

SIMPSON CIRCUIT COURT
DIVISION I

CIVIL ACTION NO. 14-CI-00369

LAKEVIEW LOAN SERVICING LLC

PLAINTIFF

vs.

NOTICE OF SALE

PHILLIP THOMAS COLEMAN;
LISA COLEMAN, aka LISA DAYE COLEMAN;
Unknown Defendant, spouse of LISA DAYE COLEMAN;
Unknown Defendants, who are the Heirs or Devisees or Legatees
of GAIL FRANCES MARTIN aka GAIL BLEWETT MARTIN
and their spouses and any unknown person who may have an
interest in the property which is the subject matter of this action;
LEIGH ANNE COLEMAN;
THE MEDICAL CENTER AT BOWLING GREEN;
THE MEDICAL CENTER AT SCOTTSVILLE;
ANESTHESIA AND PAIN SPECIALISTS OF BOWLING GREEN PLC;
PARK STREET PARTNERS;
SCOTTSVILLE ER PHYSICIANS; and
MIDLAND FUNDING LLC

DEFENDANTS

Pursuant to a Judgment and Order of Sale entered in Simpson Circuit Court on April 22, 2016, in Civil Action No. 14-CI-00369, Lakeview Loan Servicing LLC, plaintiff, versus, Phillip Thomas Coleman; Lisa Coleman, aka Lisa Daye Coleman; Unknown Defendant, spouse of Lisa Daye Coleman; Unknown Defendants, who are the Heirs or Devisees or Legatees of Gail Frances Martin, aka Gail Blewett Martin and their spouses and any unknown person who may have an interest in the property which is the subject matter of this action; Leigh Anne Coleman; The Medical Center at Bowling Green; The Medical Center at Scottsville; Anesthesia and Pain Specialists of Bowling Green PLC; Park Street Partners; Scottsville ER Physicians; and Midland Funding LLC, defendants, I shall sell to the highest bidder at public auction on Friday, May 20, 2016, at the hour of 2:00 p.m., at the Simpson County Justice Center, 101 Court Street, Franklin, Kentucky, the following-described property having as its mailing address 7221 Gold City Road, Franklin, Simpson County, Kentucky 42134, to-wit:

Beginning at an iron pipe in the north right of way of Kentucky Route 265, Gold City Road, a corner to Edna S. Shields, said pipe located S 66° E 493.00' from the north invert of a 20 inch diameter concrete tile; thence with line of Shields N 32° W 263.70' to an iron pipe, corner to Ricky Wayne Graves in the Shields line; thence S 64 ¼° E 596.50' with Graves' line to an iron pipe, corner to Slate in the Graves' line; thence S 24° W 131.75' with Slate's line to an iron pipe in the north right of way line of Gold City Road; thence N 66° W 377.02' with said right of way line to the point of beginning, containing 1.53 acres, more or less.

Being the same property conveyed to Gail F. Martin, unmarried, by the Secretary of Veterans Affairs by deed dated February 17, 2005, of record in Deed Book 257, Page 15; and further conveyed to Gail Frances Martin, unmarried, from Gail F. Martin, unmarried, by deed dated December 5, 2011, of record in Deed Book 295, Page 644, Simpson County Clerk's Office.

NOTE: Sold free and clear of any and all judgment liens of the parties listed herein.

NOTE FURTHER: The property is sold subject to the following:

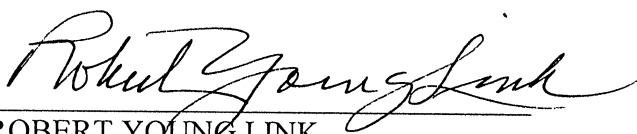
1. Easements, restrictions, and covenants of record;
2. Any state of facts that constitute an objection to title that might be disclosed by an accurate survey;
3. Lien of 2016 State and County property taxes, not yet due and payable.

Said property shall be sold for the purpose of collecting an in rem judgment in favor of the plaintiff, in the amount of \$114,263.03, with interest from and after March 1, 2016, at the daily rate of \$9.21, plus attorney fees in the amount of \$1,530.00, plus Court costs.

TERMS OF SALE:

1. The purchaser will be required to pay ten percent (10%) down on date of sale, with the balance to be secured by a bond with good surety, which bond will bear interest from the date of sale at the rate of twelve percent (12%) per annum. Any surety must be approved by the Master Commissioner. ALL PROSPECTIVE PURCHASERS SHOULD PLAN ON HAVING THE PERSON OR ENTITY WHO WILL ACT AS SURETY TO BE IN ATTENDANCE AT THE SALE. The balance of the sale price will be due within thirty (30) days from the date of sale.
2. Risk of loss shall pass to the purchaser at the close of the auction.
3. Possession of the subject property shall be given on delivery of the deed. The 2016 property taxes shall be paid by the purchaser.
4. This sale is subject to confirmation by the Simpson Circuit Court.
5. All announcements made on day of sale will take precedence over previous advertising.

This 29 day of April, 2016.


ROBERT YOUNG LINK
Master Commissioner
P. O. Box 474
Franklin, KY 42135
270-586-3283

CERTIFICATE OF SERVICE

A true copy of the foregoing was on this date mailed to the following:

David E. Johnson, Esq.
c/o Lerner, Sampson & Rothfuss
P. O. Box 5480
Cincinnati, OH 45201-5480

Hoy P. Hodges, Esq.
c/o Hodges, Haynes & Adams
P.O. Box 1865
Bowling Green, KY 42102

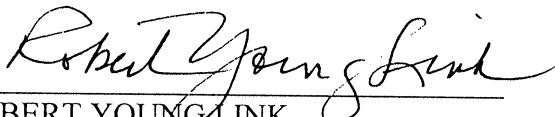
Phillip Thomas Coleman
901 Crestmore Dr
Franklin, KY 42134-2522

Lisa Coleman aka Lisa Daye Coleman
7221 Gold City Rd
Franklin, KY 42134

Leigh Anne Coleman
901 Crestmore Dr
Franklin, KY 42134-2522

Midland Funding LLC
c/o CSC-Lawyers Incorporating Services
Registered Agent
421 West Main Street
Frankfort, KY 40601

This 29 day of April, 2016.



ROBERT YOUNG LINK
Master Commissioner
Simpson Circuit Court