

# CLASSIFIEDS

## PUBLIC NOTICES

**COMMONWEALTH OF KENTUCKY  
CARTER CIRCUIT COURT  
CASE NO. 24-CI-00227**

**PENNYMAC LOAN SERVICES, LLC** PLAINTIFF  
VS. **NOTICE OF SALE**  
**CHRISTOPHER CALDWELL; DEANNA PURSLEY; UNKNOWN SPOUSE OF CHRISTOPHER CALDWELL; UNKNOWN SPOUSE OF DEANNA PURSLEY; COMMONWEALTH OF KENTUCKY, CARTER COUNTY; CITY OF GRAYSON, KENTUCKY** DEFENDANTS

Pursuant to the Judgment and Order of Sale in the Carter Circuit Court, entered on August 19, 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 **31st day of October, 2025 at or near the hour of 1:05 p.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 3.25% 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:** 401 Bradford St., Grayson, KY. (For Legal Description see LSOT: Deed Book 455, Page 213, Carter County Clerk's Office.)

**Map/Parcel ID Number:** 104-70-05-007.00.

**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. 23-CI-00319**

**NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING** PLAINTIFF  
VS. **NOTICE OF SALE**  
**AYTHEL BROWN; UNKNOWN SPOUSE, IF ANY, OF AYTHEL BROWN** DEFENDANTS

Pursuant to the Judgment and Order of Sale in the Carter Circuit Court, entered on September 16, 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 **31st day of October, 2025 at or near the hour of 1:00 p.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 2.75% 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:** 5287 State Highway 2, Olive Hill, KY 41164. (For Legal Description see LSOT: Deed Book 442, Page 838, Carter County Clerk's Office.)

**Map/Parcel ID Number:** 031-00-00-011.01.

**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

**LEGAL NOTICE**

The City of Grayson will be holding a public auction on October 23rd, 2025, at noon, at the City impound lot located at 591 East 5th Street, Grayson, Kentucky. Preview of the vehicles will be by appointment only, beginning 72 hours before the day of sale. Vehicles are sold "as is", without title (unless indicated), all sales are final. The City of Grayson reserves the right to reject any and all bids.

VIN	MAKE	MODEL	YEAR
2CNDL13F356032188	CHEVY	EQUINOX	2005
1FAFP44471F220816	FORD	MUSTANG	2001
1GNDT13S132264890	CHEVY	TRAIL BLAZER	2003
JKAZR2B14KA032410	KAWASAKI	ZR900	2019
1G4CW52K7X4649428	BUICK	PARK AV	1999
KMHCG45C52U292433	HYUNDAI	ACCENT	2002
1Y1SK52861Z448447	CHEVY	PRIZM	2001
WDBRF40J14A624006	MERCEDES	C2K	2004

**COMMONWEALTH OF KENTUCKY  
CARTER CIRCUIT COURT  
CASE NO. 22-CI-00271**

**WINTRUST MORTGAGE, A DIVISION OF BARRINGTON BANK AND TRUST CO., N.A.** PLAINTIFF  
VS. **NOTICE OF SALE**  
**STANTON GARVIN; UNKNOWN SPOUSE (IF ANY) OF STANTON GARVIN; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR NATIONAL MORTGAGE CENTER LLC D/B/A PRICE-LINEMORTGAGE, ITS SUCCESSORS AND ASSIGNS; COMMONWEALTH OF KENTUCKY, DEPARTMENT OF REVENUE, DIVISION OF COLLECTIONS** DEFENDANTS

Pursuant to the Judgment and Order of Sale in the Carter Circuit Court, entered on August 19, 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 **31st day of October, 2025 at or near the hour of 1:10 p.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 3.875% 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:** 1065 Blueberry Ridge, Olive Hill, Kentucky 41164. (For Legal Description see LSOT: Deed Book 102, Page 769, Carter County Clerk's Office.)

**Map/Parcel ID Number:** 043-00-01-004.01.

**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-00029**

**ANP TAX LIEN COMPANY, LLC** PLAINTIFF  
VS. **NOTICE OF SALE**  
**BOBBY LEE VERNATTER; UNKNOWN SPOUSE OF BOBBY LEE VERNATTER; YVONNIE JUNE VERNATTER; UNKNOWN SPOUSE OF YVONNIE JUNE VERNATTER; DOT CAPITAL INVESTMENTS, LLC; LVNV FUNDING, LLC; COMMONWEALTH OF KENTUCKY, DIVISION OF UNEMPLOYMENT INSURANCE; PORTFOLIO RECOVERY ASSOCIATES, LLC; MIDLAND FUNDING, LLC; COUNTY OF CARTER, KENTUCKY** DEFENDANTS

Pursuant to the Judgment and Order of Sale in the Carter Circuit Court, entered on July 29, 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 **31st day of October, 2025 at or near the hour of 1:25 p.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:** 64 Jay Lane, Olive Hill, Kentucky 41164. (For Legal Description see LSOT: Deed Book 325, Page 620, Carter County Clerk's Office.)

**Map/Parcel ID Number:** 042-00-00-012.00.

**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-00040**

**NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING C/O NEWREZ LLC, F/K/A NEW PENN FINANCIAL, LLC D/B/A SHELLPOINT MORTGAGE SERVICING** PLAINTIFF  
VS. **NOTICE OF SALE**  
**RTLFLY-KY, LLC** COUNTERCLAIMANT/  
VS. **CROSS CLAIMANT**  
**MATTHEW RITCHIE; JENNIFER R. RITCHIE; SERVICE FINANCE COMPANY, LLC** DEFENDANTS

Pursuant to the Judgment and Order of Sale in the Carter Circuit Court, entered on July 23, 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 **31st day of October, 2025 at or near the hour of 1:15 p.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:** 538 Williams Creek, Rush, Kentucky 41168. (For Legal Description see LSOT: Deed Book 467, Page 596, Carter County Clerk's Office.)

**Map/Parcel ID Number:** 129-00-00-033.00.

**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-00432**

**EQUITY PRIME MORTGAGE LLC** PLAINTIFF  
VS. **NOTICE OF SALE**  
**DAVID SUTTLES III; UNKNOWN SPOUSE, IF ANY, OF DAVID SUTTLES III; WHITNEY GRIFFITH; UNKNOWN SPOUSE, IF ANY, OF WHITNEY GRIFFITH** DEFENDANTS

Pursuant to the Judgment and Order of Sale in the Carter Circuit Court, entered on August 5, 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 **31st day of October, 2025 at or near the hour of 1:20 p.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:** 39 Seagraves Lane, Grayson, Kentucky 41143. (For Legal Description see LSOT: Deed Book 498, Page 392, Carter County Clerk's Office.)

**Map/Parcel ID Number:** 094-20-00-011.00.

**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. 21-CI-00193**

**RTLFLY-KY, LLC** PLAINTIFF  
VS. **NOTICE OF SALE**  
**HAL DAVID SMITH; VICTORIA LEIGH SMITH; LIEN SOLUTIONS, LLC; JAMOS FUND I LP; AND COUNTY OF CARTER, KENTUCKY** DEFENDANTS

Pursuant to the Judgment and Order of Sale in the Carter Circuit Court, entered on July 23, 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 **31st day of October, 2025 at or near the hour of 1:35 p.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:** 202 Maple Drive, Grayson, KY 41143. (For Legal Description see LSOT: Deed Book 100, Page 608, Carter County Clerk's Office.)

**Map/Parcel ID Number:** 104-10-50-009.00.

**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. 23-CI-00424**

**FEDERAL HOME LOAN MORTGAGE CORPORATION, PLAINTIFF AS TRUSTEE FOR THE BENEFIT OF THE FREDDIE MAC SEASONED LOANS STRUCTURED TRANSACTION TRUST, SERIES 2020-2** PLAINTIFF  
VS. **NOTICE OF SALE**  
**TERESA M. VIRGIN; COMMONWEALTH CREDIT UNION; COMMONWEALTH OF KENTUCKY, COUNTY OF CARTER** DEFENDANTS

Pursuant to the Judgment and Order of Sale in the Carter Circuit Court, entered on August 19, 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 **31st day of October, 2025 at or near the hour of 1:30 p.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 6.877% 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:** 208 Victoria Lane, Grayson, Kentucky 41143. (For Legal Description see LSOT: Deed Book 207, Page 454, Carter County Clerk's Office.)

**Map/Parcel ID Number:** 104-10-46-010.03.

**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

Carter County Board of Education 2026 Working Budget									
	2026 General Fund Budget	Special Revenues	Student & Dist Activity	Capital Funds	Construction Fund	Debt Service	Food Service	Day Care	Total
Beginning Balance	6,847,514.31	0	N/A		N/A	4,909,049.89	1,026,249.59	14,668.90	12,797,482.69
Estimated Revenues									
Taxes and Other Local Sources	7,712,950.00	176,124.95		1,470,290.00		125,808.23	99,877.71	40,019.00	9,625,069.89
State Sources	33,564,599.20	3,045,246.04		3,069,702.00		676,363.82	293,686.04	-	40,649,597.10
Federal Sources	169,757.00	3,921,181.34				361,404.75	4,147,350.06	3,700.00	8,603,393.15
<b>Total Estimated Revenues</b>	<b>41,447,306.20</b>	<b>7,142,552.33</b>		<b>4,539,992.00</b>		<b>1,163,576.80</b>	<b>4,540,913.81</b>	<b>43,719.00</b>	<b>58,878,060.14</b>
Estimated Expenditures									
Instruction	24,429,527.06	6,100,646.84	60,000.00						30,590,173.90
Student Support	2,409,813.25	51,909.52							2,461,722.77
Instruction Staff Support	1,211,749.30	222,212.00							1,433,961.30
District Administrative Support	1,015,120.00	-							1,015,120.00
School Administrative Support	2,516,830.52	-							2,516,830.52
Business Support Services	574,817.47	25,000.00							599,817.47
Plant Operation & Maintenance	5,417,086.00	252,005.00							5,669,091.00
Student Transportation	3,650,976.53	4,741.00							3,655,717.53
Food Service	1,498.00	-					4,626,799.10		4,628,297.10
Day Care Operations	-	-						65,016.00	65,016.00
Principal and Interest on Bonds						3,169,133.78			3,169,133.78
Community Service	157,712.95	552,448.14							710,161.09
<b>Total Estimated Expenditures</b>	<b>41,385,131.08</b>	<b>7,208,962.50</b>	<b>60,000.00</b>	<b>-</b>	<b>-</b>	<b>3,169,133.78</b>	<b>4,626,799.10</b>	<b>65,016.00</b>	<b>56,515,042.46</b>
Fund Transfers in	274,665.87	76,000.00	60,000.00			2,452,001.54		6,628.10	2,869,295.51
Fund Transfers out	142,628.10	9,589.83		2,452,001.54			265,076.04		2,869,295.51
Unallocated Balance/Contingency	7,041,727.20	0.00	-	2,087,990.46		5,355,494.45	675,288.26	0.00	15,160,500.37