

LEGALS

COMMONWEALTH OF KENTUCKY
LEE CIRCUIT COURT
CIVIL ACTION NO. 25-CI-00081

CLIFFVIEW RESORT AND LODGE LLC PLAINTIFF VS.
PAULINE REVERE DUNDAS, et al. DEFENDANTS NOTICE OF SALE

Pursuant to and in compliance with the Judgment and Order of Sale of the Owsley Circuit Court, the Master Commissioner will offer for Sale at public outcry the following described property located in Lee County, Kentucky:

Property Address: Hwy. 11 N, Beattyville, KY 41311
PVA Parcel No: 043-00-00-003.01

Said sale shall take place on the following date and at the following location:

THURSDAY, MARCH 5, 2026, at 11:00 a.m.
AT THE FRONT DOOR OF THE LEE COUNTY COURTHOUSE
256 MAIN STREET, BEATTYVILLE, KENTUCKY

Said property shall be sold to raise the amounts hereinafter set forth, together with interest and the costs of the action, and the following terms and conditions:

1. At the time of the sale, the successful bidder shall either pay cash or make a deposit of at least ten (10%) percent of the purchase price with the balance on credit for thirty (30) days. In the event of default by the purchaser the ten percent (10%) deposit made by the purchaser shall be applied to any costs and/or expenses of this action. In the event the successful bidder elects to credit the balance, he or she will be required to post bond and furnish an acceptable surety or sureties thereon. Said bond shall be for the unpaid purchase price and bear the interest rate of six percent (6%) per annum from the date of sale until paid. Any purchaser or purchasers shall have the privilege of paying said bond before maturity by paying the principal together with all accrued interest. The bond shall have the force and effect of a judgment in order to secure the payment of the balance of the purchase price and said bond shall constitute a prior and superior lien on the property until paid. No bond or earnest money shall be required if the Plaintiffs are the purchasers and the bid is less than their adjudged lien.

2. All delinquent property taxes shall be paid from the proceeds of the sale. The purchaser shall be required to assume and pay all ad valorem taxes assessed by the county of Lee and State of Kentucky for the current year and all subsequent years. The property shall further be sold subject to any delinquent State, County and/or city real estate taxes sold pursuant to the provisions of KRS Chapter 134 to any private purchaser during the pendency of this action.

3. The property shall otherwise be sold free and clear of any right, title, and interest of all parties to the action and of their liens and encumbrances thereon, and all existing liens recorded after the recording of the Plaintiff's Lis Pendens Notice, excepting and subject to, however, easements, restrictions, stipulations and covenants of record in the Lee County Clerk's office, any facts which an inspection and accurate survey of the property may disclose and any assessments for public improvements levied against the properties.

4. The risk of loss and the right of possession of the real estate and any improvements thereon shall pass to the purchaser upon confirmation of sale by the Lee Circuit Court.

FURTHER INFORMATION REGARDING THE PROPERTIES AND/OR SALES THEREOF CAN BE FOUND IN THE LEE CIRCUIT COURT CLERK'S OFFICE BY THE FILE NAME AND NUMBER FOR EACH SALE, THE LEE COUNTY PROPERTY VALUATION ADMINISTRATOR'S OFFICE, AND THE LEE COUNTY CLERK'S OFFICE. PROSPECTIVE BIDDERS ARE ADVISED AND ENCOURAGED TO REVIEW ANY AND ALL DOCUMENTS AVAILABLE AT THESE LOCATIONS FOR MORE DETAILS OF THE PROPERTIES OR SALE, AS THE MASTER COMMISSIONER HAS NO ADDITIONAL INFORMATION AND DOES NOT WARRANT TITLE TO THE PROPERTY TO BE SOLD. THE PROPERTY SALES, IF MORE THAN ONE IS SCHEDULED FOR A PARTICULAR DAY, WILL OCCUR SEQUENTIALLY AT THE APPOINTED HOUR.

This the 24th day of February, 2026.
/s/ Patrick E. O'Neill
PATRICK E. O'NEILL
MASTER COMMISSIONER
LEE CIRCUIT COURT

COMMONWEALTH OF KENTUCKY
LEE CIRCUIT COURT
CIVIL ACTION NO. 25-CI-00049

FREEDOM MORTGAGE CORPORATION PLAINTIFF VS.
UNKNOWN HEIRS, DEVISEES, LEGATEES, EXECUTORS,
ADMINISTRATORS, SPOUSES, ASSIGNS AND THE UNKNOWN
GUARDIANS OF MINOR AND/OR INCOMPETENT HEIRS OF
MARY L. CORNETT, et al. DEFENDANTS NOTICE OF SALE

Pursuant to and in compliance with the Judgment and Order of Sale of the Owsley Circuit Court, the Master Commissioner will offer for Sale at public outcry the following described property located in Lee County, Kentucky:

Property Address: 288 East Center Street, Beattyville, KY 41311
PVA Parcel No: 039-20-08-017.01

Said sale shall take place on the following date and at the following location:

THURSDAY, MARCH 5, 2026, at 11:00 a.m.
AT THE FRONT DOOR OF THE LEE COUNTY COURTHOUSE
256 MAIN STREET, BEATTYVILLE, KENTUCKY

Said property shall be sold to raise the amounts hereinafter set forth, together with interest and the costs of the action, and the following terms and conditions:

1. At the time of the sale, the successful bidder shall either pay cash or make a deposit of at least ten (10%) percent of the purchase price with the balance on credit for thirty (30) days. In the event of default by the purchaser the ten percent (10%) deposit made by the purchaser shall be applied to any costs and/or expenses of this action. In the event the successful bidder elects to credit the balance, he or she will be required to post bond and furnish an acceptable surety or sureties thereon. Said bond shall be for the unpaid purchase price and bear the interest rate of three and one-half percent (3.5%) per annum from the date of sale until paid. Any purchaser or purchasers shall have the privilege of paying said bond before maturity by paying the principal together with all accrued interest. The bond shall have the force and effect of a judgment in order to secure the payment of the balance of the purchase price and said bond shall constitute a prior and superior lien on the property until paid. No bond or earnest money shall be required if the Plaintiffs are the purchasers and the bid is less than their adjudged lien.

2. All delinquent property taxes shall be paid from the proceeds of the sale. The purchaser shall be required to assume and pay all ad valorem taxes assessed by the county of Lee and State of Kentucky for the current year and all subsequent years. The property shall further be sold subject to any delinquent State, County and/or city real estate taxes sold pursuant to the provisions of KRS Chapter 134 to any private purchaser during the pendency of this action.

3. The property shall otherwise be sold free and clear of any right, title, and interest of all parties to the action and of their liens and encumbrances thereon, and all existing liens recorded after the recording of the Plaintiff's Lis Pendens Notice, excepting and subject to, however, easements, restrictions, stipulations and covenants of record in the Lee County Clerk's office, any facts which an inspection and accurate survey of the property may disclose and any assessments for public improvements levied against the properties.

4. The risk of loss and the right of possession of the real estate and any improvements thereon shall pass to the purchaser upon confirmation of sale by the Lee Circuit Court.

FURTHER INFORMATION REGARDING THE PROPERTIES AND/OR SALES THEREOF CAN BE FOUND IN THE LEE CIRCUIT COURT CLERK'S OFFICE BY THE FILE NAME AND NUMBER FOR EACH SALE, THE LEE COUNTY PROPERTY VALUATION ADMINISTRATOR'S OFFICE, AND THE LEE COUNTY CLERK'S OFFICE. PROSPECTIVE BIDDERS ARE ADVISED AND ENCOURAGED TO REVIEW ANY AND ALL DOCUMENTS AVAILABLE AT THESE LOCATIONS FOR MORE DETAILS OF THE PROPERTIES OR SALE, AS THE MASTER COMMISSIONER HAS NO ADDITIONAL INFORMATION AND DOES NOT WARRANT TITLE TO THE PROPERTY TO BE SOLD. THE PROPERTY SALES, IF MORE THAN ONE IS SCHEDULED FOR A PARTICULAR DAY, WILL OCCUR SEQUENTIALLY AT THE APPOINTED HOUR.

This the 24th day of February, 2026.
/s/ Patrick E. O'Neill
PATRICK E. O'NEILL
MASTER COMMISSIONER
LEE CIRCUIT COURT

Voted Kentucky's best weekly Sports Column



"Big Red Bird Flies toward Eastern Kentucky"

By Derek Fugate
Times-Voice Sports
Photos: Derek Fugate



Well, Card Nation, I've finally figured it out. Ever since the Pitino Era, the Louisville basketball fan base has lowered its standard and expectations of its team, so much so that it is fine with losing to any legitimate ranked team on the road. Louisville has now lost 14 straight times to ranked teams on the road; isn't that hard to fathom? I mean, when you really think about it, this would've never been accepted 15 years ago when I started covering Louisville basketball, but somehow it now is.

I read most of all the comments on the Louisville message boards and the fans are actually okay with the moral victory with losing to North Carolina Monday as the Cards fell short of its comeback, losing 74-77.

North Carolina was without its star guard Caleb Wilson, who is out recovering from a hand injury. Without Wilson, Carolina is very short handed. They do however have Seth Trimble,



Ryan Conwell with the layup

but I didn't figure he'd have been too much of a factor the way NC State shut him down and the rest of the Tar Heels in a previous matchup. However, Trimble ended up leading all scorers with a career high 30 points, four rebounds and a steal.

Louisville now finds itself in a pickle as it faces the Clemson Tigers on the road Saturday at 2 p.m.

The Tigers are not currently a ranked team, but

still a very good team and in need of a win to boost their resume. I look for Louisville to fall to the Tigers, as I really feel Clemson is even a better team than Carolina, especially without Wilson. The Tigers play very well together and very smart basketball. This would normally be a bounce back game, but this will be a hard to do so.

Following Clemson, Louisville will return home for its final home game of the season next Tuesday as the Cards host Syracuse, then take to the road once more to face a more-than-likely ranked Miami team, and you know what that means.

Oh well, the win-bucket should have enough wins to still earn Louisville a solid six or seven-seed in the NCAA Tournament. I really do not see much movement from here on out, no matter how the Cards may fall, there's always a new hand in the NCAA Tourney. Go Cards!

"If Not For"

By James David Fugate
Times-Voice Sports
Photos: Derek Fugate



"If not for," is a phrase rolling off the tongues of many of those poor souls comprising Big Blue Nation, considering where their beloved Wildcats find themselves in the final days of the regular season. As I pen this offering, three games remain to be played prior to the start of Kentucky's postseason; three games the Wildcats are just as apt to lose as they are to win. It's been that kind of a season, a 10-loss season for the moment with prospects of seeing more than a couple more set-backs prior to Selection Sunday.

If not for the loss of point guard Jaland Lowe and anchorman Jayden Quaintance, the Wildcats might've remained a top-25 team. As it stands, Kentucky received nary a vote in the most recent Associate Press release, a team figured to be in the minds of the nation's sportswriters somewhere below High Point, Stephen F. Austin and Navy; how far below, we are not sure.

If not for home-losses to Missouri and Georgia, games the nature of which Kentucky typically wins and should have in the eyes of those witnessing the disappointing defeats, the Wildcats would most likely not be opening play in the 2026 SEC Tournament's first round, a rare position potentially awaiting, unless the Wildcats can pick up much needed wins over Vanderbilt, Texas A&M and Florida to close out the regular season.

And while "if not for" signifies that something might or might not have happened,



Collin Chandler with the three-pointer

except for a specific situation, a whole season's outcome, as well as the outcome of a single game, often is the result of a plethora of "if not fors." Consider Kentucky's one-point loss on the road at Auburn Saturday. While the Wildcats made 14 out of their 17 free throw attempts, which at 82% is pretty good, if not for the three misses, Kentucky would've walked away a winner. Furthermore Kentucky made six three-pointers in the contest; if not for only one the other 17 attempts to having missed the mark, the Wildcats would have only nine losses going into the Vandy game, instead of 10.

Comparing the teams' statistics, Kentucky's looks better than Auburn's in nearly all respects, except for turnovers with Kentucky giving the ball up 14 times as compared to 11 for Auburn. If not for those three extra Kentucky turnovers, Coach Pope is probably not having to come up with reasons for Kentucky's one-point loss in the post-game presser which

cost him \$25,000.

And then there's the "if not for" regarding the whistle giving the ball back to Auburn with 14 seconds remaining in the game with the Wildcats up by one point, the result of a perceived offensive foul on Chandler. Such an "if not for," which fans are most likely to pinpoint as the end-all "if not for," is not necessarily the case. While, "if not for the call," Kentucky would've most likely won the game, it's not a certainty, not nearly as certain as missed shots, turnovers resulting in the other team's scoring, nor failed attempts at rebounding resulting in put-backs for the other team.

Nonetheless, the call, whether good or bad, is not nearly as consequential, nor determinative when compared to the many other occasions when one might've said, "if not for."



The Cheerleaders lead the way as the Cardinals take the floor at the KFC Yum! Center