

GRANT COUNTY CLERK'S OFFICE RECORDS

GRANT COUNTY PROPERTY TRANSFERS
· 10/9 – Henry Curry to Jason Weber, 18.7592 Acres Route 22 for \$424,000
· 10/9 – Robert J. Aulbach and Julie E. Aulbach to Robert J. Aulbach and Julie E. Aulbach, Tract 2 Stringtown Farm 13.376 Acres for \$61,700
· 10/9 – Robert J. Aulbach and Julie E. Aulbach to Robert J. Aulbach and Julie E. Aulbach, Tract 1 Stringtown Farm 7.577 Acres for \$35,000
· 10/9 – Robert J. Aulbach and Julie E. Aulbach to Robert J. Aulbach and Julie E. Aulbach, Tract 3 Stringtown Farm 29.981 Acres for #138,300
· 10/10 – Paul B. Herald and Claudette Y. Herald to Christina Pugh and Anthony Pugh, Lot 41 Section 3 Steers Estates for \$625,000
· 10/10 – Nicholas Patti and Melissa Patti to Jemison Beavers, Lot 9 Town and Country Estates for \$1.00
· 10/10 – Jemison Beavers to Nicholas Patti and Melissa Patti, Lot 7 Town and Country Estates for \$1.00
· 10/10 – James W. McKee and Taronia D. McKee to Zackery Allen Painter and Clarissa S. Painter, Lot 125 Section 2 Maple Ridge Subdivision for \$409,900
· 10/10 – Austin Everson and Sara Everson to Pegasus Roofing and Construction, LLC, Lot 46 Section 1 Bradford Subdivision for \$1.00
· 10/10 – Dylan W. Holt to Eric Clark and Nicole Switzer Lot 64 Section 2 Thoroughbred Run for \$268,000
· 10/10 – Michael David Dishon Estate and Connie Dishon Executrix to Ryan Fulks, Property on Mt. Zion-Verona Road

for \$22,000
· 10/13 – Luane A. Whitaker Trust and Kevin Whitaker Successor Trustee to Isaac Bishop and Gloria June Spaw, Tract 5; 2.3293 Acres Baton Rouge Road for \$190,000
· 10/13 – Kenneth Casey Walter and Samantha Walter

to Natassia Webster, Lot 4 & Part of Lot 5 Toole Brothers Subdivision for \$180,000
· 10/13 – Heather Ann Waymeyer and Stephen Mal-lory to Bobbi Rae Barker-Kemp, Lot 22 Lemon Northcutt Land Company Section 4 for \$300,000

· 10/14 – Steven W. Aulbach and Karen M. Aulbach to Steven Noah Gregory, Tract 2 Berkeley Farm for \$57,500
· 10/14 – Hershell Freeman Revocable Trust and Hershell

SEE **CLERK/PAGE A8**



COMMONWEALTH OF KENTUCKY
UNIFIED COURT OF JUSTICE
GRANT CIRCUIT COURT
CASE NO. 23-CI-00388

INDEPENDENT CAPITAL HOLDINGS LLC

PLAINTIFF

VS.

NOTICE OF COMMISSIONER'S SALE

DAVID PATRICK CLARK, ET AL

DEFENDANTS

By virtue of a Judgment and Order of Sale entered in the Grant Circuit Court on September 24, 2025, I will sell at public auction at the **Judicial Center Lobby**, 224 South Main Street, Williamstown, Kentucky, the property described herein located in Grant County, Kentucky, on **Wednesday, October 29, 2025**, at the hour of **1:30 p.m.**, prevailing time, and more particularly described as follows:

Property Address: 405 Lusby Mill Road, Corinth, KY 41010
Map ID: 028-00-00-011.00
There is a mobile home located on the property, but it is NOT included in the sale.
Announcements made on the day of sale take precedence over printed material.
The amount of money to be raised by this sale for the Certificates of Delinquency for 2015 and 2017 total of \$5,893.88 including post judgment costs, interest, and attorney fees through August, 2025.

The real estate shall be sold on the terms of 10% cash at the time of the sale, except that said deposit shall be waived if the Plaintiff is the successful bidder at the sale, and the balance on a credit of thirty (30) days bearing interest at the rate of 6% per annum for the date of sale. When the purchase price is paid in full, the deed will be delivered to the purchaser. It is further provided that the property sold includes insurable improvements and the successful bidder at said sale shall, at bidder's own expense, carry fire and extended insurance coverage on said improvements from the date of sale until the purchase price is fully paid in the amount of the Court appraised value of said improvements or the amount of the unpaid balance of the purchase price, whichever is less, at minimum, with a loss payable clause to the Commissioner of the Grant Circuit Court and the Plaintiff herein. Failure of the purchasers to obtain such insurance shall not affect the validity of the sale or the purchaser's liability thereunder, but shall entitle, but not require, the Plaintiff to obtain said insurance and furnish the policy or premium thereon or the proper portion thereof shall be charged to the purchaser as purchaser's costs.

The aforesaid property shall be sold free and clear of all liens and encumbrances, except the following:

- a. All unpaid state, county and city real estate taxes for the year 2025;
- b. Easements, restrictions, and stipulations of record;
- c. Assessments for public improvements levied against the property;
- d. Any facts which an inspection and/or accurate survey of the property may disclose.

For further information, see the Final Judgment and Order of Sale and pleadings of record in the Office of the Circuit Court of Grant County.

/s/ Edward M. Bourne
MASTER COMMISSIONER
GRANT CIRCUIT COURT

REQUEST FOR BIDS

The City of Williamstown is seeking bids for the purchase and installation of 40,000 pounds of Fitrasorb 400M carbon for the Williamstown Water Treatment Plant's single granular carbon adsorption system. Bids may be submitted to the Mayor's Office, located at 400 North Main Street, Williamstown, Kentucky, no later than 2 p.m. on Thursday, November 6, 2025, at which time the bids shall be opened.

Specifications and bid documents may be picked up at the Williamstown City Building anytime Monday through Friday from 8 a.m. until 5 p.m., or by accessing them on the City of Williamstown's web site at www.wtownky.org. All bids are to be sealed and clearly marked **"SEALED BID FOR WTP CARBON"** and made to the Mayor's attention.

The City of Williamstown reserves the right to reject any and all bids, and waive any informal bidding requirements.

/s/ David A. Henson, Mayor
City of Williamstown

Grant County News

CLASSIFIED DEADLINE

WEDNESDAY - 4:00 PM

Contact Customer Service at
(859) 824-3343, Option 1 or
classifieds@grantky.com
Monday-Friday 8AM-4PM

*Holidays advance deadline by 24 hours.

COMMONWEALTH OF KENTUCKY
UNIFIED COURT OF JUSTICE
GRANT CIRCUIT COURT
CASE NO. 22-CI-00112

DAN SPARROW and PATRICIA SPARROW

PLAINTIFF

VS.

NOTICE OF COMMISSIONER'S SALE

ROBERT HATTON, ET AL

DEFENDANTS

By virtue of a Judgment and Order of Sale entered in the Grant Circuit Court on September 14, 2023, and a subsequent Order entered on September 10, 2025, I will sell at public auction at the **Judicial Center Lobby**, 224 South Main Street, Williamstown, Kentucky, the property described herein located in Grant County, Kentucky, on **Wednesday, October 29, 2025**, at the hour of **1:30 p.m.**, prevailing time, and more particularly described as follows:

Property Address: 225-235 Saylor Road, Corinth, KY 41010
PIDN: 063-00-00-048.00
There is not a mobile home, doublewide and/or manufactured home included in the sale.
Announcements made on the day of sale take precedence over printed material.
The amount of money to be raised by this sale is the principal balance of \$58,137.50 adjudged due to plaintiff on its first lien on the property, together with interest thereon at the rate of 6% per annum until paid plus finance charges, taxes, prior master commissioner fees, and reasonable attorney fees.

The real estate shall be sold on the terms of 10% cash at the time of the sale, except that said deposit shall be waived if the Plaintiff is the successful bidder at the sale, and the balance on a credit of thirty (30) days bearing interest at the rate of 6% per annum for the date of sale. When the purchase price is paid in full, the deed will be delivered to the purchaser. It is further provided that the property sold includes insurable improvements and the successful bidder at said sale shall, at bidder's own expense, carry fire and extended insurance coverage on said improvements from the date of sale until the purchase price is fully paid in the amount of the Court appraised value of said improvements or the amount of the unpaid balance of the purchase price, whichever is less, at minimum, with a loss payable clause to the Commissioner of the Grant Circuit Court and the Plaintiff herein. Failure of the purchasers to obtain such insurance shall not affect the validity of the sale or the purchaser's liability thereunder, but shall entitle, but not require, the Plaintiff to obtain said insurance and furnish the policy or premium thereon or the proper portion thereof shall be charged to the purchaser as purchaser's costs.

The aforesaid property shall be sold free and clear of all liens and encumbrances, except the following:

- a. All unpaid state, county and city real estate taxes for the year 2025;
- b. Easements, restrictions, and stipulations of record;
- c. Assessments for public improvements levied against the property;
- d. Any facts which an inspection and/or accurate survey of the property may disclose.

For further information, see the Final Judgment and Order of Sale and pleadings of record in the Office of the Circuit Court of Grant County.

/s/ Edward M. Bourne
MASTER COMMISSIONER
GRANT CIRCUIT COURT

COMMONWEALTH OF KENTUCKY
UNIFIED COURT OF JUSTICE
GRANT CIRCUIT COURT
CIVIL ACTION NO. 24-CI-00479

NATIONSTAR MORTGAGE LLC

PLAINTIFF

VS.

NOTICE OF COMMISSIONER'S SALE

ALBERT FRED RIDER AKA ALBERT F. RIDER

DEFENDANTS

By virtue of a Judgment and Order of Sale entered in the Grant Circuit Court on September 10, 2025, I will sell at public auction at the **Judicial Center Lobby**, 224 South Main Street, Williamstown, Kentucky, the property described herein located in Grant County, Kentucky, on **Wednesday, October 29, 2025**, at the hour of **1:30 p.m.**, prevailing time, and more particularly described as follows:

Property Address: 430 Kenny Road, Dry Ridge KY 41035
Map ID No.: 066-00-00-085.00
There is not a mobile home, doublewide and/or manufactured home included in the sale.
Announcements made on the day of sale take precedence over printed material.
The amount of money to be raised by this sale is the principal sum of \$23,297.72, together with accrued interest thereon at the rate of 7.25% per annum starting from April 1, 2024.

The real estate shall be sold on the terms of 10% cash at the time of the sale, except that said deposit shall be waived if the Plaintiff is the successful bidder at the sale, and the balance on a credit of thirty (30) days bearing interest at the rate of 7.25% per annum for the date of sale. When the purchase price is paid in full, the deed will be delivered to the purchaser. It is further provided that the property sold includes insurable improvements and the successful bidder at said sale shall, at bidder's own expense, carry fire and extended insurance coverage on said improvements from the date of sale until the purchase price is fully paid in the amount of the Court appraised value of said improvements or the amount of the unpaid balance of the purchase price, whichever is less, at minimum, with a loss payable clause to the Commissioner of the Grant Circuit Court and the Plaintiff herein. Failure of the purchasers to obtain such insurance shall not affect the validity of the sale or the purchaser's liability thereunder, but shall entitle, but not require, the Plaintiff to obtain said insurance and furnish the policy or premium thereon or the proper portion thereof shall be charged to the purchaser as purchaser's costs.

The aforesaid property shall be sold free and clear of all liens and encumbrances, except the following:

- a. All unpaid state, county and city real estate taxes for the year 2025;
- b. Easements, restrictions, and stipulations of record;
- c. Assessments for public improvements levied against the property;
- d. Any facts which an inspection and/or accurate survey of the property may disclose.

For further information, see the Final Judgment and Order of Sale and pleadings of record in the Office of the Circuit Court of Grant County.

/s/ Edward M. Bourne
MASTER COMMISSIONER
GRANT CIRCUIT COURT

COMMONWEALTH OF KENTUCKY
UNIFIED COURT OF JUSTICE
GRANT CIRCUIT COURT
CASE NO. 23-CI-264

LAKEVIEW LOAN SERVICING, LLC

PLAINTIFF

VS.

NOTICE OF COMMISSIONER'S SALE

HOPPER-KINGSTON, AMANDA, ET AL

DEFENDANTS

By virtue of a Judgment and Order of Sale entered in the Grant Circuit Court on September 10, 2025, I will sell at public auction at the **Judicial Center Lobby**, 224 South Main Street, Williamstown, Kentucky, the property described herein located in Grant County, Kentucky, on **Wednesday, October 29, 2025**, at the hour of **1:30 p.m.**, prevailing time, and more particularly described as follows:

More Commonly Known As: 1295 Knoxville Road, Dry Ridge, KY 41035
Map ID #: 057-00-00-073.00
There is not a mobile home, doublewide and/or manufactured home included in the sale.
Announcements made on the day of sale take precedence over printed material.
The amount of money to be raised by this sale is the principal sum of \$148,127.96 adjudged due to plaintiff on its first lien on the property, together with interest thereon at the rate of 4% from March 1, 2020, until paid in full plus late fees, costs, attorney fees, and other advances.

The real estate shall be sold on the terms of 10% cash at the time of the sale, except that said deposit shall be waived if the Plaintiff is the successful bidder at the sale, and the balance on a credit of thirty (30) days bearing interest at the rate of 4% per annum for the date of sale. When the purchase price is paid in full, the deed will be delivered to the purchaser. It is further provided that the property sold includes insurable improvements and the successful bidder at said sale shall, at bidder's own expense, carry fire and extended insurance coverage on said improvements from the date of sale until the purchase price is fully paid in the amount of the Court appraised value of said improvements or the amount of the unpaid balance of the purchase price, whichever is less, at minimum, with a loss payable clause to the Commissioner of the Grant Circuit Court and the Plaintiff herein. Failure of the purchasers to obtain such insurance shall not affect the validity of the sale or the purchaser's liability thereunder, but shall entitle, but not require, the Plaintiff to obtain said insurance and furnish the policy or premium thereon or the proper portion thereof shall be charged to the purchaser as purchaser's costs.

The aforesaid property shall be sold free and clear of all liens and encumbrances, except the following:

- a. All unpaid state, county and city real estate taxes for the year 2025;
- b. Easements, restrictions, and stipulations of record;
- c. Assessments for public improvements levied against the property;
- d. Any facts which an inspection and/or accurate survey of the property may disclose.

For further information, see the Final Judgment and Order of Sale and pleadings of record in the Office of the Circuit Court of Grant County.

/s/ Edward M. Bourne
MASTER COMMISSIONER
GRANT CIRCUIT COURT

COMMONWEALTH OF KENTUCKY
UNIFIED COURT OF JUSTICE
GRANT CIRCUIT COURT
CASE NO. 24-CI-395

NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING

PLAINTIFF

VS.

NOTICE OF COMMISSIONER'S SALE

SAMUEL PRATHER, ET AL

DEFENDANTS

By virtue of a Judgment and Order of Sale entered in the Grant Circuit Court on August 28, 2025, I will sell at public auction at the **Judicial Center Lobby**, 224 South Main Street, Williamstown, Kentucky, the property described herein located in Grant County, Kentucky, on **Wednesday, October 29, 2025**, at the hour of **1:30 p.m.**, prevailing time, and more particularly described as follows:

BEING THE SAME PROPERTY CONVEYED TO SAMUEL PRATHER AND NATASHA PRATHER, BY DEED DATED FEBRUARY 23, 2023, OF RECORD IN DEED BOOK 435 PAGE 595, IN THE OFFICE OF THE CLERK OF GRANT COUNTY, KENTUCKY.
Property Address: 101 SUMMERFIELD DRIVE, DRY RIDGE, KY 41035
Parcel No: 044-03-00-043.00
There is not a mobile home, doublewide and/or manufactured home included in the sale.
Announcements made on the day of sale take precedence over printed material.
The amount of money to be raised by this sale is the principal sum of \$250,338.55 plus interest at the current rate of 6.62500% (\$43.85 per diem) from November 4, 2024, plus attorney fees and other costs expended.

The real estate shall be sold on the terms of 10% cash at the time of the sale, except that said deposit shall be waived if the Plaintiff is the successful bidder at the sale, and the balance on a credit of thirty (30) days bearing interest at the rate of 6.62500% per annum for the date of sale. When the purchase price is paid in full, the deed will be delivered to the purchaser. It is further provided that the property sold includes insurable improvements and the successful bidder at said sale shall, at bidder's own expense, carry fire and extended insurance coverage on said improvements from the date of sale until the purchase price is fully paid in the amount of the Court appraised value of said improvements or the amount of the unpaid balance of the purchase price, whichever is less, at minimum, with a loss payable clause to the Commissioner of the Grant Circuit Court and the Plaintiff herein. Failure of the purchasers to obtain such insurance shall not affect the validity of the sale or the purchaser's liability thereunder, but shall entitle, but not require, the Plaintiff to obtain said insurance and furnish the policy or premium thereon or the proper portion thereof shall be charged to the purchaser as purchaser's costs.

The aforesaid property shall be sold free and clear of all liens and encumbrances, except the following:

- a. All unpaid state, county and city real estate taxes for the year 2025;
- b. Easements, restrictions, and stipulations of record;
- c. Assessments for public improvements levied against the property;
- d. Any facts which an inspection and/or accurate survey of the property may disclose.

For further information, see the Final Judgment and Order of Sale and pleadings of record in the Office of the Circuit Court of Grant County.

/s/ Edward M. Bourne
MASTER COMMISSIONER
GRANT CIRCUIT COURT