

Classifieds The Crittenden Press

for sale

Adorable white German Shephard puppies, 8 weeks old, rehoming fee \$100. Call or text (270) 681-5152. (1t-32-p)

Round bales of hay for sale, \$50 per bale (5x5.5). Call (270) 969-0021. (3t-32-p)

Classified advertising works! Customers tell us they sell their items faster than they expect by listing in The Crittenden Press! Call (270) 965-3191 to post a classified ad.

employment

Help wanted: Satellite installers needed. Great weekly pay! Call Tony Belt 270-556-6005. (2t-33-c)

real estate

House for sale at 220 S. Wel-don, 3 BR, 1 bath, yard barn, garden plot, \$41,000. (270) 704-4445. (2t-32-p)

services

CONCRETE WORK: Park-ing lots, garages, steel buildings, walls, sidewalks, driveways, room additions, rock driveways, clean ditch-es. Call for quote (270) 724-4672, Joe Mattingly Concrete Construction. (12t-40-p)

notice

Advertise your job opening, event, items for sale, auction etc. in this newspaper plus 83 other Kentucky newspa-pers including The Paducah Sun, Kentucky New Era (Hopkinsville), The Stur-gis News, The (Princeton) Times Leader, The (Provi-dence) Journal-Enterprise, The Union County Advocate, The Henderson Gleaner, The Livingston Ledger and The (Madisonville) Messen-ger and for only \$250. Save time and money by making one call for all! For more in-formation, contact the clas-sified department at (270) 965-3191 or email us at ad-vertising@the-press.com.

legal notices

Notice is hereby given that on August 6, 2025 Terry Wayne Brown of 814 W. Ce-dar St., Franklin, KY 42134 was appointed administrator of Stephen K. Brown, de-ceased, whose address was 241 Amos Rd., Marion, KY 42064. All persons having claims against said estate are here-by notified to present the same properly proven as required by law to the ad-ministrator before the 4th day of February, 2026 and all claims not so proven and presented by that date shall be forever barred. All persons indebted to the estate of the above-named decedent, will please call and settle said debts imme-diately. Crittenden District Court Melissa Guill, Clerk (1t-32-c)

Notice is hereby given that on July 30, 2025 Sara Os-borne of 306 S. Main Cross, Apt. 11, Louisa, KY 41230 was appointed administratrix of Teresa Dalton, deceased, whose address was 127 Pigeon Drive, Marion, KY 42064. R. Michael Sullivan, 608 Frederica St., Suite 201, Owensboro, KY 42301, at-torney. All persons having claims against said estate are here-by notified to present the same properly proven as re-quired by law to the adminis-tratrix before the 30th day of January, 2026 and all claims not so proven and presented by that date shall be forever barred. All persons indebted to the estate of the above-named decedent, will please call and settle said debts imme-diately. Crittenden District Court Melissa Guill, Clerk (1t-32-c)

COMMONWEALTH OF KENTUCKY
CRITTENDEN CIRCUIT COURT CASE NO. 24-CI-00078
BYLINE BANK PLAINTIFF vs.
COFFER STORES, INC., ET AL DEFENDANTS
NOTICE OF SALE
Pursuant to a Judgment and Order of Sale and to satisfy the judgment of the Plaintiff in the above styled action, the Commissioner will offer for sale on or about the hour of 3 p.m., Friday, August 15, 2025, at public auction to the highest bidder. The auction of property shall be at the location of the property to be

sold at 221 and 223 Sturgis Road, Marion, Kentucky. A viewing of the premises shall be held August 15, 2025 from Noon to 2 p.m. The property is described as follows:

Property Address:
223 Sturgis Road and 221 Sturgis Road,
Marion KY 42064

PARCELS: 1, 2, and 3
Being the same property acquired by Mortgagor by deed dated February 7, 2022, of record in the Office of the Clerk of Crittenden County, Kentucky, in Deed Book 245, Page 1. Further being the same property acquired by Mortgagor by deed dated October 17, 1995, of record in the Office of the Clerk of Crittenden County, Kentucky, in Deed Book 172, Page 581. And further being the same property acquired by Mortgagor by deed dated April 22, 1998, of record in the Office of the Clerk of Crittenden County, Kentucky, in Deed Book 180, Page 162.

Parcel One:
Purported Address: 223 Sturgis Road, Marion, Kentucky 42064.

A certain tract or parcel ofland, in Crittenden County, Kentucky, near the corporate limits of Marion, Kentucky, and being lots Nos. 37 and 38, in Block No. B-2 Sec. of Flynn Addition to the town of Marion, Kentucky, as shown by plat of record in Deed Book No. 61, Page 429, Clerk's Office, Crittenden County Court.

AND BEING the same property conveyed to Sherman Wendell Coffe, from Ima D. Walker, a widow, by Deed dated June 3, 1981, in Deed Book 136, Page 510, in the Office of the Crittenden County Clerk. Sherman Wendell Coffe died testate April 6, 2014, and pursuant to his Last Will

and Testament of record in Will Book 17, Page 385, he devised the subject property to Connie Ruth Gabehart, as Trustee of the Testamentary Trust under the Will of Wendell Coffe.

Lots 31 and 32 in Section No. B-2 Flynn property addition to the town of Marion, Kentucky. The plat of same being of record in Deed Book 61, Page 429, Clerk's Office, Marion, Kentucky.

Also Lots 33 and 34 in Section No. B-2 Flynn property addition of the town of Marion, Kentucky. The plat of same being of record in Deed Book 61, Page 429, Clerk's Office, Marion, Kentucky.

The above described four lots is a parcel of land running on U.S. Highway No. 60 100 feet and extending back from the highway (north) 200 feet, between parallel lines.

A certain tract, parcel, lot or boundary of real estate being Lot No. 35-36 in Sec. No. B-2 Flynn Property Addition as shown by plat of record in Plat Book No. 61, Page 429, Crittenden County Court Clerk's Office.

A certain tract or parcel of land near Marion, Crittenden County, Kentucky, and being a part of the Flynn Addition to the City of Marion, Kentucky and described as follows:

BEGINNING at the intersection of Central Avenue, and Hamilton Drive and running North with t he West line of Hamilton Drive for a distance of 190 feet to a stake or stone, an agreed comer; running thence west or nearly so for a distance of 216 feet to an elm on the east bank of the branch running thence south-east with the east bank of the branch to the north line of Central A venue, to a stake or stone, an agreed comer; running thence east with the north line of Central A venue, to the point of beginning, containing about 2 acres, more or less.

AND BEING the same property conveyed to Sherman Wendell Coffe, from J. W. Lingang, a

widower, by Deed dated September 22, 1976, of record in Deed Book 122, Page 588, in the Office of the Crittenden County Clerk. Sherman Wendell Coffe died testate April 6, 2014, and pursuant to his Last Will and Testament of record in Will Book 17, Page 385, he devised the subject property to Connie Ruth Gabehart, as Trustee, of the Testamentary Trust under the Will of Wendell Coffe. AND BEING the same property conveyed to Coffe Stores, Inc., a Kentucky corporation, by deed from Connie Ruth Gabehart, Trustee of the Testamentary Trust established pursuant to the Last Will and Testament of Sherman Wendell Coffe, said deed dated February 7, 2022, of record in Deed Book 245, Page 1, in the Office of the Crittenden County Clerk.

Parcel Two:
Purported Address: 221 Sturgis Road (House and Lumber Yard), Marion, Kentucky 42064.

A certain tract or parcel of land in Crittenden County, Kentucky, near the corporate limits of Marion, Kentucky, and being lots Nos. 37-38-39-40-41-42-43-44-45-46-47-48 and 49 in Block B-2 Sec. of Flynn Addition to the town of Marion, Kentucky, as shown by plat of record in Deed Book No. 61, Page 429, Clerk's Office, Crittenden County Court.

ALSO a certain tract or parcel of land in Crittenden County, Kentucky, near the corporate limits of Marion, Kentucky, and being lots Nos. 28, 29 and 30 in Section B-2 of Flynn Addition as shown by plat of record in Deed Book No. 61, Page 429, aforesaid Clerk's Office.

LESS AND EXCEPT: That certain tract or parcel of land in Crittenden County, Kentucky, and being Lots No. 37 and 38 in Block B-2 Sec. of Flynn Addition to the town of Marion, Kentucky, as shown by plat of record in Deed Book No. 61, Page 429, which was conveyed by Ima D.

Walker, a widow, to Sherman Wendell Coffe, On June 3, 1981, of record in Deed Book 136, Page 510, all references herein are to the Crittenden County Court Clerk's Office.

AND BEING the same property conveyed to Coffe Stores, Inc., from James H. Walker and Janet M. Walker, husband and wife, and James H. Walker, Trustee of the Winford Walker Living Trust, by Deed dated October 17, 1995, of record in Deed Book 172, page 581, in the Office of the Crittenden County Clerk.

Parcel Three:
BEGINNING at an P.K. nail in concrete in the center of ditch, being 301.34 feet from the center of U.S. 60, along Coffe's line, a new division corner; thence with original lines N. 28 deg. 55 min. W. 158.66 ft. to an iron pin, N. 25 deg. 06 min. W. 751.81 ft. to an iron pin and N. 11 deg.

36 min. W. 200.00 ft. to an iron pin in Frye's line; thence with his line S. 78 deg. 37 min. E. 500.00 ft. to an iron pin corner to Wright; thence with their lines S. 14 deg. 56 min. E. 832.83 ft. to an iron pin, and N. 74 deg. 59 min. E. 58.28 ft. to an iron pin in the center of branch; thence with the center of the branch S. 01 deg. 54 min. E. 34.41 ft. and S. 14 deg. 17 min. W. 26.10 ft. to an iron pin in the center of a branch at the mouth of a ditch; thence with the meanders of the center of the ditch N. 11 deg. 04 min. W. 10.81 ft., N. 67 deg. 02 min. W. 21.02 ft., S. 81 deg. 31 min. W. 33.20 ft., S. 73 deg. 55 min. W. 56.10 ft. S. 71 deg. 00 min. W. 136.48 ft, S 70 deg. 02 min. W., 61.62 ft. and S. 88 deg. 46 min. W. 24.80 ft. to the beginning containing 8.736 acres by survey. Survey by Billy J. May, finished April 14,

1998. See plat of record attached in Deed Book 180 at Page 164. AND BEING the same property conveyed to Coffe Stores, Inc., from James E. Riley and Rita G. Riley, husband and wife, by Deed dated April 22, 1998, of record in Deed Book 180, Page 162, in the Office of the Crittenden County Clerk.

THE DESCRIPTION OF THE PROPERTY CONVEYED HEREIN WAS PROVIDED TO THE DRAFTSMAN BY THE PLAINTIFF AND THE DRAFTSMAN DOES NOT CERTIFY THE ACCURACY OF THE SAME NOR ANY EXISTING EASEMENTS. IN ADDITION THE MASTER COMMISSIONER HAS BEEN ORDERED TO SELL WITH THE REAL PROPERTY ALL INVENTORY AND EQUIPMENT DESCRIBED IN THE COMPLAINT AND ABANDONED IN THE BANKRUPTCY PROCEEDING CONCERNING SAME.

Terms: The following terms are in effect unless otherwise mentioned above:

At the time of sale, the successful bidder shall either pay full cash or make a deposit of ten percent (10%) of the purchase price with the balance on credit for thirty (30) days. If the purchase price is not paid in full, the successful bidder shall execute a bond at the time of sale with sufficient surety to secure the unpaid balance of the purchase price. The bond shall bear interest at the rate of 12% per annum from the date of sale until paid. In the event the successful bidder is one of the parties, they shall be allowed a credit against the purchase price of their pro rata interest and pay over to the Master Commissioner the balance and any costs of sale apportioned to their interest in the property. To the extent applicable, the property will be sold subject to the statutory right of redemption. The purchaser shall be responsible for ad valorem taxes for the year 2025 and subsequent years.

M

G

&

- plumbing
- septic tanks
- dirt work

270-704-0530
270-994-3143

Powersports &

SMALL ENGINE REPAIR

Monday-Friday
9 a.m.-5 p.m.
(270) 963-0865

STEVE'S TREE SERVICE

No job too big or too small.

CALL FOR FREE ESTIMATE.
(270) 704-5822

The Press Online

CrittendenPress.Blogspot.com

No written bids are allowed and any announcements made at the sale take precedence over printed matter contained herein. The Master Commissioner does not warrant title. The Master Commissioner only conveys pursuant to the Judgment and Order of Sale of the Crittenden Circuit Court. The successful

bidder has 10 days after the sale to examine title and file exceptions.

Dated this 29th day of July, 2025.
Rebecca J. Johnson
Master Commissioner
217 West Bellville Street
P.O. Box 415
Marion, Kentucky 42064
(270) 965-2222 (3t-32-c)

ATTENTION LAND OWNERS

KENTUCKY LAND IS IN DEMAND. REALIZE FULL MARKET VALUE IN THE SALE OF YOUR RECREATIONAL PROPERTY. WHITETAIL PROPERTIES OFFERS A DIVERSE PLATFORM OF SELLING OPTIONS INCLUDING CONVENTIONAL LISTINGS AND PROFESSIONAL AUCTION SERVICES. IT'S NO MISTAKE THAT LAND SELLERS ACROSS THE MIDWEST HAVE ENTRUSTED THEIR LAND SALE TO US. WHITETAIL PROPERTIES HAS AN EXTENSIVE NETWORK AND CLIENT BASE THAT REACHES THE ENTIRE NATION AND INCLUDES FARMERS, SPORTSMEN, INVESTORS AND HUNTING PROFESSIONALS.

FOR MORE DETAILS PLEASE CONTACT KENTUCKY LAND SPECIALIST, MARK WILLIAMS (270) 836-0819

REDUCED! Crittenden County, KY – 13.42 Acres - \$649,900

This stunning hobby farm offers the perfect blend of comfort, space, and functionality in a quiet rural setting. Includes a 6-bedroom, 4-bathroom home, two-car attached garage, two shops and a barn.

REDUCED! Crittenden County, KY – 20 Acres - \$65,000

This property offers an exceptional blend of features tailored for deer and turkey hunting enthusiasts. The landscape is marked by areas of exposed rock that add a rugged charm and unique character.

REDUCED! Crittenden County, KY – 30 Acres - \$112,500

This diverse hunting property offers an exceptional blend of varied terrain and habitat types, made even more unique by its history as an old quarry.

REDUCED! Crittenden County, KY - 115.86 Acres - \$436,000

Nestled in an area renowned for its big bucks, this diverse hunting tract offers an idyllic setting for both deer and turkey enthusiasts. Includes 31+/- acres of open ground throughout.

Crittenden County, KY – 70 Acres - \$244,900.00

Located less than a mile from the Ohio River, this exceptional hunting property offers a diverse blend of habitat types, making it ideal for deer, turkey, and waterfowl hunting.

Crittenden & Union Counties, KY – 4,291 Acres – OFFERED IN MULTIPLE TRACTS – CONTACT AGENT!

With various landscapes, fantastic habitat variations, proven history, and multiple lodges with various improvements, this is your chance at a once in a lifetime opportunity! A part of this listing is under contract – contact agent.

Livingston County, KY – 147.7043 - \$565,000

This exceptional hunting tract serves as a main travel hub for wildlife, featuring an extensive creek network that enhances its habitat diversity. Features an established trail system throughout!

Livingston County, KY – 88 Acres - \$288,200
Livingston County, KY – 105 Acres – \$357,000
Livingston County, KY – 159 Acres - \$520,725
Livingston County, KY – 161 Acres - \$547,400
Livingston County, KY – 353 Acres - \$1,129,600
Livingston County, KY – 718 Acres - \$2,243,750
Livingston County, KY - 989 Acres - \$3,016,450

These tracts are part of a trophy-managed hunting community designed for like-minded hunters dedicated to growing and hunting mature deer.

PENDING! Crittenden County, KY – 2 Acres - \$219,900

Charming 2BR, 1.5BA with tons of light, a big deck for sweet tea sippin', insulated garage, and a white picket fence. Cozy, bright, and full of southern charm!

PENDING! Crittenden County, KY – 2.28 Acres - \$244,900

This charming 4-bed, 2-bath home in Crittenden County features a partially finished basement, 2-car garage, large deck, and above-ground pool. Perfect for southern living with modern comfort!

PENDING! Crittenden County, KY – 52 Acres – \$225,000

Tradewater River hunting tract with cabin, 8.5+/- open acres, timber, pond, and food plot potential. No road frontage, gated gravel access, and 2,000 feet of riverfront in a QDM area.

PENDING! Crittenden County, KY – 55.79 Acres - \$299,000

This unique combination tract offers the best of both worlds—an established equestrian setup with excellent deer and turkey hunting opportunities, all tucked away in a quiet, secluded landscape.

PENDING! Crittenden County, KY – 63.46 Acres - \$239,900

This well-rounded hunting tract offers a strong mix of habitat types and features ideal for whitetail and turkey enthusiasts. Includes 13+/- acres of open ground.

PENDING! Crittenden County, KY – 80.92 Acres - \$307,500

With plenty of edge and transition cover, areas of dense bedding and security cover, and numerous funnels and pinch points, this property is tailored for successful hunting!

PENDING! Crittenden County, KY – 117 Acres - \$575,000

This phenomenal hunting property offers outstanding opportunities for deer, turkey, and waterfowl enthusiasts, making it a must-see for the avid outdoorsman. Includes 44+/- acres of open ground!

PENDING! Crittenden County, KY – 153.5 Acres - \$614,000

Well-balanced mix of open and wooded ground with fencing, wildlife potential, and strong hunting prospects. Ideal for livestock, food plots, and recreation, this property packs a big punch!

PENDING! Crittenden County, KY – 214.74 Acres - \$834,600

Open and wooded mix with fencing, great access, and exceptional hunting potential. Great layout for livestock, food plots, and recreation, this is a highly usable property with a lot of upside!

SOLD! Crittenden County, KY – 10 Acres – \$59,900

This tillable acreage offers investment opportunity with 10+/- tillable acres ready for agricultural production.

SOLD! Crittenden County, KY – 129.52 Acres - \$679,000

This scenic and versatile farmstead offers a rare opportunity to own multiple homes and a well-rounded blend of agricultural, recreational, and residential amenities!

WHITETAIL PROPERTIES REAL ESTATE

HUNTING | RANCH | FARM | TIMBER

WWW.WHITETAILPROPERTIES.COM

TROPHY PROPERTIES REAL ESTATE | DBA WHITETAIL PROPERTIES
LICENSED IN ILLINOIS, IOWA, KANSAS,
KENTUCKY, MISSOURI, DAN PEREZ, BROKER
108 N. MONROE | PITTSFIELD, IL 62363 | 217.285-9000

LIST WITH US TODAY

HOMESTEAD AUCTION REALTY

308 N. MAIN ST., MARION, KY 42064 • (270) 965-9999
PRINCIPAL BROKER Darrin Tabor, (270) 704-0041
www.homesteadauctionrealty.com

SPRING AUCTION DATES AVAILABLE NOW