



# PUBLIC NOTICES

## "BECAUSE THE PEOPLE MUST KNOW"



### Trustee's Sale

#### NOTICE OF TRUSTEE'S SALE

Default having been made in the payment of that certain note secured by Deed of Trust executed by Ben Overschmidt, President, Diamond Homes, Inc., dated May 9, 2006, and recorded on May 16, 2006, as Document No. 0611174 (pages - 7), Office of Recorder of Deeds, Franklin County, Missouri. The Successor Trustee will on April 22, 2013, between the hours of 9:00 o'clock A.M. and 5:00 P.M. more particularly at 10:00 A.M., at the Franklin County Courthouse, Old Courthouse, 300 E. Main St., North Front door, Union, MO 63084, sell at public venue to the highest bidder for cash, the following real estate:

**LOT FIFTEEN (15) OF HILLSIDE ACRES, A SUBDIVISION IN SECTION 34, TOWNSHIP 43 NORTH, RANGE 2 EAST OF THE 5TH P.M., AS PER PLAT OF RECORD IN PLAT BOOK K PAGE 33 IN THE OFFICE OF THE RECORDER OF DEEDS,**

for the purpose of satisfying said indebtedness and the costs of executing this trust.  
/s/ William M. Spieler  
William M. Spieler,  
Successor Trustee  
www.unionlawpractice.com  
Pursuant to the Fair Debt Collection Practices Act, 15 U.S.C. Section 1692c(b), no information concerning the collection of this debt may be given without the prior consent of the consumer given directly to the debt collector or the express permission of a court of competent jurisdiction. The debt collector is attempting to collect a debt and any information obtained will be used for that purpose.

Pub commences: March 30, 2013

Publish in the Weekend Missourian March 30-31, April 6-7, 13-14 and 20-21, 2013.

#### NOTICE OF TRUSTEE'S SALE

Default having been made in the payment of the note described in and secured by Deed of Trust dated January 11, 2008, executed by **Thomas R. Mundell**, a married person, acting individually and pursuant to Waiver of Spousal Rights and Assent to Conveyance of Real Estate and Execution of Deed in Document No. 0800675; said Deed of Trust recorded in the Office of the Recorder of Deeds of Franklin County, Missouri, on March 10, 2008, in Document No. 0804383, and conveying to the undersigned Trustee the following property in Franklin County, Missouri, to-wit:

**LOT ONE (1) OF PLEASANT CREEK, A SUBDIVISION BEING PART OF THE WEST HALF OF LOTS 1 & 2 OF THE NORTHEAST QR. IN SECTION 2, TOWNSHIP 43 NORTH, RANGE 3 WEST OF THE 5TH P.M., AS PER PLAT OF RECORD IN DOCUMENT NO. 2004-30980 IN THE OFFICE OF THE RECORDER OF DEEDS.**

at the request of the legal holder of said note who has elected to declare the entire indebtedness due and payable, and in accordance with the provisions of the said Deed of Trust, the undersigned Trustee will on **Friday, April 5, 2013**, between the hours of 9:00 a.m. and 5:00 p.m., sell said property at public venue to the highest bidder for cash at the Southwest front door of the Franklin County Judicial Center, 401 East Main Street, in the City of Union, County of Franklin, State of Missouri, to satisfy said note and costs.

**SALE WILL COMMENCE AT 1:00 P.M.**

/s/ Keith G. Crews  
**Keith G. Crews**, Trustee  
Pursuant to the Fair Debt Collection Practices Act, 15 U.S.C. Section 1692c(b), no information concerning the collection of this debt may be given without the prior consent of the consumer given directly to the debt collector or the express permission of a court of competent jurisdiction. The debt collector is attempting to collect a debt and any information obtained will be used for that purpose.

Publish in the Weekend Missourian March 9-10, 16-17, 23-24 and 30-31, 2013.

#### NOTICE OF SUCCESSOR TRUSTEE'S SALE

WHEREAS, **Kandi Arenz and Keith Arenz**, wife and husband, by their Deed of Trust dated June 30, 2006, recorded in the Office of the Recorder of Deeds for Franklin County, Missouri, on July 20, 2006 as Document No. 0616285, conveyed to Robert E. Hansen, Trustee, the following described property situated in the County of Franklin, State of Missouri, to-wit:

Tract I  
Lot Four (4) of Park Road Subdivision in the City of Union, being part of the Northeast qr. of the Southeast qr. in Section 21, Township 43 North, Range 1 West of the 5th P.M., as per plat

of record in Plat Book O, page 623 in the office of the Recorder of Deeds.

Tract II  
Lot Seven (7) of Park Road Subdivision in the City of Union, being part of the Northeast qr. of the Southeast qr. in Section 21, Township 43 North, Range 1 West of the 5th P.M., as per plat of record in Plat Book O, page 623 in the office of the Recorder of Deeds.

Tract III  
Together with the non-exclusive right of ingress and egress as granted by deed of record in Book 920, page 230 in the office of the Recorder of Deeds.

which conveyance was made to the said Robert E. Hansen, Trustee, in trust to secure the payment of one promissory note in said Deed of Trust described; and

WHEREAS, it is provided in and by the terms of said Deed of Trust, that the holder shall have the power to appoint, in writing, a successor to such Trustee, which successor shall succeed to the title and all of the rights and powers of the original Trustee; and

WHEREAS, the holder of the Note has appointed Union Trustee Corp. as Successor Trustee, said Appointment of Successor Trustee being recorded as Document No. 1303852 in the Office of the Recorder of Deeds for Franklin County, Missouri; and

WHEREAS, default was made and still continues in the payment of said note;

NOW THEREFORE, at the request of the legal holder of said note and in accordance with the provisions of said Deed of Trust, I, Keith G. Crews, Vice President of Union Trustee Corp., Successor Trustee, will sell the property for cash, at the Southwest front door of the Franklin County Judicial Center, 401 East Main Street, in the City of Union, County of Franklin, Missouri, on **Friday, April 5, 2013**, between the hours of 9:00 a.m. and 5:00 p.m., and more particularly at 1:00 p.m. for the purpose of satisfying said indebtedness and the costs of executing this trust.

/s/ Keith G. Crews  
**Keith G. Crews**, Vice President, Union Trustee Corp., Successor Trustee  
Pursuant to the Fair Debt Collection Practices Act, 15 U.S.C. Section 1692c(b), no information concerning the collection of this debt may be given without the prior consent of the consumer given directly to the debt collector or the express permission of a court of competent jurisdiction. The debt collector is attempting to collect a debt and any information obtained will be used for that purpose.

Publish in the Weekend Missourian March 9-10, 16-17, 23-24 and 30-31, 2013.

### Public Notice

#### PUBLIC NOTICE

TO ALL SEPARATED EMPLOYEES OF: Interstate Brands Corporation (IBC) a wholly owned subsidiary of Hostess Brands, Inc., including all on site leased workers and subcontractors operating at numerous locations throughout the state of Missouri involved in activities related to production, distribution and sale of baked goods such as bread, buns, rolls, snack cakes, doughnuts, sweet rolls and similar products.

Notice is hereby given that Interstate Brands Corporation (IBC), a wholly owned subsidiary of Hostess Brands, Inc., including on-site leased workers and subcontractors, had Petition TAW - 82,165 approved under the Trade Act of 1974, as amended, and Trade Adjustment Assistance Act of 2011.

The impact, certification and expiration dates are 11-19-11, 02-19-13, and 02-19-15 respectively. Affected workers may be entitled to weekly Trade Readjustment Allowances (TRA) or Trade Adjustment Assistance in the form of training, job search allowances and relocation allowances if your separation was the result of a lack of work and occurred on or after the impact date and before the expiration date. To be eligible for TRA weekly benefits, a laid off worker must be enrolled in training by the end of the 26th week after the petition is certified, or the most recent qualifying separation (layoff) from the adversely affected employer, whichever is later.

Applications for assistance can be made by contacting your Missouri Division of Employment Security Regional Claims Center. For inquiries about training and other benefits, contact the nearest Missouri Division of Workforce Development, Missouri Career Center.

Regional Claims Centers  
Jefferson City, (573) 751-9040  
Kansas City, (816) 889-3101  
Springfield, (417) 895-6851  
St. Louis, (314) 340-4950  
Outside Local Calling Area, (800) 320-2519  
Relay Missouri, (800) 735-2966 (TDD), (888) 861-8349 (Voice)  
Publish in the Weekend Missourian March 30-31, 2013.

#### IN THE CIRCUIT COURT OF FRANKLIN COUNTY, MISSOURI PROBATE DIVISION V BRADY J. WHALEY PARKER L. WHALEY, BY THEIR NEXT FRIEND TAMARA J. MILLER, PETITIONERS VS JERRY L. WHALEY, RESPONDENT

ESTATE NO. 12AB-PR00282  
In The Estate of:  
**JERRY L. WHALEY, Deceased**

**ORDER OF PUBLICATION OF NOTICE OF AMENDED JUDGMENT ESTABLISHING PRESUMPTION OF DEATH**  
THE STATE OF MISSOURI TO JERRY WHALEY, an absent person, presumed dead, and to all other persons interested in his estate:

You are hereby notified that on February 27, 2013, the Probate Division of the Circuit Court of Franklin County, Missouri, entered an Amended Judgment Finding and Declaring that Jerry L. Whaley, whose last known domicile was in Sullivan, Franklin County, Missouri, is presumed dead. Said supposed decedent, Jerry L. Whaley, if alive, or any other person for him shall produce, within 12 weeks from the date of the last publication of this notice, to wit on July 10, 2013, in the Probate Division of the Circuit Court of Franklin County, Missouri, satisfactory evidence of the fact that Jerry L. Whaley is still living, and if no such evidence is produced within said time, Letters of Administration will issue to the person entitled thereto.

It is ordered that a copy hereof be published according to law in the Washington Missourian, a newspaper of general circulation published in Franklin County, Missouri.

A true copy from the record.  
Witness my hand and seal of the court this 26th day of March, 2013.

Publish in the Weekend Missourian March 30-31, April 6-7, 13-14 and 20-21, 2013.

### Public Hearing

#### NOTICE OF PUBLIC HEARING ANNEXATION

NOTICE IS HEREBY GIVEN THAT A PUBLIC HEARING WILL BE HELD BY THE PLANNING AND ZONING COMMISSION OF THE CITY OF ST. CLAIR, AT 6:45 P.M. ON MONDAY, APRIL 8, 2013, AT ST. CLAIR CITY HALL CONCERNING THE ANNEXATION OF CERTAIN PROPERTY LOCATED AT 685 WEST GRAVOIS AVE. FOR OWNER JERRY LANDING.

LEGAL DESCRIPTION  
Lots One (1) through Ten(10), both inclusive, of Pipkin Subdivision, being part of the Northwest qr. of the Southwest qr. In Section 35, Township 42 North, Range 1 West of the 5th P.M., as per plat of record in Plat Book G, page 55 in the office of the Recorder of Deeds, EXCEPTING THEREFROM that portion of Lots 1, 2 and 3 conveyed to the State of Missouri for highway purposes.

Location: St. Clair City Hall, 1 Paul Parks Dr.

Anyone interested in addressing the Planning and Zoning Commission regarding this annexation is invited to attend the hearing. If you have questions about the above, please contact Building Inspector at City Hall, 636-629-0333, ext. 106.

Publish in the Weekend Missourian March 30-31, 2013.

#### NOTICE OF PUBLIC HEARING

Pursuant to Section 77 and Section 323 of the Franklin County Unified Land-Use Regulations 2001 notice is hereby given that a public hearing will be held before the Franklin County Planning & Zoning Commission on Tuesday, April 16, 2013, in the Second Floor Commission Chambers of the Franklin County Government Center, 400 East Locust, Union, Missouri, to consider the following applications. The Hearing will begin at 7:00 P.M.

**FILE 130049 RICH MCDANIEL**  
**Request:** Applicant is requesting a Conditional Use Permit (CUP) to operate an indoor shooting range and expand an existing archery range in the Agricultural Non-Urban (ANU) Zoning District.

**Location:** Property is located at 4785 **St. Ann Road**, at the southwest corner of St. Ann's Road and St. John's Creek Road, in Township 44 North, Range 2 West, Section 35, St. John's Township, being parcel 11-7-35.0-0-005-021.300.

**FILE 130050 EDWARD G. & MARILYN T. HEISEL (no public comments accepted)**

**Request:** Applicant is requesting the rezoning of an approximately 1.53 acre parcel from Agricultural Non-Urban (ANU) to Commercial Activity 3/Community Business (CA3).

**Location:** Property is located at 385 **Highway M**, approximately 400 feet south of Wall Street, in Township 43 North, Range 1 East, Section 15, Boles Township, being parcel 18-5-15.0-0-000-015.000.

**FILE 130054 DAVE J. HANNEKEN**  
**Request:** Applicant is requesting a Conditional Use Permit (CUP) to operate an automotive repair shop in the Agricultural Non-Urban (ANU) Zoning District.

**Location:** Property is located at 7250 **Highway YY**, approximately 2/10 mile west of Rolling Hills Drive, in Township 43 North, Range 1 West, Section 07, Union Township, being parcel 17-3-07.2-0-000-027.000.

**FILE 130057 PLANNING & ZONING DEPARTMENT (no public comments accepted)**

**Request:** Applicant is seeking to amend Article 7: Zoning Districts of the 2001 Unified Land-Use Regulations of Franklin County. A full text of the proposed amendment may be obtained from the Planning and Zoning Department. Substantial changes may be made following the public hearing.

By order of the County of Franklin, State of Missouri, on March 27, 2013.

Scottie Eagan  
Planning Director  
Publish in the Weekend Missourian March 30-31, 2013.

### Change of Name

#### IN THE CIRCUIT COURT OF FRANKLIN COUNTY STATE OF MISSOURI

In Re The Matter Of:  
**NAME CHANGE:**  
**KAREN FRANCES POWERS**  
Petitioner.

**Cause No. 13AB-DR00100**  
**Division No. VI**  
**CHANGE OF NAME**

Public notice is hereby given that on March 19, 2013, by order of the Honorable David L. Hoven, Associate Circuit Judge, Division VI of the Franklin County Circuit Court, the name of Karen Frances Powers was changed to Karen Frances Parham.

Publish in the Weekend Missourian March 23-24, 30-31 and April 6-7, 2013.

### Final Settlement

#### IN THE CIRCUIT COURT OF FRANKLIN COUNTY, MISSOURI

**PROBATE DIVISION V TO ALL PERSONS INTERESTED IN THE ESTATE OF ADDIE WILHELMINE BUNGE, Deceased.**

**Estate No. 10AB-PR00206**  
**NOTICE OF FILING FINAL SETTLEMENT AND PETITION FOR DISTRIBUTION**

Notice is hereby given that a final settlement and petition for determination of the persons who are the successors in interest to the personal and real property of the decedent and of the extent and character of their interest therein, and for distribution of such property, will be filed in the Probate Division of the Circuit Court of Franklin County, Missouri, by the undersigned on the 10th day of April, 2013, or as continued by the Court, and that any objections or exceptions to such settlement or petition or any item thereof must be in writing and filed within twenty days after the filing of such settlement.

Alfred Marschel  
Co-Personal Representative  
Sandra Marschel  
Co-Personal Representative  
ECKELKAMP KUENZEL LLP  
By: L. B. Eckelkamp, Jr., MBE# 20451  
200 West Main St.  
P.O. Box 377  
Washington, MO 63090  
(636) 239-7831  
Attorney for the Estate  
Publish in the Weekend Missourian March 9-10, 16-17, 23-24 and 30-31, 2013.

**Your source for news online: emissourian.com.**

### Notice to Bidders

#### INVITATION FOR BIDS

Sealed bids for the Wastewater Facility Influent Lift Station (hereinafter "Project") will be received by the City of St. Clair, 1 Paul Parks Drive, St. Clair, MO 63077, until 2:00 pm CST, on April 18, 2013. The bids will be publicly opened and read aloud at 2:00 pm CST, on April 18, 2013, at City of St. Clair, 1 Paul Parks Drive, St. Clair, MO 63077.

The Scope of Work includes a precast concrete manhole, sewer pipe, valves, purchase and installation of pumps, removal of old pumps, electric service, lift station control panel, demolition of an existing man hole.

Bid packages will be available after 1:00 p.m. on April 3, 2013, and may be obtained from the office of Cochran located at 530A East Independence Drive, Union, MO 63084, upon payment of a nonrefundable fee of \$60.00 per set. For directions, please call 636-584-0540.

A bid security in the amount of five percent (5%) of the bid amount must accompany each bid, in accordance with the Instructions to Bidders.

A prebid meeting will be held on April 11, 2013, at 9:00 am at 1 Paul Parks Drive, St. Clair, MO 63077.

The City of St. Clair anticipates issuing notice to proceed on May 15, 2013.

Publish in the Weekend Missourian March 30-31, April 6-7 and The Missourian April 3 and 10, 2013.

### Notice of Meeting

#### NOTICE

The Annual Meeting of the shareholders of Greater St. Clair Homes, Inc., will be held on Tuesday, April 2, 2013, at 6:00 p.m., in the recreation room at the Homes, 1100 Park Drive, St. Clair, Mo.

The purpose of the meeting is to elect new board members and to transact such other business as may properly come before the said meeting.

We urge you to make an effort to attend this meeting since it is the one time during the year when you, the shareholders in the corporation, have the opportunity to meet with all of the board members, and to ask any questions you may have concerning the operation of the homes, or to make any suggestions you may have to improve the operation.

If it is impossible for you to attend the meeting, will you please fill in the Proxy below, cut it out and mail it to:

**Greater St. Clair Homes, Inc.**  
**1100 Park Drive - Office**  
**St. Clair, MO 63077**

or give it to any board member. Thank you.

Greater St. Clair Homes, Inc., is a "Not for Profit" corporation operating 56 rental apartments for Senior Citizens. These apartments are offered in accordance with the Federal Fair Housing Law.

#### PROXY

Know all men, that I, the undersigned, do hereby appoint

Name: \_\_\_\_\_

or any member of the Board of Directors of GREATER ST. CLAIR HOMES, INC., to vote as my Proxy at the Annual Meeting of the shareholders, to be held on April 2, 2013.

Dated this \_\_\_\_\_ day of \_\_\_\_\_, 2013.

Signature \_\_\_\_\_

Publish in The Missourian March 27 and the Weekend Missourian March 30-31, 2013.