

The Crittenden Press

125 E. Bellville St.,
P.O. Box 191
Marion, KY 42064
(270) 965-3191
information@the-press.com

Open weekdays
9 a.m.-5 p.m.

Advertising deadline
is 5 p.m., Monday

Prepaid ads of 20 words or less are \$6 for one week, with a 10-cent charge for each word over the initial 20. Run the same ad for consecutive issues for only \$4 each week. Now, all regular classified ads are placed on our Web site, www.the-press.com, at no extra charge. You can also reach more than one million readers with one call! Contact the classified department for more information about placing a 25-word classified in 70 newspapers for only \$250. It is the policy of The Crittenden Press Inc., to fully comply with the Fair Housing Act and to never knowingly publish advertisements that discriminate on the basis of race, color, religion, national origin, sex, disability or family status. If you believe an advertisement published in this newspaper is discriminatory, please contact the publisher immediately at (270) 965-3191. All phone numbers listed for ads on this page are within the 270 area code unless otherwise noted.

for sale

Good HP copier, Windows PIN compatible for wireless printing. \$100. (270) 704-5047 (1t-6-c)ks

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.

agriculture

5x6 hay bales for sale, starting at \$45 per roll. Additional hay stored inside, call for pricing. Delivery available. (270) 704-0886. (8t-9 p)

wanted

Yard sale jeans, 42x30. (270) 704-5047 (2t-6-c)ks

auto

2013 Dodge Ram 1500 in good shape; new tires, brakes, oil change, \$8,000. (270) 704-5047. (2t-6-c) ks

for rent

House for rent in Salem. No calls, text only. Leave name, current address and phone number. (270) 704-3676. (1t-6-c)bh

1 bedroom (small) efficiency apartment, includes all utilities, \$400/month and \$400 deposit. Call (270) 704-3234. (4-tfc) je

services

CONCRETE WORK: Parking lots, garages, steel buildings, walls, sidewalks, driveways, room additions, rock driveways, clean ditches. Call for quote (270) 724-4672, Joe Mattingly Concrete Construction. (12t-16-p)

notice

Advertise your job opening, event, items for sale, auction etc. in this newspaper plus 83 other Kentucky newspapers including The Paducah Sun, Kentucky New Era (Hopkinsville), The Sturgis News, The (Princeton) Times Leader, The (Providence) Journal-Enterprise, The Union County Advocate, The Henderson Gleaner, The Livingston Ledger and The (Madisonville) Messenger and for only \$250. Save time and money by making one call for all! For more information, contact the

classified department at (270) 965-3191 or email us at advertising@the-press.com.

legal notices

Notice is hereby given that on February 5, 2025 Martha K. Campbell of 1141 U.S. 60 East, Marion, Ky. 42064 was appointed executrix of Angela K. Tosh, deceased, whose address was 11691 U.S. 60 East, Sturgis, Ky. 42459. Robert B. Frazer, P.O. Box 361, Marion, Ky. 42064, attorney. All persons having claims against said estate are hereby notified to present the same properly proven as required by law to the executrix before the 5th day of August, 2025 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 immediately.

Crittenden District Court
Melissa Guill, Clerk (1t-6-c)

Notice is hereby given that on February 5, 2025 Terri Louise Fulks of 997 S.R. 1901, Marion, Ky. 42064 was appointed executrix of Larry N. Woodall, deceased, whose address was 227 Rochester Ave., Marion, Ky. 42064. Hon. Rebecca Johnson, P.O. Box 415, Marion, Ky. 42064, attorney.

All persons having claims against said estate are hereby notified to present the same properly proven as required by law to the executrix before the 5th day of August, 2025 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 immediately.

Crittenden District Court
Melissa Guill, Clerk (1t-6-c)

Notice is hereby given that on February 5, 2025 Diane Frazer Pitt of 7785 Old State 13, Marion, Ill. 62959 was appointed executrix with will annexed of Ted Frazer, III, deceased, whose address was 308 2nd Street, Marion, Ky. 42064. Hon. Vance Cook, P.O. Box 70, Princeton, Ky. 42445, agent for service of process.

All persons having claims against said estate are hereby notified to present the same properly proven as required by law to the agent for process with will annexed on or before the 5th day of August, 2025 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 immediately.

Crittenden District Court
Melissa Guill, Clerk (1t-6-c)

COMMONWEALTH OF KENTUCKY
CRITTENDEN CIRCUIT COURT
CASE NO. 24-CI-00090
FREDONIA VALLEY BANK
PLAINTIFF

v.
UNKNOWN HEIRS, DEVISEES, LEGATEES, SUCCESSORS AND/OR ASSIGNS OF DAVID D. ORT; and UNKNOWN OCCUPANTS AND/OR TENANTS OF 1530 MAIN LAKE ROAD, FREDONIA, CRITTENDEN COUNTY, KENTUCKY,
PVA MAP NUMBER 05-00-00-030.02
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 10:00 a.m., Monday February 24, 2025, at public auction to the highest bidder at the Crittenden County Office Complex at 200 Industrial Drive (the Crittenden County Courthouse being under construction), Marion, Kentucky, the following described property:

PROPERTY ADDRESS:
1530 Main Lake Road,
Fredonia Crittenden County, KY

PARCEL NO.: 050-00-00-030.02

A certain tract or parcel of land lying in Crittenden County, Kentucky and more particularly described as follows:

BEGINNING at the center of the Caldwell Springs Road and East side of Lindsey Driveway; thence at right angles in a Northernly direction 320 feet to a stake thence at right angles in a Easterly direction 112 feet corner to Lindsey and Lonnie Knight; thence at right angles in a Southernly direction 223 feet following Lonnie Knight Line to center of Caldwell Springs road; thence with Meanderings of said road 252 feet to the point of beginning.

This property is subject to a Boundary Line Agreement of record in Deed Book 194, at page 698, Crittenden County Court Clerk's Office.

SOURCE OF TITLE:

This being the same property conveyed to Brenda Ort and her husband, David Ort by Chester Brown, a single person, by Deed dated December 7, 2005 and recorded in Deed Book 203, at Page 775, Crittenden County Court Clerk's Office. Brenda Ort preceded David Ort in death and her interest in the above-described property vested in David Ort by virtue of the survivorship provision contained the aforementioned Deed of Conveyance.

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

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 day of the sale, 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 4.20% from the date of sale until paid. (In the event the Plaintiff is the purchaser of the Real Property for an amount equal to, or less than, the amount of its judgment in

rem, no bond shall be required of Plaintiff and the settlement obligations of Plaintiff shall be deemed satisfied upon payment of the costs of the sale in accordance with the statement of costs presented by the Master Commissioner). 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. 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. The successful bidder has 10 days after the sale to examine title and file exceptions.

Dated this the 23rd day of January, 2025.

REBECCA J. JOHNSON
MASTER COMMISSIONER
217 WEST BELLVILLE STREET
P.O. BOX 415
MARION, KENTUCKY 42064
270-965-2222 (1t-6-c)

COMMONWEALTH OF KENTUCKY
CRITTENDEN CIRCUIT COURT
CASE NO. 24-CI-00091
myCUMortgage, LLC
PLAINTIFF

v.
GAGE A. RODRIGUEZ,
AKA GAGE RODRIGUEZ
JULIE E. RODRIGUEZ,
AKA ELIZABETH RODRIGUEZ
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 Master Commissioner will offer for sale on or about the hour of 10:10 a.m., Monday February 24, 2025, at public auction to the highest bidder at the Crittenden County Office Complex at 200 Industrial Drive (the Crittenden County Courthouse being under construction), Marion, Kentucky, the following described property:

PARCEL NO.: 057-50-02-027.00

Legal Description:

Situated in Marion, Crittenden County, Kentucky, more particularly described as follows: Lot #27 as shown on plat recorded in Deed Book 128, page 359, in the Office of

the County Clerk of Crittenden County, Kentucky. This tract of land has 75 feet frontage on Central Avenue and has a depth of 175 feet more or less.

Being the same property conveyed to Gage Rodriguez and Elizabeth Rodriguez, husband and wife, dated April 9, 2018, recorded April 16, 2018, in Deed Book 235, Page 578, Crittenden County, Kentucky records.

Subject to all restrictions, conditions and covenants and to all legal highways and easements.

Commonly known as: 216 West Central Avenue, Marion, KY 42064

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

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 day of the sale, 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 4.375% per annum from the date of sale until paid. To the extent applicable, the property will be sold subject to the statutory right of redemption.

In the event the Plaintiff becomes the purchaser of the real estate at the Master Commissioner's sale, and if the Plaintiff's bid is less than its lien adjudged herein, Plaintiff may comply with the terms of sale by taking credit upon this Judgment without making the cash deposit or executing the sale bond as provided for in this Judgment. The purchaser shall be responsible for ad valorem taxes for the year 2024 and subsequent years. 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. The successful bidder has 10 days after the sale to examine title and file exceptions.

Dated this the 30th day of January, 2025.

REBECCA J. JOHNSON
MASTER COMMISSIONER
217 WEST BELLVILLE STREET
P.O. BOX 415
MARION, KENTUCKY 42064
270-965-2222 (1t-6-c)



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