Page 6B • Thursday, June 19, 2025 • Hazard Herald

the purchaser by within ten (10) days from the date of sale. (C) 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, excepting easements and restrictions of record in the Perry County Court Clerk's Office and such right of redemption as may exist in favor of the United States of America or the defendant(s).

LEGALS

Daniel Combs and Tiffany Combs vs. JLN Properties, LLC; RTLF-KY II, LLC; City of Hazard, Kentucky and Perry County, Kentucky, Perry Circuit Court, Civil Action 24-CI-00436. No: Property Address: Tract E of the Paul Isom on survey Grand Oak Lane -Containing approximately 0.28 acres. Parcel 1 - referred to as the Grand Oak Property. Parcel 2 referred to as the East Main Property.

A survey of a tract of land known as Tract E of the Paul survey Isom on Grand Oak Lane in a watershed that is a the tributary of North Fork of the Kentucky River ap-0.91 proximately miles south of the junction of Kentucky 80, Kentucky 15 and being 0.47 miles S 65d E of the ARH Hospital in Perry County, Kentucky and being more accurately described as follows:

Unless other noted all capped steel pins are ¹/₂ inch by 18 inches steel rebar capped with a yellow plastic cap labeled LS#3114. All bearings are magnetic.

Beginning at a capped steel pin set near a 12-inch broken sycamore and in the line of Tract A; thence down the hill with said line S 23d 03 m 32s W, 39.46 feet to the right of way of the street; thence leaving Tract A and with the right of way S 74d 42m 05s E, 41.05 feet; thence S 64d 01m 25s E, 95.76 feet; thence S 60d 05m 34s E, 56.58 feet to point in the line Campbell; Said Roy thence leaving the shall be sold upon right of way and up the (unless otherthe hill with said wise line N 10d 55m 30s following terms E, 57.29 feet to a and conditions. capped steel pin set $(A) \ At \ the \ time \ of$ near a small pine sale the successtree; thence around ful bidder shall the hill N 56d 32m either pay cash or 38s W, 183.60 feet make a deposit of to a capped steel pin 10% of the purset near a 6-inch chase price with tight bark hickory the balance on and in the line of credit for thirty Tract A; thence (30) days. In the leaving the Campevent the successbell line and with Tract A S 22d 52m 58s W, 43.60 feet to ful bidder desires or elects to credit the balance, he or the point of beginshe will be rening quired to post bond and furnish Containing approximately 0.28 acres as an surety thereon. surveyed on March Said bond shall 29, 2010 by Wayne be for the unpaid Davis. purchase Being Parcel 5 conand bear interest veved to Jeffrey Lee at the rate of six Norman and Cather-(6%) percent per ine Norman by a annum from the deed from Gregory date of sale until Whitson K. and paid. (B) Brenda A. Whitsonpurchaser dated March 3. be required to as-2023, of record in sume and pay all Deed Book 427, taxes or assess-Page 282, Perry ments upon the County Clerks Ofproperty for the fice. current fiscal tax

LEGALS Kentucky River: thence northwesterly down the center line of the Kentucky River as it meanders in a Northwesterly direction approxi-mately 150 feet to the Southeast corner of the Roy Goldsmith property; along the thence Southeast boundary of the Roy Goldsmith property in a Northeasterly direction to the point of Inc. beginning. Mark Parcel 2: and

Beginning at a cross and iron pipe on the edge of the sidewalk

in the line between Tom Fallon and W. M. Strong in the East End Addition to the City of Hazard, Perry County, Kentucky and extending along the sidewalk a distance of forty seven (47') to a cross and iron pipe on the edge of the sidewalk in the line of Lot #29; thence S 33d 19m W with said line to the center of the North Fork of the River; Kentucky thence up the river to the line of Tom Fallon; thence N

22d 02m E with said line to the beginning, being all of Lot #29 and Parts of Lot #27 and #28 of the East End Addition to the City of Hazard, Perry County, Kentucky. These parcels are hereinafter collectively referred to as the East Main Property. Being the same conveved property to JLN Properties, LLC by a Deed from Tony Eversole and Susan Eversole dated September 30. 2022.

of record in Book 424, Perry 458, Beginning on the

MASTER **COMMIS-**SIONER'S SALES

Deed

Page

Office.

County Clerks

In order to comply with the orders of the Perry Circuit Court, the marked Commissioner will sell the property described in the following ac-Harlan tion on June 27, house 2025, at the hour of 10:00 A. M., at the front door of thence the Perry County Courthouse. on per corner of a Main Street, Hazlarge flat rock the Ken ucky

property

indicated)

acceptable

price

The

the

shall

LEGALS thereon, excepteasements ing and restrictions of record in the Perry County Court Clerk's Office and such right of redemption as may exist in favor of the United States of the America or defendant(s).

1st Trust Bank, Mark Vs. veved Hensley a/k/a Joe Hensley Crystal Perry Court, Case No: 25-CI-00010. Property Three tracts of land on Perrv Fork of Maces Creek. Three tracts of

land lying on the Fork 0 Maces Creek, a tributary of the North Fork of the Kentucky River in Perry County, Kentucky and described as fol-

TRACT I

lows:

Hensley,

Address:

Left

Left

Circuit

Beginning on the upper corner of a large flat rock; thence up the hill a straight line to fence: rail around thence the hill an down the creek to a point opposite a spring; thence a straight line down the hill to the county road; thence with the county road up the creek to the Beginning. Containing one acre more or less.

TRACT II

upper corner of a duct large flat stone at the house now (or cuss previously) belonging to Harlan Farler; thence be with his line up 14, the hill to an old rail fence; thence around the hill in a southerly direction to a small poplar; thence down the hill to a stake and driveway to with Farlers approach gestions. to the lower side of the approach; north а course to the up-

thence in а southerly direction to the edge of Marion Road; thence following the road to the south-western corner of the Connie Feltner line: thence back to the point of Beginning. All three tracts being those conto Mark Henslev and Crystal Hensley by a deed from Virginia Lee Jus-

LEGALS

tice dated August 3, 2018, of record in Deed Book 399, Page 652, County Clerks Office. Also see the Deed of Correction in Deed Book 400, Page 645 in the aforementioned Clerks Office. This Mortgage is of record in Mort-

gage Book 488. Page 13, records Perry the County Clerk.

Notice of Public Review and Meeting

The Housing Authority of Hazards Five-Year/Annual will be Plan available for public review at the office of the Housing Authority of Hazard. 100 Campbell Street, beginning June These 10, 2025. documents will be available for 45 Mondaydays, Friday 8:00 A.M. till 4:00 P.M. for your review and comments.

We will then conpublic а meeting to disthe plan. This meeting will held at 9:00A.M on July 2025at Perkins Tower. All interested residents and members of the community are encouraged to attend the meeting and provide us any comments and sug-

> MASTER COMMIS-SIONER'S SALES

24-CI-00436. property Said shall be sold upon Property the (unless otherwise indicated) following terms conditions. and (A) At the time of No: 003.00, 51 East sale the successful bidder shall Main Street, Hazeither pay cash or ard, Ky. make a deposit of 10% of the purchase price with the balance on Mark credit for thirty (30) days. In the Hensley event the successful bidder desires Perry or elects to credit Court, 25-CI-00010. the balance, he or she will be required to post bond and furnish acceptable an thereon. suretv Said bond shall be for the unpaid purchase price and bear interest at the rate of six (6%) percent per annum from the date of sale until (**B**) paid. The purchaser

LEGALS

shall be required to assume and pay all taxes or assessments upon the property for the current fiscal tax vear (i.e. the amount that will be due thru June 30, 2025) and all subsequent years. All other delinquent taxes or assessments upon the property for prior years shall be paid from the sale proceeds if properly claimed writing and filed of record by the purchaser within ten (10) from days the date of sale. (C) 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, excepteasements ing and restrictions of record in the Perry County Court Clerk's Ofand fice such right of redemption as may exist in favor of the United States of America or the defendant(s).

1. Lakeview Loan Servicing, LLC vs. Tommy Holliday and Ashley Holliday, Perry Court, Circuit Case No: 23-CI-00042.Property

32

Hazard,

Tiffany

Kentucky,

Kentucky.

Circuit

II,

01-005.00, Deed Ad-Book No. dresses: Map No. Page 652, Loca-086-00-00-057.00 tion: Left Fork -Oak Maces Creek. Lane; and Map 102-13-12-

Denise M. Davidson. Master Commissioner, Perry County

LEGALS

399.

SERVICES Bank, Inc vs. Hensley a/k/a Joe Mark SMITH'S TREE and SERVICE. Crystal Hensley, QUALITY SER-Circuit VICE, Great Re-Case No: sults at Low, Affordable Prices. **Property Address:** Insured, Fully Map No: 143-40-Free Estimates,

SERVICES REAL ESTATE FOR RENT Chipper Service Available. (606)785-0823, (606)216-7723, (606)216-7727 Rtc-st8/1-c-sts Lost & Found

AS A SERVICE to our community LOST & FOUND ads are always listed for free! Call Today! (606) 436-5771 **ADVERTISE**

YOUR RAGE SA

1333

BEDROOM APT FOR RENT. No pets. Call 606-594-2907

Call 436-5771 to place your ad.

Child Find for Children with Disabilities in Need of Special Education or 504 Services

Child Find

LEGALS

Grand

1st

Trust

6/1/25

The Perry County School District keeps educational records in a secure location in each school and Board office.

The Perry County School District obtains written consent from a parent or eligible student (age 18 or who is attending a postsecondary institution), before disclosing personally identifiable information to an entity or individual not authorized to receive it under FER-PA.

For students who have been determined eligible for Special Education, educational records will be destroyed at the request of the parents when they are no longer needed to provide educational programs or services. The Perry County School District may destroy the educational records of a child without parent request seven years after they are no longer needed to provide educational programs or services. Parents are advised that data contained in the records may later be needed for Social Security benefits or other purposes. The Perry County School District may retain, for an indefinite period of time, a record of the student's name, address, telephone number, grades, attendance records, classes attended, grade level completed, and year completed.

Children eligible for Special Education include those children with disabilities who have autism, deaf-blindness, developmental delay, emotional-behavior disability, hearing impairment, mental disability, multiple disabilities, orthopedic impairment, other health impairment, specific learning disability, speech or language impairment, traumatic brain injury, or visual impairment and who because of such an impairment need Special Education services.

Children eligible for 504 services include those children in a public elementary and secondary education program who have a current physical or mental impairment that currently substantially limits some major life activity which causes the student's ability to access the school environment or school activities to be substantially limited.

Children eligible for the State-Funded Preschool program include three- and four-yearold children identified with disabilities and four-year-old children who are at-risk, as defined by federal poverty levels up to 150%. Preschool children eligible for special education must have an Individual Education Plan (IEP) instead of a 504 plan to receive State-Funded Preschool program services.

The Perry County School District has an ongoing "Child Find" system, which is designed to locate, identify and evaluate any child residing in a home, facility, or residence within its geographical boundaries, age three (3) to twenty-one (21) years, who may have a disability and be in need of Special Education or 504 services. This includes children who are not in school; those who are in public, private, or home school; those who are highly mobile such as children who are migrant or homeless; and those who are advancing from grade to grade, who may need but are not receiving Special Education or 504 services.

The district's "Child Find" system includes children with disabilities attending private or home schools within the school district boundaries who may need special education services.

The Perry County School District will make sure any child enrolled in its district who qualifies for Special Education or 504 services, regardless of how severe the disability, is provided appropriate Special Education or 504 services at no cost to the parents of the child.

This tract is hereinafter referred to as the Grand Oak Property.

year

(i.e.

amount that will

be due thru June

30, 2025) and all

subsequent years.

writing and

from

purchaser

property

otherwise

the

Parcel 1: All other delin-Beginning at a point quent taxes or as-Southern the sessments upon Right of Way line of the property for East Main Street at prior years shall the Northeast corner be paid from the of the Roy Goldsale proceeds if smith property; properly claimed along the thence Right of Way line of filed of record by East Main Street in a the Southeasterly direcwithin ten (10)tion 150 feet to the days Northwest corner of date of sale. (C) the William Strong The property; thence shall along the Northwest be sold free and boundary line of the clear of any right, William Strong title and interest property in a Southof all parties to westerly direction to the action and of the center of the North Fork of the their liens and encumbrances

point of Begin ning. Containing 1/10 of an acre, more or less.

TRACT III

Beginning at the northeastern corner of the Connie Feltner line; thence in an easterly direction to the northwestern corner of the Hayes and Virginia Justice line;

Address: In order to com-Hummingbird ply with the or-Lane, ders of the Perry Ky. Circuit Court, the Commissioner 2. Daniel Combs will sell the propand erty described in Combs vs. JLN the following ac-Properties, LLC; tion on June 27, RTLF-KY 2025, at the hour LLC; City of Hazof 10:00 A. M., at ard, the front door of and Perry Counthe Perry County ty, Courthouse, on Main Street, Haz-Perry Court, Case No: ard, Kentucky.

Annual Notice of Non-Discrimination

Public Notice Perry County Board of Education Notice of Non-Discrimination

Students, their families, employees and potential employees of the Perry County Schools are hereby notified that the Perry County School System does not discriminate on the basis of race, color, national origin, age, religion, marital status, sex or disability in employment, vocational programs, or activities as set forth in compliance with federal and state statutes and regulations.

Any persons having inquiries concerning Perry County Schools' compliance with Title II, Title IV, Title VI, Title IX and/or Section 504 may contact:

Bridget Brewer, Title 1 Perry County Schools 315 Park Avenue Hazard, KY 41701 Bridget.brewer@perry.kyschools.us

The Perry County School System offers the following career and technical education programs for all students regardless of race, color, national origin, including those with limited English proficiency, sex or disability in grade 9-12: Pre-Nursing, JROTC, PLTW Biomedical Sciences, Marketing, Allied Health, Plant Science Systems, Management/Entrepreneurship, Administrative Support, Teaching & Learning, Digital Design and Game Development, Aerospace Engineering, Media Arts and Financial Services. Persons seeking further information concerning the vocational education offerings and specific pre-requisite criteria should contact:

Cindy Gabbard, CTE Coordinator Perry County Schools 315 Park Avenue Hazard, KY 41701 cindy.gabbard@perry.kyschools.us

To obtain this information in a language other than English, call 439-5813.

Parents, relatives, public and private agency employees, and concerned citizens are urged to help the Perry County School District find any child who may have a disability and need Special Education or 504 services. The District needs to know the name and age, or date of birth of the child; the name, address, and phone number(s) of the parents or guardian; the possible disability; and other information to determine if Special Education or 504 services are needed.

Letters and phone calls are some of the ways the Perry County School District collects the information needed. The information the school District collects will be used to contact the parents of the child and find out if the child needs to be evaluated or referred for Special Education or 504 services.

If you know of a child who lives within the boundaries of the Perry County School District, who may have a disability, and may need but is not receiving Special Education or 504 services, please call 1-606-439-5813 or send the information to:

Director of Special Education Harvey Colwell Perry County Schools 315 Park Avenue Hazard, KY 41701 Ph. 1-606-439-5813

Section 504 Coordinator **Bridget Brewer Perry County Schools** 315 Park Avenue Hazard, KY 41701 Ph. 1-606-439-5813

If you know of a child who attends a private or home school within the boundaries of the Perry County School District, who may have a disability, and may need but is not receiving Special Education services, please call 1-606-439-5813 or send the information to:

Director of Special Education	504 Coordinator
Harvey Colwell	Bridget Brewer
Perry County Schools	Perry County Schools

'Child Find" activities will continue throughout the school year. As part of these efforts the Perry County School District will use screening information, student records, and basic assessment information it collects on all children in the District to help locate those children who have a disability and need Special Education or 504 services. Any information the District collects through "Child Find" is maintained confidentially.

Written Policies and Procedures have been developed which describe the District's requirements regarding the confidentiality of personally identifiable information and "Child Find" activities. There are copies in the Principal's office of each school, and in the Board of Education office. Copies of these Policies and Procedures may be obtained by contacting:

Director of Pupil Personnel or Director of Special Education and 504 Coordinator 315 Park Avenue Hazard, KY 41701 Ph. 1-606-439-5813

The District office is open Monday through Friday, from 8:00 a.m. to 4:00 p.m.

The Perry County School District provides a public notice in the native language or other mode of communication of the various populations in the geographical boundaries of the District to the extent feasible.

If you know of someone who may need this notice translated to another language, given orally, or delivered in some other manner or mode of communication, please contact the Director of Pupil Personnel, the Director of Special Education or the Section 504 Coordinator at the address or phone number listed above for the Perry County Schools.

Revised March 2011 per KDE