

SIMPSON CIRCUIT COURT
DIVISION I

CIVIL ACTION NO. 15-CI-00345

LAKEVIEW LOAN SERVICING, LLC

PLAINTIFF

vs.

NOTICE OF SALE

LINDA THERESA MISKIC,
a/k/a LINDA MISKIC

DEFENDANT

Pursuant to a Judgment and Order of Sale entered in Simpson Circuit Court on May 6, 2016, in Civil Action No. 15-CI-00345, Lakeview Loan Servicing, LLC, plaintiff, versus, Linda Theresa Miskic, a/k/a Linda Miskic, defendant, I shall sell to the highest bidder at public auction on Friday, May 27, 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 303 Sunset Circle, Franklin, Simpson County, Kentucky 42134, to-wit:

Lot No. 1 Elliott Subdivision, Hale Street Revision, located in Franklin, Simpson County, Kentucky, and described as follows:

Beginning at an iron pipe in the south right-of-way line of Sunset Circle, said pipe located S 74° E 64.25 feet from an iron pipe at the intersection of the south right-of-way line of Sunset Circle and the east right-of-way line of Hale Street; thence S 74° E 100.00 feet with the south right-of-way line of Sunset Circle to an iron pipe; thence S 00-3/4° E 155.00 feet to the point of beginning, according to survey dated December 1, 1970, by C. E. White, Registered Land Surveyor No. 906.

Being the same property conveyed to Linda Theresa Miskic by Linda Miskic, unmarried, by deed dated July 11, 2012, of record in Deed Book 299, page 80, Simpson County Clerk's Office.

The property valuation administrator's map number for the subject property is as follows:
009-00-28-002.00.

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:

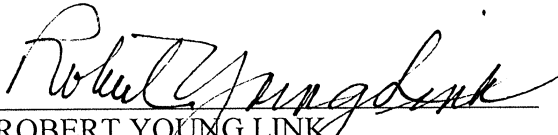
1. Easements, restrictions, and covenants of record;
2. Any state of facts that constitute an objection to title that might be disclosed by an accurate survey;
3. Lien of 2016 City and State and County property taxes, not yet due and payable.

Said property shall be sold for the purpose of collecting an in personam judgment in favor of the plaintiff, in the amount of \$64,421.83, with interest from and after February 1, 2016, at the daily rate of \$6.53, plus attorney fees in the amount of \$1,700.00, and 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 6 day of May, 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:

Lori R. Leach, Esq.
c/o Lerner, Sampson & Rothfuss
P. O. Box 5480
Cincinnati, OH 45201-5480

Linda Theresa Miskic
303 Sunset Circle
Franklin, KY 42134

This 6 day of May, 2016.


ROBERT YOUNG LINK
Master Commissioner
Simpson Circuit Court