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Tuesday-Thursday Edition: Monday @ 11AM
 Weekend Edition: Thursday @ 10AM
*Deadlines are same for placing, changing or stopping ad.
 No changes for cancellations can be made after deadlines.*

April 28-30, 2026 • Page 4B • Appalachian News-Express

TO OUR READERS

PLEASE CHECK YOUR AD
 Please read your ad the first day it appears in the newspaper. Report any errors immediately and we will gladly correct any errors published. Credit will be issued for one (1) day only. After the first day the ad can be corrected for the remaining number of runs, but credit will not be issued for days ad ran incorrectly.

POLICIES
 The Appalachian News-Express reserves the right to edit, properly classify, cancel or decline any ad. We will not knowingly accept advertising that discriminates on the basis of sex, age, religion, race, national origin or physical disability.

PUBLISHER'S NOTICE

All real estate advertising in this newspaper is subject to the Fair Housing Act which makes it illegal to advertise "any preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status or national origin, or an intention to make any such preference, limitation or discrimination." Familial includes children under the age of 18 living with parents or legal custodians, pregnant women and people securing custody of children under 18. This newspaper will not knowingly accept any advertising for real estate which is in violation of the law. Our readers are hereby informed that all dwellings advertised in this newspaper are available on an equal opportunity basis. To complain of discrimination, call HUD toll-free at 1-800-669-9777. The toll-free number for the hearing impaired is 1-800-927-9275.



LEGALS

NOTICE TO OBTAIN VEHICLE TITLE
 Road Tested Towing, LLC, PO Box 1354, Pikeville KY 41502 is attempting to take possession of said title to Vehicle.

LEGALS

A 2024, Black, Honda Transalp Vin #JH2RD1617RK1 01112. Owner Timothy Lowe, 648 N. Anglin Br, Grayson KY 41143. Any questions call 606-432-5487.

NOTICE OF SALE COMMON-WEALTH OF KENTUCKY PIKE CIRCUIT COURT DIVISION I ACTION NO.: 23-CI-00810 COMMUNITY TRUST BANK, INC.

PLAINTIFF VS. JARED R. FIELDS aka JARED ROSS FIELDS and KASEY JO FIELDS, aka KASEY J. JUSTICE, Husband and Wife; UNITED STATES OF AMERICA, DEPARTMENT OF TREASURY, INTERNAL REVENUE SERVICE; COMMON-WEALTH OF KENTUCKY, EDUCATION CABINET, EX-REL DIVISION OF UNEMPLOYMENT INSURANCE; COMMON-WEALTH OF KENTUCKY, DEPARTMENT OF REVENUE, DIVISION OF COLLECTIONS; COMMON-WEALTH OF KENTUCKY, CABINET FOR HEALTH AND FAMILY SERVICES, DEPARTMENT FOR INCOME SUPPORT, CHILD SUPPORT ENFORCEMENT; INTERSTATE BILLING SERVICE, INC.; APPALACHIAN TIRE PRODUCTS, INC.; and JONES OIL COMPANY, INC.; DEFENDANTS
 By virtue of Judgment and Order for Sale, of the Pike Circuit Court, entered May 31, 2024 and Order to Amend Judgment entered March 30, 2026, I shall proceed to offer for sale, at the door of the Pike County Courthouse, at Pikeville, Pike County, Kentucky, to the highest bidder at public auction on Wednesday, May 6, 2026, at the hour of 9:00 a.m., or thereabout, on the following terms: at the time

successful bidder(s) shall pay cash or make a deposit of 10%, with the balance payable within 30 days, except that the deposit shall be waived if the first lienholder is the successful bidder; any other purchaser who does not pay cash in full, shall be required to execute a bond, to secure the unpaid balance of the purchase price, in accordance with KRS 426.705 the bond shall bear interest at the rate the judgment bears from the date of the sale until paid, and shall have the same force and effect as a Judgment and shall remain and be a lien on the property until paid; the successful bidder(s) shall have the privilege of paying all of the balance of the purchase price prior the expiration of the thirty (30) day period, the following described real estate along which is being sold for enforcement of liens in the amount of \$97,735.28 plus interest at a rate of 3.00% from March 18, 2026, fees and cost, owed to Plaintiff, by Defendant, Jared R. Fields, said real estate being located in Pike County, Kentucky, and in accordance with Master Commissioner Administrative Procedures Part IV, is described as follows: Property address is 348 Coal Hollow Road, Pikeville, Kentucky. Map # 077-00-00-067.02. BEING THE SAME PROPERTY conveyed to Jared Ross Fields and Maranda R. Fields, his wife, by deed dated July 23, 2011 from Billy Fields and Ruth Fields, his wife, and recorded in Deed Book 976, Page 79, in the Pike County Clerks Office, Pikeville, Kentucky. The life estates retained by Billy Fields and Ruth Fields in said deed, terminated upon their deaths as evidenced by their Last Will and Testaments recorded in Will Book W1, Page 609 and Will Book O1, Page 383, respectively. ALSO BEING THE

PROPERTY conveyed to Jared Ross Fields by deed dated March 1, 2022 from Maranda R Fields, single and recorded March 2, 2022 in Deed Book 1111, page 6 in the Pike County Clerks Office, Pikeville, Kentucky. AND ALSO BEING THE SAME PROPERTY conveyed to Jared Ross Fields and Kasey Jo Fields, his wife by deed dated March 1, 2022 from Jared Ross Fields, married and recorded March 2, 2022 in the Pike County Clerks Office, Pikeville, Kentucky.

NOTICE OF SALE COMMON-WEALTH OF KENTUCKY PIKE CIRCUIT COURT DIVISION I ACTION NO.: 24-CI-00371

James Reynolds Plaintiff VS. Unknown Spouse of Doris J. Newsom, Unknown Spouses of Unknown Heirs, Devises, and Legatees of Doris J. Newsom, and Unknown Heirs, Devises, and Legatees of Doris J. Newsom and Commonwealth of Kentucky, County of Pike Defendants
 By virtue of Judgment and Order for Sale, of the Pike Circuit Court, entered November 5, 2025, I shall proceed to offer for sale, at the door of the Pike County Courthouse, at Pikeville, Pike County, Kentucky, to the highest bidder at public auction on Wednesday, May 6, 2026, at the hour of 9:00 a.m., or thereabout, on the following terms: at the time of sale, the successful bidder(s) shall pay cash or make a deposit of 10%, with the balance payable within 30 days, except that the deposit shall be waived if the first lien holder is the successful bidder; any other purchaser who does not pay cash in full, shall be required to execute a bond, to secure the unpaid balance of the purchase price, in accordance with KRS 426.705, the bond shall bear interest at the rate the judgment bears from the date of the sale until paid, and shall have the same force and effect as a Judgment and shall remain and be a lien on the property until paid; the successful bidder(s) shall have the privilege of paying all of the balance of the purchase price prior the expiration of the thirty (30) day period, the following described real estate along which is being sold for enforcement of liens in the amount of \$4,622.65, with simple interest at the rate of 12% annum from the date of purchases

ment and Order for Sale, of the Pike Circuit Court, entered, November 5, 2025, I shall proceed to offer for sale, at the door of the Pike County Courthouse, at Pikeville, Pike County, Kentucky, to the highest bidder at public auction on Wednesday, May 6, 2026, at the hour of 9:00 a.m., or thereabout, on the following terms: at the time of sale, the successful bidder(s) shall pay cash or make a deposit of 10%, with the balance payable within 30 days, except that the deposit shall be waived if the first lien holder is the successful bidder; any other purchaser who does not pay cash in full, shall be required to execute a bond, to secure the unpaid balance of the purchase price, in accordance with KRS 426.705, the bond shall bear interest at the rate the judgment bears from the date of the sale until paid, and shall have the same force and effect as a Judgment and shall remain and be a lien on the property until paid; the successful bidder(s) shall have the privilege of paying all of the balance of the purchase price prior the expiration of the thirty (30) day period, the following described real estate along which is being sold for enforcement of liens in the amount of \$4,622.65, with simple interest at the rate of 12% annum from the date of purchases

NOTICE OF SALE COMMON-WEALTH OF KENTUCKY PIKE CIRCUIT COURT DIVISION I ACTION NO. 24-CI-00371

James Reynolds Plaintiff VS. Unknown Spouse of Doris J. Newsom, Unknown Spouses of Unknown Heirs, Devises, and Legatees of Doris J. Newsom, and Unknown Heirs, Devises, and Legatees of Doris J. Newsom and Commonwealth of Kentucky, County of Pike Defendants
 By virtue of Judgment and Order for Sale, of the Pike Circuit Court, entered November 5, 2025, I shall proceed to offer for sale, at the door of the Pike County Courthouse, at Pikeville, Pike County, Kentucky, to the highest bidder at public auction on Wednesday, May 6, 2026, at the hour of 9:00 a.m., or thereabout, on the following terms: at the time of sale, the successful bidder(s) shall pay cash or make a deposit of 10%, with the balance payable within 30 days, except that the deposit shall be waived if the first lien holder is the successful bidder; any other purchaser who does not pay cash in full, shall be required to execute a bond, to secure the unpaid balance of the purchase price, in accordance with KRS 426.705, the bond shall bear interest at the rate the judgment bears from the date of the sale until paid, and shall have the same force and effect as a Judgment and shall remain and be a lien on the property until paid; the successful bidder(s) shall have the privilege of paying all of the balance of the purchase price prior the expiration of the thirty (30) day period, the following described real estate along which is being sold for enforcement of liens in the amount of \$4,622.65, with simple interest at the rate of 12% annum from the date of purchases

of the three Certificates of Delinquencies until paid, plus cost and reasonable attorneys fees that may be further incurred herein. Together with fees and cost, owed to Plaintiff, in rem, said real estate being located in Pike County, Kentucky, and in accordance with Master Commissioner Administrative Procedures Part IV, is described as follows: Lying in Pike County, Kentucky, on Robinson Creek, and being more particularly bounded and described as follows: LOT NO. 1 BEGINNING at the mouth of Cathelena Branch; thence up said branch to the fork point; thence up point with rock wall and middle point to top of ridge; thence around ridge with Marion Reynolds' line between Pike and Floyd counties; thence down point with Robert Lawson's line; thence with Jeff Reynolds' line to Kenis Mitchell's line; thence with Clark Heir's line; thence with Marion Reynolds' lot line to Beginning. LOT NO. 2 BEGINNING at a small poplar on Robert Newsom's line; thence a straight line to top of point to a marked white oak; thence down point with Clarke Heir's line to a marked beech; thence with salt line to the branch; thence with said branch back to the Beginning. The party of the second part is to

NOTICE OF SALE COMMON-WEALTH OF KENTUCKY PIKE CIRCUIT COURT DIVISION I ACTION NO. 24-CI-00371

James Reynolds Plaintiff VS. Unknown Spouse of Doris J. Newsom, Unknown Spouses of Unknown Heirs, Devises, and Legatees of Doris J. Newsom, and Unknown Heirs, Devises, and Legatees of Doris J. Newsom and Commonwealth of Kentucky, County of Pike Defendants
 By virtue of Judgment and Order for Sale, of the Pike Circuit Court, entered November 5, 2025, I shall proceed to offer for sale, at the door of the Pike County Courthouse, at Pikeville, Pike County, Kentucky, to the highest bidder at public auction on Wednesday, May 6, 2026, at the hour of 9:00 a.m., or thereabout, on the following terms: at the time of sale, the successful bidder(s) shall pay cash or make a deposit of 10%, with the balance payable within 30 days, except that the deposit shall be waived if the first lien holder is the successful bidder; any other purchaser who does not pay cash in full, shall be required to execute a bond, to secure the unpaid balance of the purchase price, in accordance with KRS 426.705, the bond shall bear interest at the rate the judgment bears from the date of the sale until paid, and shall have the same force and effect as a Judgment and shall remain and be a lien on the property until paid; the successful bidder(s) shall have the privilege of paying all of the balance of the purchase price prior the expiration of the thirty (30) day period, the following described real estate along which is being sold for enforcement of liens in the amount of \$4,622.65, with simple interest at the rate of 12% annum from the date of purchases

have a 12-foot road over Cathelena's part, near the branch. Being the same property conveyed to Charles and Doris Jean Newsom by deed dated July 1964 of record in Deed Book 471, Page 560, Pike County Court Clerks Office. See also Affidavit of Descent of Charles Newsom of record Deed Book 576, Page 139, Pike County Clerks Office. See also Deed Book 576, Page 142, of record in the Pike County Clerks Office.

NOTICE OF SALE COMMON-WEALTH OF KENTUCKY PIKE CIRCUIT COURT DIVISION I ACTION NO. 25-CI-00811

Nationstar Mortgage LLC Plaintiff VS. Unknown Heirs, Devises, and Legatees of Alice Ann Johnson, Deceased, Johnny Johnson, Executor/administrator of the Estate of Alice Ann Johnson, Deceased, Johnny Johnson, Unknown Spouse of Johnny Johnson, If Any, Name Unknown, Lisa Marrs, Unknown Spouse of Lisa Marrs, If Any, Name Unknown, Christine Neville, Unknown Spouse of Christine Neville, If Any, Name Unknown, and Republic Finance LLC Defendants
 By virtue of Judgment and Order for Sale, of the Pike Circuit Court, entered March 23, 2026, I shall proceed to offer for sale, at the door of the Pike County Courthouse, at Pikeville, Pike County, Kentucky, to the highest bidder at public auction on Wednesday, May 6, 2026, at the hour of 9:00 a.m., or thereabout, on the following terms: at the time of sale, the successful bidder(s) shall pay cash or make a deposit of 10%, with the balance payable within 30 days, except that the deposit shall be waived if the first lien holder is the successful bidder; any other purchaser who does not pay cash in full, shall be required to execute a bond, to secure the unpaid balance of the purchase price, in accordance with KRS 426.705 the bond shall bear interest at the rate the judgment bears from the date of the sale until paid, and shall have the same force and effect as a Judgment and shall remain and be a lien on the property until paid; the successful bidder(s) shall have the privilege of paying all of the balance of the purchase price prior the expiration of the thirty (30) day period, the following described real estate along which is being sold for enforcement of liens in the amount of \$116,980.63, plus interest at the current rate of 5.125% per year (\$14.80 per diem) from September 22, 2025, until paid plus further advances for taxes and insurance, and other possible fees and expenses, owed to Plaintiff, in rem, said real estate being located in Pike County, Kentucky, and in accordance with Master Commissioner Administrative Procedures Part IV, is described as follows: Property Address: 3430 LONG-FORK RD, VIRGIE, KY 41572; Parcel No. 002-20-00-004.00 00 and 022-20-00-005.00 00. BEING THE SAME PROPERTY CONVEYED TO ALICE

successful bidder; any other purchaser who does not pay cash in full, shall be required to execute a bond, to secure the unpaid balance of the purchase price, in accordance with KRS 426.705 the bond shall bear interest at the rate the judgment bears from the date of the sale until paid, and shall have the same force and effect as a Judgment and shall remain and be a lien on the property until paid; the successful bidder(s) shall have the privilege of paying all of the balance of the purchase price prior the expiration of the thirty (30) day period, the following described real estate along which is being sold for enforcement of liens in the amount of \$116,980.63, plus interest at the current rate of 5.125% per year (\$14.80 per diem) from September 22, 2025, until paid plus further advances for taxes and insurance, and other possible fees and expenses, owed to Plaintiff, in rem, said real estate being located in Pike County, Kentucky, and in accordance with Master Commissioner Administrative Procedures Part IV, is described as follows: Property Address: 3430 LONG-FORK RD, VIRGIE, KY 41572; Parcel No. 002-20-00-004.00 00 and 022-20-00-005.00 00. BEING THE SAME PROPERTY CONVEYED TO ALICE

NOTICE OF SALE COMMON-WEALTH OF KENTUCKY PIKE CIRCUIT COURT DIVISION I ACTION NO. 25-CI-00811

Nationstar Mortgage LLC Plaintiff VS. Unknown Heirs, Devises, and Legatees of Alice Ann Johnson, Deceased, Johnny Johnson, Executor/administrator of the Estate of Alice Ann Johnson, Deceased, Johnny Johnson, Unknown Spouse of Johnny Johnson, If Any, Name Unknown, Lisa Marrs, Unknown Spouse of Lisa Marrs, If Any, Name Unknown, Christine Neville, Unknown Spouse of Christine Neville, If Any, Name Unknown, and Republic Finance LLC Defendants
 By virtue of Judgment and Order for Sale, of the Pike Circuit Court, entered March 23, 2026, I shall proceed to offer for sale, at the door of the Pike County Courthouse, at Pikeville, Pike County, Kentucky, to the highest bidder at public auction on Wednesday, May 6, 2026, at the hour of 9:00 a.m., or thereabout, on the following terms: at the time of sale, the successful bidder(s) shall pay cash or make a deposit of 10%, with the balance payable within 30 days, except that the deposit shall be waived if the first lien holder is the successful bidder; any other purchaser who does not pay cash in full, shall be required to execute a bond, to secure the unpaid balance of the purchase price, in accordance with KRS 426.705, the bond shall bear interest at the rate the judgment bears from the date of the sale until paid, and shall have the same force and effect as a Judgment and shall remain and be a lien on the property until paid; the successful bidder(s) shall have the privilege of paying all of the balance of the purchase price prior the expiration of the thirty (30) day period, the following described real estate along which is being sold for enforcement of liens in the amount of \$116,980.63, plus interest at the current rate of 5.125% per year (\$14.80 per diem) from September 22, 2025, until paid plus further advances for taxes and insurance, and other possible fees and expenses, owed to Plaintiff, in rem, said real estate being located in Pike County, Kentucky, and in accordance with Master Commissioner Administrative Procedures Part IV, is described as follows: Property Address: 3430 LONG-FORK RD, VIRGIE, KY 41572; Parcel No. 002-20-00-004.00 00 and 022-20-00-005.00 00. BEING THE SAME PROPERTY CONVEYED TO ALICE

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- Urology • Otolaryngology • Interventional Cardiology
- General Cardiology • EP Cardiology
- Interventional Radiology • Diagnostic Radiology
- Infectious Disease • Pulmonology/Critical Care
- General Surgery • CT Surgery • Vascular Surgery
- Endocrinology • Rheumatology • Dermatology
- Neonatology • OBGYN • Sleep Medicine
- Primary Care • Ophthalmology • Pediatrics
- Med/Peds • Anesthesiology/CT Anesthesiology
- PM&R • Emergency Medicine • Trauma Surgery
- Ortho Trauma • Nephrology
- Podiatry/Foot and Ankle Surgery
- Hematology/Oncology • Radiation Oncology

Compensation will equal or exceed the prevailing wage. For more information, please contact:
Physician Recruitment at 606-430-4915 or visit pmcky.org
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YARD SALE

1 Day \$7
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NOTE: DEADLINE IS 2 DAYS PRIOR TO PUBLICATION

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9AM-3PM
 398 Cedar Creek Road, Pikeville

CALL TODAY TO ADVERTISE YOUR SALE 800-539-4054

LEGALS

JOHNSON BY DEED DATED 11-15-2022 AND RECORDED 12/9/2022 IN BOOK 1122 PAGE 5, IN THE RECORDS OF THE PIKE COUNTY CLERK. ALICE JOHNSON DIED INTESTATE ON 5/31/25 AND ACCORDING TO THE PIKE DISTRICT/PROBATE COURT CASE NO. 25-P-0038, TITLE VESTED IN HER HEIRS AT LAW.
 The purchaser at the commissioner's sale shall take real estate free and clear of the claims of the parties to this action but it shall be sold subject to: Easements, restrictions, stipulations, any matters disclosed by an accurate survey or inspection of the property; any right of redemption; and any assessments for public improvements levied against the property.
 Bidders will have to comply promptly with these terms.
 Any announcements made by the Master Commissioner on date of sale shall take precedence over printed matter contained herein.
 This the 7th day of April 2026.
Stephen L. Hogg
Master Commissioner
P.O. Box 734
Pikeville, KY 41501
pikemastercommissioner@gmail.com

NOTICE OF SALE COMMON-WEALTH OF KENTUCKY PIKE CIRCUIT COURT DIVISION I ACTION NO.: 25-CI-00873 NEWREZ LLC PLAINTIFF VS. DONALD L. MESSER, PIKE COUNTY, UNITED STATES OF AMERICA, SECRETARY OF HOUSING AND URBAN DEVELOPMENT AND UNKNOWN SPOUSE OF DONALD L. MESSER DEFENDANTS
 By virtue of Judgment and Order for Sale, of the Pike Circuit Court, entered February 6, 2026, I shall proceed to offer for sale, at the door of the Pike County Courthouse, at Pikeville, Pike County, Kentucky, to the highest bidder at public auction on Wednesday, May 6, 2026, at the hour of 9:00 a.m., or thereabout, on the following terms: at the time of sale, the successful bidder(s) shall pay cash or make a deposit of 10%, with the balance payable within 30 days, except that the deposit shall be waived if the first lien holder is the successful bidder; any other purchaser who does not pay cash in full, shall be required to execute a bond, to secure the unpaid balance of the purchase price, in accordance with KRS 426.705 the bond shall bear interest at the rate the judgment bears from the date of the sale until paid, and shall have the same force and effect as a Judgment and shall remain and be a lien on the property until paid; the successful bidder(s) shall have the privilege of paying all of the balance of the purchase price prior the expiration of the thirty (30) day period, the following described real estate along which is being sold for enforcement of the land contract in the amount of \$36,000.00, plus interest at the judgment rate% date of default, \$5,377.43 and \$779.50 for county property taxes, fees and cost, owed to Plaintiff, by Defendant, Mackie Compton, said real estate being located in Pike County, Kentucky, and in accordance with Master Commissioner Administrative Procedures Part IV, is described as follows:
 PARCEL ID #: 126-00-00-036.01; And more commonly known as; 4818 Dix Fork, Sidney, KY 41564.
THIS IS THE SAME PROPERTY AS CONVEYED TO DONALD L. MESSER AND THELMA MOUNTS, FOR AND DURING THEIR JOINT LIVES AND UPON THE DEATH OF EITHER OF THEM, THEN THE REMAINDER TO THE SURVIVOR IN DEED DATED JULY 13, 1995, RECORDED IN BOOK 708, PAGE 600, THELMA MOUNTS HAVING DIED ON DECEMBER 25, 2012.
 The purchaser at the commissioner's sale shall take real estate free and clear of the claims of the parties to this action but it shall be sold subject to: All ad valorem real property taxes; Such right of redemption as may exist in favor of the property owners; Such right of redemption as may exist in favor of the United States; Assessments for public improvements levied against the property; and Any easements and restrictions of record.
 Bidders will have to comply promptly with these terms.
 Any announcements made by the Master Commissioner on date of sale shall take precedence over printed matter contained herein.
 This the 2nd day of April 2026.
Stephen L. Hogg
Master Commissioner
P.O. Box 734
Pikeville, KY 41501
pikemastercommissioner@gmail.com

NOTICE OF SALE COMMON-WEALTH OF KENTUCKY PIKE CIRCUIT COURT
 By virtue of Judgment and Order for Sale, of the Pike Circuit Court, entered March 11, 2026, I shall proceed to offer for sale, at the door of the Pike County Courthouse, at Pikeville, Pike County, Kentucky, to the highest bidder at public auction on Wednesday, May 6, 2026, at the hour of 9:00 a.m., or thereabout, on the following terms: at the time of sale, the successful bidder(s) shall pay cash or make a deposit of 10%, with the balance payable within 30 days, except that the deposit shall be waived if the first lien holder is the successful bidder; any other purchaser who does not pay cash in full, shall be required to execute a bond, to secure the unpaid balance of the purchase price, in accordance with KRS 426.705 the bond shall bear interest at the rate the judgment bears from the date of the sale until paid, and shall have the same force and effect as a Judgment and shall remain and be a lien on the property until paid; the successful bidder(s) shall have the privilege of paying all of the balance of the purchase price prior the expiration of the thirty (30) day period, the following described real estate along which is being sold for enforcement of the land contract in the amount of \$67,602.00 from December 1, 2024; with interest thereon from November 1, 2024 in the amount of \$5,651.40 as of January 19, 2026 accruing thereon at the rate of 6.8750% per annum (\$12.73 per diem); as well as late charges, amounts advanced by Plaintiff for taxes and insurance, and other charges and costs, including Plaintiffs attorney fees and costs incurred and accruing in this civil action, all in the grand total amount of no less than \$75,512.85 as of January 19, 2026, with post-judgment interest thereon to accrue at the rate of 6.8750% per annum until paid, owed to Plaintiff, by Defendant, Donald L. Messer, said real estate being located in Pike County, Kentucky, and in accordance with Master Commissioner Administrative Procedures Part IV, is described as follows:
 PARCEL ID #: 126-00-00-036.01; And more commonly known as; 4818 Dix Fork, Sidney, KY 41564.
THIS IS THE SAME PROPERTY AS CONVEYED TO DONALD L. MESSER AND THELMA MOUNTS, FOR AND DURING THEIR JOINT LIVES AND UPON THE DEATH OF EITHER OF THEM, THEN THE REMAINDER TO THE SURVIVOR IN DEED DATED JULY 13, 1995, RECORDED IN BOOK 708, PAGE 600, THELMA MOUNTS HAVING DIED ON DECEMBER 25, 2012.
 The purchaser at the commissioner's sale shall take real estate free and clear of the claims of the parties to this action but it shall be sold subject to: All ad valorem real property taxes; Such right of redemption as may exist in favor of the property owners; Such right of redemption as may exist in favor of the United States; Assessments for public improvements levied against the property; and Any easements and restrictions of record.
 Bidders will have to comply promptly with these terms.
 Any announcements made by the Master Commissioner on date of sale shall take precedence over printed matter contained herein.
 This the 2nd day of April 2026.
Stephen L. Hogg
Master Commissioner
P.O. Box 734
Pikeville, KY 41501
pikemastercommissioner@gmail.com

LEGALS

DIVISION - II ACTION NO.: 25-CI-00830 PATRICIA OSBORNE PLAINTIFF VS. MACKIE COMPTON and PIKE COUNTY DEFENDANTS
 By virtue of Judgment and Order for Sale, of the Pike Circuit Court, entered March 11, 2026, I shall proceed to offer for sale, at the door of the Pike County Courthouse, at Pikeville, Pike County, Kentucky, to the highest bidder at public auction on Wednesday, May 6, 2026, at the hour of 9:00 a.m., or thereabout, on the following terms: at the time of sale, the successful bidder(s) shall pay cash or make a deposit of 10%, with the balance payable within 30 days, except that the deposit shall be waived if the first lien holder is the successful bidder; any other purchaser who does not pay cash in full, shall be required to execute a bond, to secure the unpaid balance of the purchase price, in accordance with KRS 426.705 the bond shall bear interest at the rate the judgment bears from the date of the sale until paid, and shall have the same force and effect as a Judgment and shall remain and be a lien on the property until paid; the successful bidder(s) shall have the privilege of paying all of the balance of the purchase price prior the expiration of the thirty (30) day period, the following described real estate along which is being sold for enforcement of the land contract in the amount of \$36,000.00, plus interest at the judgment rate% date of default, \$5,377.43 and \$779.50 for county property taxes, fees and cost, owed to Plaintiff, by Defendant, Mackie Compton, said real estate being located in Pike County, Kentucky, and in accordance with Master Commissioner Administrative Procedures Part IV, is described as follows:
 Property Address: 8410 Highway 122, Virgie, Pike County, Kentucky 41572.
BEING the same property conveyed to Patricia Osborne, by deed from Leia Ray Osborne and Stanley Wayne Osborne, by deed, by Deed dated November 21, 2012, and recorded in Deed Book 993, page 283, in the Office of the Pike County Clerk.
 The purchaser at the commissioner's sale shall take real estate free and clear of the claims of the parties to this action but it shall be sold subject to: Easements, restrictions, stipulations, any matters disclosed by an accurate survey or inspection of the property; any right of redemption; and any assessments for public improvements levied against the property.
 Bidders will have to comply promptly with these terms.
 Any announcements made by the Master Commissioner on date of sale shall take precedence over printed matter contained herein.
 This the 2nd day of April 2026.
Stephen L. Hogg
Master Commissioner
P.O. Box 734
Pikeville, KY 41501
pikemastercommissioner@gmail.com

NOTICE OF SALE COMMON-WEALTH OF KENTUCKY PIKE CIRCUIT COURT
 By virtue of Judgment and Order for Sale, of the Pike Circuit Court, entered February 6, 2026, I shall proceed to offer for sale, at the door of the Pike County Courthouse, at Pikeville, Pike County, Kentucky, to the highest bidder at public auction on Wednesday, May 6, 2026, at the hour of 9:00 a.m., or thereabout, on the following terms: at the time of sale, the successful bidder(s) shall pay cash or make a deposit of 10%, with the balance payable within 30 days, except that the deposit shall be waived if the first lien holder is the successful bidder; any other purchaser who does not pay cash in full, shall be required to execute a bond, to secure the unpaid balance of the purchase price, in accordance with KRS 426.705 the bond shall bear interest at the rate the judgment bears from the date of the sale until paid, and shall have the same force and effect as a Judgment and shall remain and be a lien on the property until paid; the successful bidder(s) shall have the privilege of paying all of the balance of the purchase price prior the expiration of the thirty (30) day period, the following described real estate along which is being sold for enforcement of the land contract in the amount of \$36,000.00, plus interest at the judgment rate% date of default, \$5,377.43 and \$779.50 for county property taxes, fees and cost, owed to Plaintiff, by Defendant, Mackie Compton, said real estate being located in Pike County, Kentucky, and in accordance with Master Commissioner Administrative Procedures Part IV, is described as follows:
 Property Address: 8410 Highway 122, Virgie, Pike County, Kentucky 41572.
BEING the same property conveyed to Patricia Osborne, by deed from Leia Ray Osborne and Stanley Wayne Osborne, by deed, by Deed dated November 21, 2012, and recorded in Deed Book 993, page 283, in the Office of the Pike County Clerk.
 The purchaser at the commissioner's sale shall take real estate free and clear of the claims of the parties to this action but it shall be sold subject to: Easements, restrictions, stipulations, any matters disclosed by an accurate survey or inspection of the property; any right of redemption; and any assessments for public improvements levied against the property.
 Bidders will have to comply promptly with these terms.
 Any announcements made by the Master Commissioner on date of sale shall take precedence over printed matter contained herein.
 This the 2nd day of April 2026.
Stephen L. Hogg
Master Commissioner
P.O. Box 734
Pikeville, KY 41501
pikemastercommissioner@gmail.com

LEGALS

DIVISION - II ACTION NO.: 25-CI-00830 PATRICIA OSBORNE PLAINTIFF VS. MACKIE COMPTON and PIKE COUNTY DEFENDANTS
 By virtue of Judgment and Order for Sale, of the Pike Circuit Court, entered March 11, 2026, I shall proceed to offer for sale, at the door of the Pike County Courthouse, at Pikeville, Pike County, Kentucky, to the highest bidder at public auction on Wednesday, May 6, 2026, at the hour of 9:00 a.m., or thereabout, on the following terms: at the time of sale, the successful bidder(s) shall pay cash or make a deposit of 10%, with the balance payable within 30 days, except that the deposit shall be waived if the first lien holder is the successful bidder; any other purchaser who does not pay cash in full, shall be required to execute a bond, to secure the unpaid balance of the purchase price, in accordance with KRS 426.705 the bond shall bear interest at the rate the judgment bears from the date of the sale until paid, and shall have the same force and effect as a Judgment and shall remain and be a lien on the property until paid; the successful bidder(s) shall have the privilege of paying all of the balance of the purchase price prior the expiration of the thirty (30) day period, the following described real estate along which is being sold for enforcement of the land contract in the amount of \$36,000.00, plus interest at the judgment rate% date of default, \$5,377.43 and \$779.50 for county property taxes, fees and cost, owed to Plaintiff, by Defendant, Mackie Compton, said real estate being located in Pike County, Kentucky, and in accordance with Master Commissioner Administrative Procedures Part IV, is described as follows:
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NOTICE OF SALE COMMON-WEALTH OF KENTUCKY PIKE CIRCUIT COURT
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YOU JUST BLEW \$10,000.

Buzzed. Busted. Broke.

Get caught, and you could be paying around \$10,000 in fines, legal fees and increased insurance rates.

Buzzed driving is drunk driving.
buzzeddriving.adcouncil.org