

Public Notice



Helping people stay healthy

The South Shore Lions Club and Greenup County Ambulance Authority joined together for a health screening at the South Shore City Building on Monday, March 16. Blood pressure and blood sugar testing was offered. In addition, information was available on the county Nixle emergency notification system and SAFER, a program that connects health information to addresses in the E911 system.

**COMMONWEALTH OF KENTUCKY
GREENUP CIRCUIT COURT
DIVISION I
ACTION NO. 25-CI-00310**

TAX BRAKE KY, LLC

PLAINTIFF

VS.

HERSHEL T. ADKINS, ET AL

DEFENDANTS

NOTICE OF SALE

Pursuant to a Judgment and Order of Sale entered in the above styled action on February 26, 2026, I will on Tuesday, April 7, 2026, at the hour of 1:00 p.m., offer for sale at public auction to the highest and best bidder on the second floor of the Greenup County Courthouse at Greenup, Kentucky, the following described real estate, to-wit:

Property Address: 1266 Flat Hollow Road, South Portsmouth, KY 41174
Parcel ID#: 051-30-00-025.00

Lying on Flat Hollow a branch of White Oak Creek and beginning at a spring on bank of branch at Flat Hollow; thence a north course up side of hill to a poplar at edge of branch near a poplar and elm; thence with said branch to forks of hollow; thence with right hand hollow up same to the C.D. Miller line; thence with C.D. Miller line fence north to Flat Hollow Creek at County Road and branch to the place of beginning. There is excepted from this deed two (2) acres sold to the McKell Estate.

The hollow herein mentioned is to be left open from poplar tree on south as a haul way for either party, but may be fence across by leaving suitable gate or other opening.

Being the same property conveyed by Pamela D. Adkins to Hershel T. Adkins, by Deed dated September 2, 2016, and recorded in Deed Book 608, Page 616, Greenup County Court Clerk's Records.

The above described property shall be sold as a whole on terms of cash or on a credit of thirty (30) days. If sold on terms of credit, the purchaser shall be required to make a deposit of 10% of the purchase price and shall execute a bond with good surety for the remaining balance, said bond being payable to the Master Commissioner and shall bear interest at the rate the Judgment herein bears from the date of the sale until paid and shall have the force and effect of a judgment, upon which execution may issue, if not paid at maturity. A lien shall be retained upon the real estate so sold as additional security. The purchaser shall be responsible for paying the real estate property taxes for the tax year in which they purchase the property.

Out of the proceeds derived from the sale herein, the Master Commissioner shall retain the same until further Orders of the Court. Reference is hereby made to all proceedings in this case now on file with the Clerk of the Greenup Circuit Court, Greenup, Kentucky, this the 26th day of February, 2026.

/s/ Reagan Reed
REAGAN REED
MASTER COMMISSIONER
GREENUP CIRCUIT COURT
P. O. Box 648
Greenup, KY 41144
Telephone: (606) 473-3839
Facsimile: (606) 473-0144
E-Mail: greenupcountymc@gmail.com

PUBLISHED:
March 19, 2026
March 26, 2026
April 2, 2026

**COMMONWEALTH OF KENTUCKY
GREENUP CIRCUIT COURT
DIVISION I
ACTION NO. 25-CI-00413**

FREEDOM MORTGAGE CORPORATION

PLAINTIFF

VS.

**TYLER MILLER, AS CO-ADMINISTRATOR OF
THE ESTATE OF JAMES S. MILLER, ET AL**

DEFENDANTS

NOTICE OF SALE

Pursuant to a Judgment and Order of Sale entered in the above styled action on January 22, 2026, I will on Tuesday, March 31, 2026, at the hour of 1:00 p.m., offer for sale at public auction to the highest and best bidder on the second floor of the Greenup County Courthouse at Greenup, Kentucky, the following described real estate, to-wit:

Property Address: 52 Hauser Avenue, South Shore, KY 41175
Parcel ID#: 066-20-02-106.00

Situate in the Village of South Shore, Greenup County, Kentucky, to-wit:

Being all of Lots Nos. 242 and 243 of the South Shore Allotment Number 4 to the Village of South Shore, Greenup County, Kentucky, as shown upon the plat of said allotment which is recorded in Plat Book Number 2, Page 127, Greenup County, Kentucky, Court Record of Plats.

Being the same property conveyed to James S. Miller from Elsea, Inc., an Ohio Corporation, by Deed dated April 30, 2021, and recorded May 4, 2021, in Deed Book 647, Page 503, Greenup County Court Clerk's Records. James S. Miller died intestate and unmarried on or about March 7, 2025, and all his right, title, and interest in the subject property passed to his heirs-at-law, Tyler Miller and Jesse Miller, in Greenup County Probate, Action No: 25-P-00270.

The above described property shall be sold as a whole on terms of cash or on a credit of thirty (30) days. If sold on terms of credit, the purchaser shall be required to make a deposit of 10% of the purchase price and shall execute a bond with good surety for the remaining balance, said bond being payable to the Master Commissioner and shall bear interest at the rate the Judgment herein bears from the date of the sale until paid and shall have the force and effect of a judgment, upon which execution may issue, if not paid at maturity. A lien shall be retained upon the real estate so sold as additional security. The purchaser shall be responsible for paying the real estate property taxes for the tax year in which they purchase the property.

Out of the proceeds derived from the sale herein, the Master Commissioner shall retain the same until further Orders of the Court. Reference is hereby made to all proceedings in this case now on file with the Clerk of the Greenup Circuit Court, Greenup, Kentucky, this the 22nd day of January, 2026.

/s/ Reagan Reed
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PUBLISHED:
March 12, 2026
March 19, 2026
March 26, 2026

**COMMONWEALTH OF KENTUCKY
GREENUP CIRCUIT COURT
DIVISION I
ACTION NO. 25-CI-00388**

PENNYMAC LOAN SERVICES, LLC

PLAINTIFF

VS.

KASEY MOORE, ET AL

DEFENDANTS

NOTICE OF SALE

Pursuant to a Judgment and Order of Sale entered in the above styled action on January 22, 2026, I will on Tuesday, April 7, 2026, at the hour of 1:00 p.m., offer for sale at public auction to the highest and best bidder on the second floor of the Greenup County Courthouse at Greenup, Kentucky, the following described real estate, to-wit:

Property Address: 1641 Gainesway Drive, Worthington, KY 41183
Parcel ID#: 175-20-01-003.00

A certain parcel of land lying in Greenup County, Kentucky, and being more particularly described as follows: Being Lot No. 88 of the Old Farm Estates in Worthington, Greenup County, Kentucky, as shown on Plat drawn by Ray D. Parker, August 1, 1979, recorded in Plat Book 4, Page 27, Greenup County Court Clerk's Office. (Subject to restrictions on aforementioned Plat).

Being the same property conveyed by Marin L. Imes and Regina Imes to Kory D. Moore and Kasey Moore, by Deed dated June 7, 2021, and recorded in Deed Book 648, Page 468, Greenup County Court Clerk's Records.

The above described property shall be sold as a whole on terms of cash or on a credit of thirty (30) days. If sold on terms of credit, the purchaser shall be required to make a deposit of 10% of the purchase price and shall execute a bond with good surety for the remaining balance, said bond being payable to the Master Commissioner and shall bear interest at the rate the Judgment herein bears from the date of the sale until paid and shall have the force and effect of a judgment, upon which execution may issue, if not paid at maturity. A lien shall be retained upon the real estate so sold as additional security. The purchaser shall be responsible for paying the real estate property taxes for the tax year in which they purchase the property.

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PUBLISHED:
March 19, 2026
March 26, 2026
April 2, 2026

**COMMONWEALTH OF KENTUCKY
GREENUP CIRCUIT COURT
DIVISION I
ACTION NO. 24-CI-00603**

CHARTER GROUP, LLC

PLAINTIFF

VS.

DONALD D. SUITER, ET AL

DEFENDANTS

NOTICE OF SALE

Pursuant to a Judgment and Order of Sale entered in the above styled action on January 22, 2026, I will on Tuesday, March 31, 2026, at the hour of 1:00 p.m., offer for sale at public auction to the highest and best bidder on the second floor of the Greenup County Courthouse at Greenup, Kentucky, the following described real estate, to-wit:

Property Address: 1515 Sheep Hollow Road, South Shore, KY 41175
Parcel ID#: 052-00-00-049.00

TRACT I:

Situate in Greenup County, Kentucky, and described as follows:
BEGINNING at a set stone corner to John Pennington's line and the Creek; thence in a Southerly direction a distance of 550 feet more or less along the line of John Pennington to a pine tree near the top of the hill; thence in a Southeast-erly direction along the original line of Lloyd Lacy, a distance of 633 feet more or less to a stump; thence in a Northerly direction a distance of 633 feet more or less in a straight line to a set stone at the base of the hill; thence in a Westerly direction with the Creek a distance of 418 feet, more or less back to the point and place of beginning.

TRACT II:

Situate in Greenup County, Kentucky and described as follows:
BEGINNING at a point on the Pennington corner and Munn line on the south side of Sheep Hollow Road, marked by a fence post and running in an easterly direction 1288.90 ft. to a point marked by a concrete monument; thence S 6-16 W. 447.91 feet to a point marked by a stake and pine; thence in a northerly direction N 51-18 W to a steel post on side of hill; thence N 66-32 W, 1064.35 feet to the fence post on the edge of road, the point of beginning, approximately 6.50 acres, more or less.

Being the same property conveyed by Melissa K. Suiter (now Clark), divorced and single, to Donald D. Suiter, by Quitclaim Deed dated March 26, 2014, and recorded in Deed Book 589, Page 337, Greenup County Court Clerk's Records.

The above described property shall be sold as a whole on terms of cash or on a credit of thirty (30) days. If sold on terms of credit, the purchaser shall be required to make a deposit of 10% of the purchase price and shall execute a bond with good surety for the remaining balance, said bond being payable to the Master Commissioner and shall bear interest at the rate the Judgment herein bears from the date of the sale until paid and shall have the force and effect of a judgment, upon which execution may issue, if not paid at maturity. A lien shall be retained upon the real estate so sold as additional security. The purchaser shall be responsible for paying the real estate property taxes for the tax year in which they purchase the property.

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/s/ Reagan Reed
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