEVISEES, LEGATEES AND HEIRS
AT LAW OF ALAN W. FOLZ, DECEASED and CITY OF EVANSVILLE, INDIANA**

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 6 in John Law's Subdivision of Block Forty-Nine in Lamasco City, now a part of the City of Evansville, as per plat thereof, recorded in Plat Book B, page 9 in the Office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 508 N. 4TH AVENUE, EVANSVILLE, IN 47710

Parcel No. 82-06-19-029-087.006-029

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.

Whitney Mosby, Plaintiff's Attorney
Attorney No.
Dentons Bingham Greenebaum LLP
(317) 635-8900

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:

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 23-0171-SS

Date & Time of Sale: Thursday, October 26, 2023 at 10:00 am

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

Judgment to be Satisfied: \$91,835.39

Cause Number: 82D01-2303-MF-000992

Plaintiff: TOWD POINT MORTGAGE TRUST 2019-4, U.S. BANK NATIONAL ASSOCIATION, AS INDENTURE TRUSTEE

Defendant: THE UNKNOWN HEIRS AND DEVISEES OF ANDY N. YARBER, DECEASED and THE UNKNOWN TENANT

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:

THE EAST TWENTY (20) FEET, IN EVEN WIDTH OF LOT SEVEN (7) AND THE ADJOINING WEST TWENTY (20) FEET IN EVEN WIDTH OF LOT EIGHT (8) IN BLOCK THREE (3), MORNINGSIDE, AN ADDITION TO THE CITY OF EVANSVILLE, AS PER PLAT THEREOF, RECORDED IN PLAT BOOK "G", PAGE 118, IN THE OFFICE OF THE RECORDER OF VANDERBURGH COUNTY, INDIANA.

Commonly Known as: 1413 E SYCAMORE ST, EVANSVILLE, IN 47714-1146

Parcel No. 82-06-28-014-026.007-027

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
Atty File#: 106607F01

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 UNKNOWN HEIRS AND DEVISEES OF ANDY N.
1413 E SYCAMORE ST
EVANSVILLE, IN 47714-1146

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

NOTICE OF SHERIFF'S SALE

Sheriff Sale File number: 23-0172-SS

Date & Time of Sale: Thursday, October 26, 2023 at 10:00 am

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

Judgment to be Satisfied: \$249,552.32

Cause Number: 82C01-2304-MF-001602

Plaintiff: NATIONSTAR MORTGAGE LLC

Defendant: CHRISTIAN NIEVES 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:

PART OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION TWENTY-SEVEN (27), TOWNSHIP SIX (6) SOUTH, RANGE ELEVEN (11) WEST, IN VANDERBURGH COUNTY, INDIANA, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF THE SAID QUARTER QUARTER SECTION; THENCE WEST ALONG THE SOUTH LINE OF SAID QUARTER QUARTER SECTION A DISTANCE OF ONE HUNDRED FORTY-FIVE AND SEVEN TENTHS (145.7) FEET TO THE CENTER OF RED BANK ROAD; THENCE WEST, ALONG SAID SOUTH LINE A DISTANCE OF TWO HUNDRED FORTY-FOUR AND NINE TENTHS (244.9) FEET TO A STONE MARKING THE SOUTHWEST CORNER OF SAID TWO AND SIX TENTHS (2.6) ACRE TRACT; THENCE NORTH 2 DEGREES 2 MINUTES WEST ALONG THE WESTERLY LINE OF SAID TRACT A DISTANCE OF ONE HUNDRED SIX AND SEVEN TENTHS (106.7) FEET TO THE NORTHWEST CORNER OF CODY F BOHLEBER PROPERTY AS RECORDED IN DEED RECORD 335, PAGE 209, SAID POINT BEING THE POINT OF BEGINNING OF THE FOLLOWING DESCRIBED REAL ESTATE; THENCE EAST ALONG SAID PROPERTY LINE TO THE CENTER OF SAID ROAD, SAID POINT BEING A DISTANCE OF ONE HUNDRED SIX AND SEVEN TENTHS (106.7) FEET FROM THE SOUTH LINE OF SAID QUARTER QUARTER SECTION, MEASURED ALONG THE CENTER OF SAID ROAD; THENCE NORTH 1 DEGREE 57 MINUTES WEST ALONG THE CENTER OF SAID ROAD A DISTANCE OF NINETY (90) FEET; THENCE WEST TO THE WESTERLY LINE OF SAID TWO AND SIX TENTHS (2.6) ACRE TRACT, SAID POINT BEING A DISTANCE OF NINETY (90) FEET FROM THE POINT OF BEGINNING; THENCE SOUTH 2 DEGREES 2 MINUTES EAST A DISTANCE OF NINETY (90) FEET TO THE POINT OF BEGINNING

Commonly Known as: 413 S RED BANK RD, EVANSVILLE, IN 47712

Parcel No. 82-05-27-019-019.038-025

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.

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

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:

CHRISTIAN NIEVES
7890 MELISSA LANE
NEWBURGH, IN 47630

ERIN NIEVES
7890 MELISSA LANE
NEWBURGH, IN 47630

OCCUPANTS

413 S RED BANK RD.
EVANSVILLE, IN 47712

BRIAN K. TEKULVE (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: 23-0173-SS

Date & Time of Sale: Thursday, October 26, 2023 at 10:00 am

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

Judgment to be Satisfied: \$78,650.52

Cause Number: 82C01-2305-MF-002370

Plaintiff: WELLS FARGO BANK, N.A.

Defendant: MATTHEW J. DELACOMA and DISCOVER BANK, THE CITY OF EVANSVILLE, INDIANA 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:

Part of the northeast quarter of the northwest quarter of section 27, township 6 south, range 10 west in the city of Evansville, Vanderburgh county, Indiana, more particularly described as follows: Beginning at an iron pin on the west line of Fairlawn avenue, said pin being located as follows: Measure east from the northwest corner of the northeast quarter of the northwest quarter of said section 27 along the Centerline of division street (slaughter avenue) 280.65 feet, thence deflecting an angle of 89 degrees 42' to the right, measure south along the west line of Fairlawn avenue 170 feet to an iron pin; thence deflecting an angle of 7 degrees 37' left measure 51.4 feet to an iron pin which is said place of beginning; thence continuing the last described course, measure 50.57 feet to an iron pin on the west line of Fairlawn avenue; thence measure west on the south line of said parcel 129.57 feet to an iron pin; thence measure north on the west line of said parcel 50 feet to an iron pin; thence measure east on the north line of said parcel 122.83 feet to the place of beginning, said north line being parallel to and 50 feet from said south line. Excepting therefrom a strip of land 4 feet wide off the west side of said parcel to be used as an easement for public utilities.

Commonly Known as: 17 SOUTH FAIRLAWN AVENUE, EVANSVILLE, IN 47714

Parcel No. 82-06-27-017-056.004-027

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.

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:

'UNICNOWN OCCUPANTS
17 SOUTH FAIRLAWN AVENUE
EVANSVILLE, IN 47714

MATTHEW J. DELACOMA
500 WESTOVER DRIVE
SANFORD, NC 27330

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

NOTICE OF SHERIFF'S SALE

CANCELED

Sheriff Sale File number: 23-0174-SS

Date & Time of Sale: Thursday, October 26, 2023 at 10:00 am

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

Judgment to be Satisfied: \$24,595.72

Cause Number: 82D07-2304-MF-001642

Plaintiff: BANK OF AMERICA, N.A.

Defendant: BOBBIE J. PIERSON and AS TRUSTEE OF THE BOBBIE J. PIERSON PRIMARY TRUST, UTD MARCH 31, 2005, BOBBIE J. PIERSON, BANK OF AMERICA NA, MED-1 SOLUTIONS, KAREN WILSON, CARRINGTON MORTGAGE SERVICES, 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 the Northwest Quarter of the Southwest Quarter of Section 19, Township 5 South, Range 10 West of the 2nd P.M., lying in Center Township, Vanderburgh County, Indiana as per a survey dated July 24th, 2019 by Donald E. Gries, Professional Surveyor, Indiana Registration No 29900003, under Project No. 5-9684 and being more particularly described as follows: Commencing at a 5/8" rebar with remnants of an aluminum cap stamped "Michael Feldbusch LS0459" at the Northwest corner of said Quarter, Quarter Section; thence North 90° 00' 00" East 583.28 feet thence South 00° 01' 37" West 250.72 feet to a mag nail with washer stamped "Donald Gries 29900003" at the Northwest corner of the property conveyed to Bobbie J. Pierson as described in deed recorded as Document Number 2005R-16297 In the office of the Recorder and being the true point of beginning; thence along the North boundary of said Pierson property for the following 2 (two) courses 1st South 64° 57' 47" East 64.62 feet to a 1/2" inside diameter iron pipe; thence 2nd South 78° 05' 53" East 191.33 feet to the Northeast corner of said Pierson parcel, said point being in the centerline of Darmstadt Road; thence along the East boundary of said Pierson parcel and the centerline of Darmstadt for the following 2 (two) courses 3rd South 14° 02' 04" West 14.41 feet; thence 4th South 12° 01' 04" West 102.53 feet to the Southeast corner of said Pierson parcel; thence along the South boundary of said Pierson parcel and the extension thereof 5th South 89° 25' 29" West 238.52 feet to a 5/8" rebar with LS cap inscribed "Donald Gries 29900003"; thence parallel with the West line of said Pierson property; thence 6th North 00° 01' 37" East 183.47 feet; thence 7th South 89° 58' 23" East 17.5 feet to the true point of beginning and containing 0.847 acres more or less. Subject To: The right of way for Darmstadt Road, located along the East boundary of the above,described parcel. NOTICE: THIS SHERIFF SALE IS SUBJECT TO THE FIRST MORTGAGE LIEN OF CARRINGTON MORTGAGE SERVICES, LLC

Commonly Known as: 10126 DARMSTADT ROAD, EVANSVILLE, IN 47710

Parcel No. 82-04-19-002-110.029-019

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 Bengs, Plaintiff's Attorney
Attorney No. 16646-20
Marinosci Law Group, PC
455 West Lincolnway
Suite B
Valparaiso, IN 46385
(219) 386-4700

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:

BOBBIE J. PIERSON
10126 DARMSTADT ROAD
EVANSVILLE, IN 47710

BOBBIE J. PIERSON, AS TRUSTEE OF THE BOBBIE
10126 DARMSTADT ROAD
EVANSVILLE, IN 47710

SHANNON O'CONNELL EGAN
255 EAST FIFTH STREET, SUITE 1900
CINCINNATI, OH 45202

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

NOTICE OF SHERIFF'S SALE

CANCELED

Sheriff Sale File number: 23-0175-SS

Date & Time of Sale: Thursday, October 26, 2023 at 10:00 am

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

Judgment to be Satisfied: \$25,728.78

Cause Number: 82C01-2301-MF-000254

Plaintiff: THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE BENEFIT OF THE CERTIFICATEHOLDERS OF THE CWHEQ INC., HOME EQUITY LOAN ASSET-BACKED CERTIFICATES, SERIES 2006-S3

Defendant: KELLI CORNETT and CROWN ASSET MANAGEMENT, LLC, INDIANA HOUSING & COMMUNITY DEVELOPMENT AUTHORITY, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS") AS NOMINEE FOR AMERICA'S WHOLESALE LENDER, PORTFOLIO RECOVERY ASSOCIATES 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 Eighteen (18) in Block Eight (8) in Valley Downs, an addition lying near the City of Evansville, as per plat thereof, recorded in Plat Book K, Page 151 in the Office of the Recorder of Vanderburgh County, Indiana. NOTICE: THIS SHERIFF SALE IS SUBJECT TO THE FIRST MORTGAGE LIEN OF MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ("MERS") AS NOMINEE FOR AMERICA'S WHOLESALE LENDER, ITS SUCCESSORS AND ASSIGNS.

Commonly Known as: 3100 SARATOGA DRIVE, EVANSVILLE, IN 47715

Parcel No. 82-06-14-016-090.044-027

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.

David M Bengs, Plaintiff's Attorney
Attorney No. 16646-20
Marinosci Law Group, PC
455 West Lincolnway
Suite B
Valparaiso, IN 46385
(219) 386-4700

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:

NATASHA A BURKETT
10 SOUTH WACKER DRIVE, SUITE 2300
CHICAGO, IL 60606

CHAD DICKERSON
LAW OFFICE OF CHAD DICKERSON
320 NORTH MERIDIAN STREET, SUITE 1022
INDIANAPOLIS, IN 46204

KELLI CORNETT
3100 SARATOGA DRIVE
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: 23-0176-SS

Date & Time of Sale: Thursday, October 26, 2023 at 10:00 am

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

Judgment to be Satisfied: \$112,383.04

Cause Number: 82D01-2304-MF-002014

Plaintiff: PENNYMAC LOAN SERVICES, LLC

Defendant: MELISSA DAWN GILPIN

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 the West Half of Block Two (2) in Savage Addition to the Town of Howell, now part of the City of Evansville, as per plat thereof recorded in Plat Book F, page 79, in the office of the Recorder of Vanderburgh County, Indiana.

Commonly Known as: 1816 HOLLYWOOD AVE, EVANSVILLE, IN 47712

Parcel No. 820535018091015025

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

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:
MELISSA DAWN GILPIN
1816 HOLLYWOOD AVE
EVANSVILLE, IN 47712