

# CLASSIFIEDS

## PUBLIC NOTICES

Carter County Board of Education 2025 Working Budget									
	General Fund	Special Revenues	Student & Dist Activity	Capital Funds	Construction Fund	Debt Service	Food Service	Day Care	Total
Beginning Balance	5,936,569.44	-	Non-Budgetary	-	48,209,160.99	4,477,446.23	1,559,830.28	29,728.47	60,212,735.41
Estimated Revenues	39,429,587.07	6,890,767.91		4,966,554.75	-	792,499.13	4,178,510.54	51,135.65	56,309,055.05
Total Available	45,366,156.51	6,890,767.91		4,966,554.75	48,209,160.99	5,269,945.36	5,738,340.82	80,864.12	116,521,790.46
Estimated Expenditures	39,805,893.45	6,975,767.91	-	-	48,209,160.99	8,079,651.25	4,394,490.85	59,515.00	107,524,479.45
Net Fund Transfers	100,905.42	85,000.00	-	(2,809,705.89)	-	2,809,705.89	-	-	185,905.42
Contingency	5,661,168.48	-		2,156,848.86	-	-	1,343,849.97	21,349.12	9,183,216.43

## Help Build Your Local Democratic Party!

Please join us on May 10 at 10 AM EDT at the Carter County Courthouse for the Carter County Convention

300 W. Main St, Grayson, KY 41143

For more information please contact Travis Rice at [travisrice@windstream.net](mailto:travisrice@windstream.net)

KENTUCKY DEMOCRATS



### PUBLIC NOTICE

#### INSPECTION PERIOD FOR THE PROPERTY TAX ASSESSMENT ROLL

The Carter County real property tax roll will be opened for inspection from May 5 through May 19, 2025. Under the supervision of the property valuation administrator (PVA) or one of the deputies, any person may inspect the tax roll.

This is the January 1, 2025, assessment on which state, county, and school taxes for 2025 will be due about October 1, 2025.

The tax roll is in the office of the property valuation administrator in the county courthouse and may be inspected between the hours 8 a.m. and 4 p.m.

Any taxpayer desiring to appeal an assessment on real property made by the PVA must first request a conference with the PVA or a designated deputy. The conference may be held prior to or during the inspection period. Written documentation supporting your opinion of value will continue to be required. However, you will be instructed on the best method to submit your documentation after contacting our office regarding your request to have a conference. More specific instructions regarding how conferences will be held this year are available online at [carterpva.com](http://carterpva.com) and will be posted at the entrance to the PVA's office, located at: 300 W. Main St, Ste 214, Grayson KY (old courthouse).

Any taxpayer still aggrieved by an assessment on real property, after the conference with the PVA or designated deputy, may appeal to the county board of assessment appeals.

The appeal must be filed with the county clerk's office no later than one work day following the conclusion of the inspection period. Please contact the county clerk's office to receive instructions on the method the office is using to accept appeals this year and to obtain a form that can be used to file your appeal.

Any taxpayer failing to appeal to the county board of assessment appeals, or failing to appear before the board, either in person or by designated representative, will not be eligible to appeal directly to the Kentucky Board of Tax Appeals.

Appeals of personal property assessments shall not be made to the county board of assessment appeals. Personal property taxpayers shall be served notice under the provisions of KRS 132.450(4) and shall have the protest and appeal rights granted under the provisions of KRS 131.110.

The following steps should be taken when a taxpayer does not agree with the assessed value of personal property as determined by the property valuation administrator.

1. Taxpayer must list under protest (for certification) what they believe to be the fair cash value of their property.
2. Taxpayer must file a written protest direct with teh Department of Revenue, Office of Property Valuation within 30 days from the date of the notice of assessment.
3. This protest must be in accordance with KRS 131.110.
4. The final decision of the Department of Revenue may be appealed to the Kentucky Board of Tax Appeals.

/s/ Leslie Kiser Roseberry  
Property Valuation Administrator  
Carter County

**Shhhhh** from A-5

Life can and does kick us in the teeth, shins, and heart regularly. No one lives a charmed life, despite how much someone wants you to believe otherwise. We’ve all been deep in it at one time or another; it’s whether or not we talk about it.

Little Valerie should give you a pause, a small moment of exhalation, so we can hang in there and see that the world is navigable if you’re using the old noodles. I mean, look, I’m a grown man and I am not messing with some big lizard with lizard teeth and hands. Ever seen one of those dudes run? Absolutely not!

Much respect to the little hound for staying alive despite the odds being firmly stacked against her. We could all use that kind of thinking from time to time. I hope she doesn’t decide to go on another adventure; dogs don’t get nine lives last I checked. But she didn’t have to bark loud to show what she was

**Annexation** from A-3

the city more attractive to visitors and tourists, and generate interest from new businesses to locate in the city.

In other business, the council requested that Trail Town speak to the council during their next regular meeting, when all council members could be present.

Clerk Thomas was asked to speak with all council members and schedule a special meeting in the next two weeks to discuss this along with board vacancies for the city.

Contact the writer at [charles@cartercountytimes.com](mailto:charles@cartercountytimes.com)

made of – she just did it against all odds. Same as you sitting in your car.

### COMMONWEALTH OF KENTUCKY CARTER CIRCUIT COURT CASE NO. 24-CI-00091

ADS TAX LIEN COMPANY, LLC PLAINTIFF

VS. NOTICE OF SALE

JESSICA GOULDING; UNKNOWN SPOUSE OF JESSICA GOULDING; DANIELLE GOULDING; UNKNOWN SPOUSE OF DANIELLE GOULDING; UNKNOWN SPOUSE OF DEANA RAYBURN ISAAC; TAX EASE LIEN INVESTMENTS I, LLC; GREEN TREE FINANCIAL SERVICING A/K/A DITECH FINANCIAL LLC; AND COUNTY OF CARTER, KENTUCKY DEFENDANTS

Pursuant to the Judgment and Order of Sale in the Carter Circuit Court, entered on March 25, 2025, I shall offer for sale the property described herein at public auction on the Courthouse steps of the old Carter County Courthouse, 300 West Main Street in Grayson, Kentucky, on the **14th day of May, 2025 at or near the hour of 10:05 a.m.**, to the highest bidder on the following 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 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:** 273 Tomo Road, Olive Hill, KY. (For Legal Description see LSOT: Deed Book 228, Page 788, Carter County Clerk’s Office.)

**Map/Parcel ID Number:** 011-00-00-036.04.

**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.

Honorable John P. Thompson  
Master Commissioner  
Carter County, Kentucky

### COMMONWEALTH OF KENTUCKY CARTER CIRCUIT COURT CASE NO. 24-CI-00460

PENNYMAC LOAN SERVICES, LLC PLAINTIFF

VS. NOTICE OF SALE

ROBERT W. LYKINS AND GLENDA LYKINS DEFENDANTS

Pursuant to the Judgment and Order of Sale in the Carter Circuit Court, entered on March 18, 2025, I shall offer for sale the property described herein at public auction on the Courthouse steps of the old Carter County Courthouse, 300 West Main Street in Grayson, Kentucky, on the **14th day of May, 2025 at or near the hour of 9:45A.**, to the highest bidder on the following 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 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 5.5% 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:** 854 West U.S. Highway 60, Grayson, KY. (For Legal Description see LSOT: Deed Book 463, Page 319, Carter County Clerk’s Office.)

**Map/Parcel ID Number:** 104-50-08-013.00.

**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.

Honorable John P. Thompson  
Master Commissioner  
Carter County, Kentucky

### COMMONWEALTH OF KENTUCKY CARTER CIRCUIT COURT CASE NO. 24-CI-00061

ADS TAX LIEN COMPANY, LLC PLAINTIFF

VS. NOTICE OF SALE

MARK A. MOSIER; ANITA C. MOSIER; COMMONWEALTH OF KENTUCKY, DEPARTMENT OF REVENUE, DIVISION OF COLLECTIONS; ASSET ACCEPTANCE, LLC; AND COUNTY OF CARTER, KENTUCKY DEFENDANTS

Pursuant to the Judgment and Order of Sale in the Carter Circuit Court, entered on March 20, 2025, I shall offer for sale the property described herein at public auction on the Courthouse steps of the Carter County Courthouse, 300 West Main Street in Grayson, Kentucky, on the **14th day of May, 2025 at or near the hour of 9:35A.**, to the highest bidder on the following 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 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:** Fox Hunters Road 030 KY. (For Legal Description see LSOT: Deed Book 498, Page 366, Carter County Clerk’s Office.)

**Map/Parcel ID Number:** 078-00-00-039.01.

**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.

Honorable John P. Thompson  
Master Commissioner  
Carter County, Kentucky

### PUBLIC NOTICE

Avyan KY Inc. - DBA - Lakeway Express, mailing address 1103 S. State Highway 7, Grayson, KY 41143-6972, hereby declares intentions to apply for a NQ-Malt Beverage Package license no later than 25th April, 2025. The business to be licensed dwill be located at 1103 S. State Highway 7, Grayson, Kentucky 41143-6972 doing business as Lakeway Express. The principal officers are as follows: Officer, Nikita Patel of 3255 Post Oak Dr NW, Cleveland, TN 37312-6505. Any person, association, corporation, or body politic may protest the granting of the license by writing the Dept. of Alcoholic Beverage Control, 1003 Twilight Trail, Frankfort, KY 40601-8400, within 30 days (KRS 243.430) of the date of this legal publication.

### PUBLIC NOTICE

Pursuant to KRS 178.050 there will be a Public Hearing MAY 19, 2025, at 6:00 pm in the Fiscal Courtroom to remove section (1.22 mi point to 3.05 mi point) of GIMLET CREEK from County Road Maintenance.

### Cooperative Extension Service

Extension Assistant 4-H

Carter County

RE50015

Deadline: 5/8/2025

Apply on-line at: <https://ukjobs.uky.edu/postings/579911>

For assistance call: 606-474-6686

The University of Kentucky is an Equal Opportunity Employer. The address of the College of Agriculture, Food and Environment EEO Officer is Room S-105 Agricultural Science Building North, University of Kentucky, Lexington, KY 40546-0091.

### COMMONWEALTH OF KENTUCKY CARTER CIRCUIT COURT CASE NO. 24-CI-00061

ADS TAX LIEN COMPANY, LLC PLAINTIFF

VS. NOTICE OF SALE

JAMES DARIN ONEY; UNKNOWN SPOUSE OF JAMES DARIN ONEY; DOT CAPITAL INVESTMENTS, LLC; AND COUNTY OF CARTER, KENTUCKY DEFENDANTS

Pursuant to the Judgment and Order of Sale in the Carter Circuit Court, entered on March 20, 2025, I shall offer for sale the property described herein at public auction on the Courthouse steps of the old Carter County Courthouse, 300 West Main Street in Grayson, Kentucky, on the **14th day of May, 2025 at or near the hour of 9:40A.**, to the highest bidder on the following 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 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:** Trough Camp Road, Carter County, KY. (For Legal Description see LSOT: Deed Book 364, Page 199, Carter County Clerk’s Office.)

**Map/Parcel ID Number:** 021-00-00-500.01.

**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.

Honorable John P. Thompson  
Master Commissioner  
Carter County, Kentucky

### COMMONWEALTH OF KENTUCKY CARTER CIRCUIT COURT CASE NO. 24-CI-00058

ADS TAX LIEN COMPANY, LLC PLAINTIFF

VS. NOTICE OF SALE

TIMOTHY WADDELL; UNKNOWN SPOUSE OF TIMOTHY WADDELL; UNKNOWN HEIRS, DEVISEES, AND LEGATEES OF DOUGLAS WADDELL; UNKNOWN SPOUSES OF THE UNKNOWN HEIRS, DEVISEES, AND LEGATEES OF DOUGLAS WADDELL; MID SOUTH CAPITAL PARTNERS, LP; KY LIEN HOLDINGS, LLC; AND COUNTY OF CARTER, KENTUCKY DEFENDANTS

Pursuant to the Judgment and Order of Sale in the Carter Circuit Court, entered on March 25, 2025, I shall offer for sale the property described herein at public auction on the Courthouse steps of the old Carter County Courthouse, 300 West Main Street in Grayson, Kentucky, on the **14th day of May, 2025 at or near the hour of 10:10 a.m.**, to the highest bidder on the following 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 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:** 5998 State Highway 955, Carter County, KY. (For Legal Description see LSOT: Deed Book 193, Page 757, Carter County Clerk’s Office.)

**Map/Parcel ID Number:** 025-00-00-013.02.

**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.

Honorable John P. Thompson  
Master Commissioner  
Carter County, Kentucky

### COMMONWEALTH OF KENTUCKY CARTER CIRCUIT COURT CASE NO. 24-CI-00341

NEW REZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING PLAINTIFF

VS. NOTICE OF SALE

GRACIE JADE GILLUM, A/K/A GRACIE GILLUM RUNYON; UNKNOWN SPOUSE (IF ANY) OF GRACIE JADE GILLUM, A/K/A GRACIE GILLUM RUNYON DEFENDANTS

Pursuant to the Judgment and Order of Sale in the Carter Circuit Court, entered on March 18, 2025, I shall offer for sale the property described herein at public auction on the Courthouse steps of the old Carter County Courthouse, 300 West Main Street in Grayson, Kentucky, on the **14th day of May, 2025 at or near the hour of 9:30A.**, to the highest bidder on the following 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 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:** 680 Eastview Street, Grayson, KY 41143. (For Legal Description see LSOT: Deed Book 485, Page 685, Carter County Clerk’s Office.)

**Map/Parcel ID Number:** 104-40-07.028.00.

**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.

Honorable John P. Thompson  
Master Commissioner  
Carter County, Kentucky

### COMMONWEALTH OF KENTUCKY CARTER CIRCUIT COURT CASE NO. 24-CI-00046

ADS TAX LIEN COMPANY, LLC PLAINTIFF

VS. NOTICE OF SALE

RTLF-KY, LLC CROSS-PLAINTIFF

VS. NOTICE OF SALE

BARBARA MADDOX; UNKNOWN SPOUSE OF BARBARA MADDOX; IAN MICHAEL MCKENZIE; UNKNOWN SPOUSE OF IAN MICHAEL MCKENZIE; TERRY LEE MCKENZIE, JR.; UNKNOWN SPOUSE OF TERRY LEE MCKENZIE, JR.; MID SOUTH CAPITAL PARTNERS, LP; AND COUNTY OF CARTER, KENTUCKY DEFENDANTS

Pursuant to the Judgment and Order of Sale in the Carter Circuit Court, entered on March 25, 2025, I shall offer for sale the property described herein at public auction on the Courthouse steps of the old Carter County Courthouse, 300 West Main Street in Grayson, Kentucky, on the **14th day of May, 2025 at or near the hour of 10:00 a.m.**, to the highest bidder on the following 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 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:** 1739 St. Hwy. 1654. (For Legal Description see LSOT: Deed Book 502, Page 337, Carter County Clerk’s Office.)

**Map/Parcel ID Number:** 135-00-00-100.00.

**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.

Honorable John P. Thompson  
Master Commissioner  
Carter County, Kentucky