

LEGALS (CONTINUED FROM A4)

LEGAL NOTICE
COMMONWEALTH OF KENTUCKY 41st JUDICIAL CIRCUIT COURT CIVIL ACTION NO. 24-CI-00281 US BANK AS C/F MGD-KY, LLC, PLAINTIFF, VS. JIMMY MILLS, et al., DEFENDANTS. NOTICE OF SALE By virtue of the Summary Judgement, Default Judgment and Order of Sale of the Clay Circuit Court entered on July 3, 2025, in the above styled matter, for \$6,028.84 or what it will bring, plus other costs, interest and attorney's fees as described in the Summary Judgment, Default Judgment and Order of Sale, I shall proceed to offer for sale, as a whole, at the front door of the Clay County Judicial Center, 316 Main Street, Manchester, Clay County, Kentucky, to the highest bidder at public auction on Friday, September 5, 2025 at 9:00 a.m., or thereabouts, the following described property, to-wit: Property Address: 784 Pigeon Roost Road, Manchester, KY 40962 Map ID: 040-00-00-002.01 This property will be sold for cash or (10%) down with (30) days to pay balance at the option of the purchaser. Un-

less the purchaser so elects to pay cash, the purchaser of the property so sold shall give bond for the purchase price with good surety approved by the Master Commissioner in making the sale, which bond shall be payable to the Master Commissioner and shall bear interest at the rate of (12%) per annum from the date thereof until paid. The bond shall have the full force and effect of the judgment, and should execution be issued thereon, no replevy shall be allowed. Alien shall exist and be retained by the Master Commissioner of the property sold under this judgment as security for the purchase money. Dated this the 7th day of August, 2025. /s/ Roy G. Collins ROY G. COLLINS MASTER COMMISSIONER, CLAY CIRCUIT COURT 109 DICKENSON STREET MANCHESTER, KY 40962 606-598-2122 606-598-7842 FAX

LEGAL NOTICE
COMMONWEALTH OF KENTUCKY 41st JUDICIAL CIRCUIT COURT CIVIL ACTION NO. 23-CI-00116 FILED ELECTRONICALLY NATIONSTAR

MORTGAGE, LLC, PLAINTIFF, VS. HEATHER BUCHTE, DEVIN BUCHTE, DEFENDANTS. AMENDED NOTICE OF SALE By virtue of the Judgment and Order of Sale of the Clay Circuit Court entered on March 8, 2024, in the above styled matter, and the Order to Reset Sale, for the sum of \$131,862.21, or what it will bring, plus costs, interest and attorney's fees as described in the Judgment and Order of Sale, I shall proceed to offer for sale, as a whole, at the front door of the Clay County Judicial Center, 316 Main Street, Manchester, Clay County, Kentucky, to the highest bidder at public auction on Friday, September 5, 2024 at 9:00 a.m., or thereabouts, the following described property, to-wit: Property Address: 3717 Hwy. 1350, Manchester, KY 40962 KY MAP ID: 060-00-00-010.01 This property will be sold for cash or (10%) down with (30) days to pay balance at the option of the purchaser. Unless the purchaser so elects to pay cash, the purchaser of the property so sold shall give bond for the purchase price with good surety approved by the Master Commissioner in making

the sale, which bond shall be payable to the Master Commissioner and shall bear interest at the rate of (4.12500%) per annum from the date thereof until paid. The bond shall have the full force and effect of the judgment, and should execution be issued thereon, no replevy shall be allowed. A lien shall exist and be retained by the Master Commissioner of the property sold under this judgment as security for the purchase money. Dated this the 10th day of July, 2025. /s/ Roy G. Collins ROY G. COLLINS MASTER COMMISSIONER, CLAY CIRCUIT COURT 109 DICKENSON STREET MANCHESTER, KY 40962 606-598-2122 606-598-7842 FAX

LEGAL NOTICE
COMMONWEALTH OF KENTUCKY 41st JUDICIAL CIRCUIT COURT CIVIL ACTION NO. 23-CI-00137 DGS DEVELOPMENT, LTD, PLAINTIFF, VS. STEPHANIE WILLENBORG AND HER UNKNOWN SPOUSE OR PARTNER AND MICHAEL L. HARTMAN,

JR., AND HIS UNKNOWN SPOUSE OR PARTNER, DEFENDANTS. AMENDED NOTICE OF SALE By virtue of the Amended and Restated Summary Judgement and Order of Sale of the Clay Circuit Court entered on July 3, 2025, in the above styled matter, for the sum of what it will bring, plus other costs, interest and attorney's fees as described in the Summary Judgment and Order of Sale, I shall proceed to offer for sale, as a whole, at the front door of the Clay County Judicial Center, 316 Main Street, Manchester, Clay County, Kentucky, to the highest bidder at public auction on Friday, September 5, 2025 at 9:00 a.m., or thereabouts, the following described property, to-wit: Tract 16 of Lewis and Collins Farms located in Clay County, Kentucky Tract 17 of Lewis and Collins Farms located in Clay County, Kentucky. Each tract will be sold separately. This property will be sold for cash or (10%) down with (30) days to pay balance at the option of the purchaser. Unless the purchaser so elects to pay cash, the purchaser of the property so sold shall

give bond for the purchase price with good surety approved by the Master Commissioner in making the sale, which bond shall be payable to the Master Commissioner and shall bear interest at the rate of (6%) per annum from the date thereof until paid. The bond shall have the full force and effect of the judgment, and should execution be issued thereon, no replevy shall be allowed. A lien shall exist and be retained by the Master Commissioner of the property sold under this judgment as security for the purchase money. Dated this the 10th day of July, 2025. /s/ Roy G. Collins ROY G. COLLINS MASTER COMMISSIONER, CLAY CIRCUIT COURT 109 DICKENSON STREET MANCHESTER, KY 40962 606-598-2122 606-598-7842 FAX CERTIFICATE OF SERVICE The undersigned hereby certifies that a true and correct copy of the foregoing Amended Notice of Sale was served by electronically filing same and/or mailing same, postage prepaid, on this date, to the following: Stella B. House P.O. Box 422 Manchester, KY 40962

Mariah Aubrey 214 Town Branch Road Manchester, KY 40962 DGS Development, LTD 2335 Buttermilk Crossing, Suite 318 Crescent Spring, Kentucky 41017 Joseph C. White Clay County Attorney 102 Walters Street, Suite 2 Manchester, KY 40962 Stephanie Willenborg 110 Ham Hollow Road Manchester, KY 40962 Dated this the 10th day of July, 2025. /s/ Roy G. Collins ROY G. COLLINS

COMMONWEALTH OF KENTUCKY 41st JUDICIAL CIRCUIT COURT CIVIL ACTION NO. 15-CI-00346 BEVE PORTER BEATTY, ETAL, PLAINTIFF, VS. LORENE HOSKINS, ETAL., DEFENDANTS. NOTICE OF SALE By virtue of the Summary Judgement and Order of Sale and the Amended and Restated Summary Judgment and Order of Sale of the Clay Circuit Court entered on June 23, 2025, in the above styled matter, for the sum of what it will bring, plus other costs, interest and attorney's fees as described in the Amended and

Restated Summary Judgment and Order of Sale, I shall proceed to offer for sale, as a whole, at the front door of the Clay County Judicial Center, 316 Main Street, Manchester, Clay County, Kentucky, to the highest bidder at public auction on Friday, September 5, 2025 at 9:00 a.m., or thereabouts, the following described property, to-wit: Property will be sold in separate tracts as follows: Property described in Deed Book 126, Page 576 Tract 1 Property described in Deed Book 126, Page 574 Tract 1 Tract 2 Tract 3 Property described in Deed Book 123, Page 511 Tract 1 Property described in Deed Book 32, Page 474 Tract 1 Being in Clay County on Pigeon Roost branch waters of Horse Creek waters of the South Fork of the Kentucky River and bounded as follows: Beginning on a black oak Ellen Reid's corner on the Ivy Point; thence North West with W.G. Brown's line to John and Moses Brown's line; thence with a line of the same Southward to a rock cliff; thence Eastwardly with the

foot of the hill and the fence to a sycamore at the mouth of the Cheek branch; thence Northward with the branch to the beginning corner. This property will be sold for cash or (10%) down with (30) days to pay balance at the option of the purchaser. Unless the purchaser so elects to pay cash, the purchaser of the property so sold shall give bond for the purchase price with good surety approved by the Master Commissioner in making the sale, which bond shall be payable to the Master Commissioner and shall bear interest at the rate of (6%) per annum from the date thereof until paid. The bond shall have the full force and effect of the judgment, and should execution be issued thereon, no replevy shall be allowed. A lien shall exist and be retained by the Master Commissioner of the property sold under this judgment as security for the purchase money. Dated this the 7th day of August, 2025. /s/ Roy G. Collins ROY G. COLLINS MASTER COMMISSIONER, CLAY CIRCUIT COURT 109 DICKENSON STREET MANCHESTER, KY 40962 606-598-2122 606-598-7842 FAX

The Manchester Enterprise

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