

Public Notice

Raceland agrees to enter county water commission

RACELAND - The Raceland City Council voted at a special meeting on Tuesday, Oct. 7, to participate in a proposed county water commission with numerous other cities in Greenup County.

The first step is a public hearing, Mayor Tony Wilson said. The goal is to have a modern system providing water to all residents.

A discussion on traffic cameras led to the council agreeing to install one near the school on Brown Street because of traffic concerns.

The council also approved a change in impound fees and an amendment to the International Property Maintenance Code.

Public Works Manager Pete Cochran said his department was busy patching potholes, working on sewer lines, doing routine maintenance and fixing leaks. He said an inspection for the state division of water went well.

The police report showed 325 calls last month, 24 of which were alcohol related. City Administrator Dustin Burchett reported that the new Roost restaurant was tentatively set to open on Jan. 15. He said temporary lines have been run to the SOMC site and that the city fire department combined with the Worthington department to offer fire protection month education at the local schools.

He also gave an update on plans for the Halloween celebration at the park, including adjusted hours, and said donations of candy and labor were needed.

Hydrant flushing to begin in Flatwoods

FLATWOODS - The City of Flatwoods will be conducting *mandatory* fire hydrant flushing the weeks of Oct. 20 to Oct. 31. This may cause discoloration of water and/or low water pressure. Use caution when doing laundry.

COMMONWEALTH OF KENTUCKY
GREENUP CIRCUIT COURT
DIVISION I
ACTION NO. 25-CI-00364

FREEDOM MORTGAGE CORPORATION

PLAINTIFF

VS.

UNKNOWN HEIRS, BENEFICIARIES, LEGATEES,
DEVISEES OF MARILYN A. POWELL, ET AL

DEFENDANTS

NOTICE OF SALE

Pursuant to a Judgment and Order of Sale entered in the above styled action on September 18, 2025, I will on Tuesday, October 28, 2025, 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: 1720 Walnut Street, Flatwoods, KY 41139
Parcel ID#: 182-20-06-066.00

Being Lot No. 16-A, Section 1 of the Phil T. Justice Subdivision to the City of Flatwoods, Greenup County, Kentucky, as shown on Plat drawn by Joseph P. Harris, Surveyor, of a redivision of Lots 16, 17 and 18 of Section 1 of Phil T. Justice Subdivision to the City of Flatwoods.

Being the same property conveyed by Hezzie Sammonrs, Jr. and Ruth Sammons, his wife, to Robert M. Powell and Marilyn A. Powell, his wife, by Deed dated September 21, 1977, and recorded on September 22, 1977, in Deed Book 305, Page 44, 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 18th day of September, 2025.

/s/ Reagan Reed
REAGAN REED
MASTER COMMISSIONER
GREENUP CIRCUIT COURT
P. O. Box 648
Greenup, KY 41144
Telephone: (606) 473-3839
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PUBLISHED:
October 9, 2025
October 16, 2025
October 23, 2025

COMMONWEALTH OF KENTUCKY
GREENUP CIRCUIT COURT
DIVISION I
ACTION NO. 25-CI-00181

COUNTY OF GREENUP, KENTUCKY

PLAINTIFF

VS.

TAX EASE LIEN INVESTMENT 1, LLC, ET AL

DEFENDANTS

NOTICE OF SALE

Pursuant to a Judgment and Order of Sale entered in the above styled action on September 16, 2025, I will on Tuesday, October 21, 2025, 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: 900 Heaberlin Road, Wurtland, KY 41144
Parcel ID#: 168-00-00-015.00

Beginning at a metal fence post on the South side of New U.S. Highway 23-4 lane-at intersection of Heaberlin Road a distance of 75 feet, more or less, to a concrete R/W marker; thence continuing in a southerly direction following the right-one-way of Heaberlin Road, a distance of 119 feet, more or less, to a concrete R/W marker and corner to Nickell reserved tract; thence in a westerly direction along the common line of the Nickell reserved tracts distance of 117 feet, more or less, to an existing fence line; thence continuing in a westerly direction along the common line of the Nickell reserved tracts and up the hill a distance of 210 feet, more or less, to a yellow stake, corner to Nickell reserved tract and Crump property; thence in a northerly direction along the common line of Crump property a distance of 21 feet, more or less, to a metal post and fence, southern right-of-way of the new U.S. Highway 23-4 lane; southern right-of-way of New U.S. Highway 23-4 lane; thence in an Easterly direction following the metal fence along the southern right-of-way of New U.S. Highway 23-4 lane, a distance of 323 feet, more or less, to the place of beginning.

Being the same property conveyed to Tax Ease Reo II by Deed dated February 5, 2018, and recorded in Deed Book 621, Page 211, 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 17th day of September, 2025.

/s/ Reagan Reed
REAGAN REED
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PUBLISHED:
October 2, 2025
October 9, 2025
October 16, 2025

COMMONWEALTH OF KENTUCKY
GREENUP CIRCUIT COURT
DIVISION I
ACTION NO. 24-CI-00183

SERVBANK, SB

PLAINTIFF

VS.

AMBER N. HAY, ET AL

DEFENDANTS

NOTICE OF SALE

Pursuant to a Judgment and Order of Sale entered in the above styled action on October 9, 2025, I will on Tuesday, November 4, 2025, 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: 1214 Hamer Street, Flatwoods, KY 41139
Parcel ID#: 183-10-01-003.00

Tract No. 1:
Being Lot No. 8 of Joe Clark's First Addition to the City of Flatwoods, Greenup County, Kentucky, and surveyed and platted by E.G. Curtiss, C.E., as of April 4, 1953. See Plat Book No. 2, Page 130, Greenup County Court Clerk's Records. Said Lot being 50 feet in width and 160 feet in length and facing what is known as Hamer Street in Flatwoods, Kentucky.

Tract No. 2:
Being the Southeasterly one-half (1/2) of Lot No. 9 of Joe Clark's First Addition to Flatwoods, Greenup County, Kentucky, as shown upon the Plat thereof recorded in Plat Bok No. 2, Page 130, Greenup County Court Clerk's Records, which one-half (1/2) of said Lot adjoins Lot No. 8

Being the same property conveyed by Shannon Potter Hankins F/K/A Shannon Potter and Joseph Hankins, his wife, to Amber N. Hay, by Deed dated July 11, 2018, and recorded July 12, 2018 in Deed Book 623, Page 749, 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 9th day of October, 2025.

/s/ Reagan Reed
REAGAN REED
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PUBLISHED:
October 16, 2025
October 23, 2025
October 30, 2025

COMMONWEALTH OF KENTUCKY
GREENUP CIRCUIT COURT
DIVISION I
ACTION NO. 23-CI-00263

BG48, LLC

PLAINTIFF

VS.

UNKNOWN HEIRS OF ANTHONY DUTY, ET AL

DEFENDANTS

NOTICE OF SALE

Pursuant to a Judgment and Order of Sale entered in the above styled **action** on September 18, 2025, I will on Tuesday, October 28, 2025, 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: 609 Center Avenue, Wurtland, KY 41144
Parcel ID#: 167-20-02-062.00

PARCEL ONE:
BEING Lot No. Thirty (30) of Cochran's Addition to Wurtland, Greenup County, Kentucky, as shown on plat of same, which said plat is of record in the Clerk's Office of Greenup County Court in Deed Book 57, Page 471, to which reference is made for a fuller description of said Lot.

PARCEL TWO:
BEING Lot No. Thirty-One (31) of Cochran's Addition to Wurtland, Greenup County, Kentucky, as shown on plat of same, which said plat is of record in the Clerk's Office of Greenup County Court in Deed Book 57, Page 471, to which reference is made for a fuller description of said Lot.

Being the same property conveyed by Ada Dingess, widow and single, by and through her attorney, Brenda L. Baldridge, to Anthony Duty, by Deed dated April 4, 2011, and recorded in Deed Book 566, Page 733, 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 18th day of September, 2025.

/s/ Reagan Reed
REAGAN REED
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