

SIMPSON CIRCUIT COURT  
DIVISION I

CIVIL ACTION NO. 17-CI-00404

MAGNOLIA BANK, INC.

PLAINTIFF

vs.

NOTICE OF SALE

JEREMY T. WILSON;  
GRECIA L. WILSON;  
FRANKLIN BANK & TRUST COMPANY;  
and, YOUNG BULLINGTON

DEFENDANTS

Pursuant to a Judgment and Order of Sale entered in Simpson Circuit Court on April 27, 2018, as supplemented by Order entered July 17, 2018, in Civil Action No. 17-CI-00404, Magnolia Bank, Inc., plaintiff, versus, Jeremy T. Wilson; Grecia L. Wilson; Franklin Bank & Trust Company; and, Young Bullington, defendants, I shall sell to the highest bidder at public auction on Friday, August 10, 2018, 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 1119 Bennington Place, Simpson County, Franklin, Kentucky 42134, to-wit:

Being Lot No. 10 in Williamsburg Park, Section One, on the east side of Bennington Place, in Franklin, Simpson County Kentucky, according to plat of record in Plat Book 4, page 255, Slide 128, Simpson County Clerk's office.

Subject to all easements shown on the aforesaid plat and subject to the Declarations of Covenants, Conditions, and Restrictions of Williamsburg Park, Bennington Place, Section One, of record in Plat Book 4, page 264, Slide 133, in the Office aforesaid.

Subject to and together with all easements, restrictions and legal highways, if any, of record.

Being the same property conveyed to Jeremy T. Wilson and wife, Grecia L. Wilson from Young Bullington, unmarried, by deed dated December 6, 2013, recorded on December 6, 2013, of record in Deed Book 307, Page 305, Simpson County Clerk's Office.

The property valuation administrator's map number for the subject property is as follows:  
032-00-04-016.00.

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 2018 City and 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 \$396,037.21, with interest from and after November 3, 2017, at the daily rate of \$44.30, plus attorney fees 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 4.25% 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 2018 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 19 day of July, 2018.

  
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ROBERT YOUNGLINK  
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:

Mark N. Dierks, Esq.  
c/o Gerner & Kearns Co, LPA  
7900 Tanners Gate Lane  
Florence, KY 41042

Larry F. Hinton, Esq.  
P. O. Box 4000  
Bowling Green, KY 42102


G. William Leach, Jr., Esq.  
P. O. Box 425  
Franklin, KY 42135

Lanna Martin Kilgore, Esq.  
911 College Street, Suite 101  
Bowling Green, KY 42102-1617

Jeremy T. Wilson  
5667 Old Greenhill Road  
Bowling Green, KY 42103

Grecia L. Wilson  
5667 Old Greenhill Road  
Bowling Green, KY 42103

This 19 day of July, 2018.

  
\_\_\_\_\_  
ROBERT YOUNG LINK  
Master Commissioner  
Simpson Circuit Court