

THE ELLIOTT COUNTY NEWS

EARL W. KINNER FLO WHITLEY RICK ADKINS

Publisher Editor General Mgr.

157 S KY 7 • P.O. Box 222 — Sandy Hook, KY 41171

USPS Permit Number — 173-880

POSTMASTER: Send changes of address and all forms to the above address. THE ELLIOTT COUNTY NEWS is published every Friday of each week, except July Fourth week, and entered under periodicals permit at the Sandy Hook Post Office, Sandy Hook, Kentucky. Editors reserve the right to edit and/or omit items submitted for publication.

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PUBLIC
NOTICES

NOTICE OLF SALE
COMMONWEALTH OF
KENTUCKY

ELLIOTT CIRCUIT COURT

CASE NO. 24-CI-00039

ANP TAX LIEN COMPANY,
LLC, PLAINTIFF

VS.

LEWIS BARKER; UNKNOWN
SPOUSE OF LEWIS BARKER;
D & E LIEN RECOVERY, LLC;
DONNIE HOWARD; COUNTY
OF ELLIOTT, KENTUCKY,
DEFENDANTS

Pursuant to the Judgment
and Order of Sale in the El-
liott Circuit Court, entered on
June 6, 2025, I shall offer for
sale the property described
herein at public auction on the
Courthouse steps of the Elliott
County Courthouse in Sandy
Hook, Kentucky, on the 19th
day of September, 2025 at or
near the hour of 10:05 a.m., to
the highest bidder on the follow-
ing terms:
The aforementioned real
estate shall be sold as a whole.
The real estate shall be sold on a
credit of thirty (30) days, with
the privilege of the purchaser to
pay for bid in cash in full,
and if not paid in full then the
purchaser shall make a cash
down payment of at least ten
percent (10%) of the purch-
ase price to cover the costs
of the judicial sale; and the
purchaser shall execute
a bond for the remainder of
the purchase price, with good
surety thereon, to be approved
by the Master Commissioner of
this Court, and bearing interest
at the rate of 6% per annum
from the date of the sale, until
paid; additionally, a lien shall be
retained upon the real estate
to be sold herein, to secure the
payment of the balance of the
purchase price within thirty (30)
days of the date of sale upon
which execution may be levied
by the Master Commissioner of
this Court.
Description of the Property:
Wallowhole Creek Road, Sandy
Hook, KY. (For Legal Descrip-
tion see LSOT: Deed Book 64,
Page 279, Elliott County Clerk's
Office.)
Map/Parcel ID Number: 058-
00-00-017.00.
NOTE: Only delinquent ad
valorem taxes shall be paid
from the sale proceeds. The
Purchaser shall be responsible
for payment of the taxes for the
current year and thereafter.
Hon. John P. Thompson
Master Commissioner
Elliott County, Kentucky
E-9-5-3t
(Pub. Sept. 5, 12,10)

NOTICE OF SALE
COMMONWEALTH OF
KENTUCKY

ELLIOTT CIRCUIT COURT

CASE NO. 24-CI-00082

D & E LIEN RECOVERY, LLC,
PLAINTIFF

VS.

PHILLIP HAY; BRITTANY HAY;
TERRANOVA EXPLORATION,
LLC; BLUEGRASS LIEN SO-
LUTIONS, LLC; COMMON-
WEALTH OF KENTUCKY, EX
REL. OFFICE OF UNEMPLOY-
MENT INSURANCE; ELLIOTT
COUNTY, KY, DEFENDANTS

Pursuant to the Judgment
and Order of Sale in the El-
liott Circuit Court, entered on
July 15, 2025, I shall offer for
sale the property described
herein at public auction on the
Courthouse steps of the Elliott
County Courthouse in Sandy
Hook, Kentucky, on the 19th
day of September, 2025 at or
near the hour of 10:10 a.m., to
the highest bidder on the follow-
ing terms:
The aforementioned real
estate shall be sold as a whole.
The real estate shall be sold on a
credit of thirty (30) days, with
the privilege of the purchaser
to pay for bid in cash in full,
and if not paid in full then the
purchaser shall make a cash
down payment of at least ten
percent (10%) of the purchase
price to cover the costs of the
judicial sale; and the purchaser
shall execute a bond for the re-
mainder of the purchase price,
with good surety thereon, to be
approved by the Master Com-
missioner of this Court, and
bearing interest at the rate of
6% per annum from the date of
the sale, until paid; additionally,
a lien shall be retained upon the
real estate to be sold herein,
to secure the payment of the
balance of the purchase price
within thirty (30) days of the
date of sale upon which execu-
tion may be levied by the Master
Commissioner of this Court.
Description of the Property:
38 Acres, Beech Grove, Elliott
County, KY. (For Legal Descrip-
tion see LSOT: Deed Book
D114, Page 592, Elliott County
Clerk's Office.)
Map/Parcel ID Number: 054-
00-00-011.02.
NOTE: Only delinquent ad
valorem taxes shall be paid
from the sale proceeds. The
Purchaser shall be responsible
for payment of the taxes for the
current year and thereafter.
Hon. John P. Thompson
Master Commissioner
Elliott County, Kentucky
E-9-5-3t
(Pub. Sept. 5, 12,10)

NOTICE OF SALE
OMMONWEALTH OF
KENTUCKY

ELLIOTT CIRCUIT COURT

CASE NO. 24-CI-00028

ADS TAX LIEN COMPANY, LLC
PLAINTIFF

VS.

UNKNOWN HEIRS, DEVI-
SEES, & LEGATEES OF EARL
RAY ADKINS; UNKNOWN
SPOUSES OF THE UN-
KNOWN HEIRS, DEVISEES
& LEGATEES OF EARL RAY
ADKINS; UNKNOWN HEIRS,
DEVISEES & LEGATEES OF
JAMES ROGER ADKINS; UN-
KNOWN SPOUSES OF THE
UNKNOWN HEIRS, DEVI-
SEES & LEGATEES OF JAMES
ROGER ADKINS; UNKNOWN
HEIRS, DEVISEES & LEGA-
TEES OF MEDFORD ADKINS,
JR.; UNKNOWN SPOUSES OF
THE UNKNOWN HEIRS, DEVI-
SEES & LEGATEES OF MED-
FORD ADKINS, JR.; GARY
ADKINS; UNKNOWN SPOUSE
OF GARY ADKINS; DAVID
ADKINS; BERNEAZE ADKINS;
RONNIE ADKINS; UNKNOWN
SPOUSE OF RONNIE AD-
KINS; MARY HAMMONS; UN-
KNOWN SPOUSE OF MARY
HAMMONS; NORMA SALY-
ERS; AMOS SALYERS; RE-
BECCA WILLIAMS; DANNY
WILLIAMS; AND COUNTY OF
ELLIOTT, KENTUCKY, DEFEN-
DANTS

Pursuant to the Judgment
and Order of Sale in the El-
liott Circuit Court, entered on
July 31,2025, I shall offer for
sale the property described
herein at public auction on the
Courthouse steps of the Elliott
County Courthouse in Sandy
Hook, Kentucky, on the 19th
day of September, 2025 at or
near the hour of 10:00 a.m., to
the highest bidder on the follow-
ing terms:
The aforementioned real
estate shall be sold as a whole.
The real estate shall be sold on
a credit of thirty (30) days, with
the privilege of the purchaser
to pay for bid in cash in full,
and if not paid in full then the
purchaser shall make a cash
down payment of at least ten
percent (10%) of the purchase
price to cover the costs of the
judicial sale; and the purchaser
shall execute a bond for the re-

mainder of the purchase price,
with good surety thereon, to be
approved by the Master Com-
missioner of this Court, and
bearing interest at the rate of
6% per annum from the date
of the sale, until paid; addition-
ally, a lien shall be retained
upon the real estate to be sold
herein, to secure the payment
of the balance of the purchase
price within thirty (30) days of
the date of sale upon which
execution may be levied by the
Master Commissioner of this
Court.
Description of the Property:
Wells Creek, Elliott County, KY.
(Being the same property
conveyed to Medford Adkins
and Ella Adkins by a Deed
dated March 29, 1971 and re-
corded in Deed Book 54, Page
500 of the Elliott County, Ken-
tucky records. Medford Adkins
died intestate on July 2, 1993
thereby conveying his inter-
est in the Real Property to his
known heirs, Ella Adkins, Med-
ford Adkins, Jr., James Roger
Adkins, Earl Ray Adkins, Gary
Adkins, David Adkins, Ronnie
Adkins, Mary Hammons, Norma
Salyers, and Rebecca Williams.
Ella Adkins conveyed her inter-
est in the Real Property to Earl
Ray Adkins a Deed dated June
17, 1998 and recorded in Deed
Book 90, Page 37 of the Elliott
County Clerk's Office. James
Roger Adkins died intestate
on June 6, 1998 leaving no
known heirs. Medford Adkins,
Jr. died intestate on January
23, 2003 leaving no known
heirs. Earl Ray Adkins died
intestate on October 2, 2011,
thereby conveying the property
to his heirs, Gary Adkins, David
Adkins, Ronnie Adkins, Mary
Hammons, Norma Salyers, and
Rebecca Williams.)
Map/Parcel ID Number: 017-
00-00-051.00.
NOTE: Only delinquent ad
valorem taxes shall be paid
from the sale proceeds. The
Purchaser shall be responsible
for payment of the taxes for the
current year and thereafter.
Hon. John P. Thompson
Master Commissioner
Elliott County, Kentucky
E-9-5-3t
(Pub. Sept. 5, 12,10)

NOTICE OF SALE
COMMONWEALTH OF
KENTUCKY

ELLIOTT CIRCUIT COURT

CASE NO. 24-CI-00080

TERESA COX, PLAINTIFF

VS.

KENNETH WARREN AND
COUNTY OF ELLIOTT, DE-
FENDANTS

Pursuant to the Judgment
and Order of Sale in the El-
liott Circuit Court, entered on
June 10, 2025, I shall offer for
sale the property described
herein at public auction on the
Courthouse steps of the Elliott
County Courthouse in Sandy
Hook, Kentucky, on the 19th
day of September, 2025 at or
near the hour of 10:20 a.m., to
the highest bidder on the follow-
ing terms:
The aforementioned real
estate shall be sold as a whole.
The real estate shall be sold on
a credit of thirty (30) days, with
the privilege of the purchaser
to pay for bid in cash in full,
and if not paid in full then the
purchaser shall make a cash
down payment of at least ten
percent (10%) of the purchase
price to cover the costs of the
judicial sale; and the purchaser
shall execute a bond for the re-
mainder of the purchase price,
with good surety thereon, to be
approved by the Master Com-
missioner of this Court, and
bearing interest at the rate of
10% per annum from the date
of the sale, until paid; addition-
ally, a lien shall be retained
upon the real estate to be sold
herein, to secure the payment
of the balance of the purchase
price within thirty (30) days of
the date of sale upon which
execution may be levied by the
Master Commissioner of this
Court.
Description of the Property:

A certain tract or parcel of land
situated in Elliott County, Ken-
tucky and bounded as follows
to-wit: BEGINNING on High-
way #32, at the division wall
between the south store room
and the center store room of
the building now used by W.
C. Green food market; thence
running an easterly course with
center of said wall to line of
Roy L. Wright; thence a south
course with line of Roy L. Wright
to line of Carl T. Redwine;
thence west course to Highway
with line of Carl T. Redwine;
thence a north course with
Highway #32 approximately
98 feet to the beginning; the
party of second part is to have
a driveway from Highway 32
east rear of the building; their
building, beginning on the north
side of the W. C. Green stor-
building and running east to
rear of said building thence
south to her building, knowl
as Conley Building. Subject to
all legal covenants, restrictions,
easements and right-of-ways
previously imposed and ap-
pearing of record. Being the
same property or parcel of land
which was conveyed by William
B. Gibson, a single person, to
Kenneth Warren, a single per-
son, by Deed of Conveyance
dated January 12, 2022 and
recorded in Deed Book D129,
Page 75 in the Elliott County
Clerk's office.
NOTE: Only delinquent ad
valorem taxes shall be paid
from the sale proceeds. The
Purchaser shall be responsible
for payment of the taxes for the
current year and thereafter.
Hon. John P. Thompson
Master Commissioner
Elliott County, Kentucky
E-9-5-3t
(Pub. Sept. 5, 12,10)

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