Updated: 01/17/24 at 1:47 AM

NOTICES OF SHERIFF'S SALE

Date & Time of Sale: Tue, Oct 10, 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: 85-23-0021-SS

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

Sale Location: Wabash County Sheriff's Department Basement Miami St Entrance, 79 W Main Stree

Judgment to be Satisfied: $97,977.75

Cause Number: 85C01-2206-MF-000353

Plaintiff: U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR LSF9 MASTER PARTICIPATION TRUST

Defendant: CLIFFORD E. ROSS JR.A/K/A CLIFFORD ROSS JR.

By virtue of a certified copy of a decree to me, directed from the Clerk of Superior/Circuit Court of Wabash 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 ROSS HEIGHTS ADDITION (RECORDED ON PAGES 154 AND 155 OF PLAT BOOK #3 IN THE OFFICE OF THE RECORDER OF WABASH COUNTY, INDIANA) OF THE CITY OF WABASH. ALSO, THE NORTH FIFTEEN (15) FEET OF VACATED EUCLID AVENUE ADJACENT TO THE SOUTH LINE OF LOT SEVENTEEN (17) IN ROSS HEIGHTS ADDITION TO THE CITY OF WABASH.

Commonly Known as: 108 EUCLID ST, WABASH, IN 46992-1203

Parcel No. 85-14-02-302-019.000-009

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
Atty File#: 19657-49

PROPERTY MUST BE VACATED BY DAY OF THE SHERIFF SALE

Ryan Baker, Sheriff

By: Connie Rich, Matron
Phone: (260) 563-8891

Noble Township

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

PLEASE SERVE:
CLIFFORD E. ROSS JR. A/K/A CLIFFORD ROSS JR.
108 EUCLID ST
WABASH, IN 46992-1203