

SIMPSON CIRCUIT COURT
DIVISION I

CIVIL ACTION NO. 18-CI-00025

PENNYMAC LOAN SERVICES, LLC

PLAINTIFF

vs.

NOTICE OF SALE

STACEY R. HICKS,
aka STACEY RENEE HICKS

DEFENDANT

Pursuant to a Judgment and Order of Sale entered in Simpson Circuit Court on July 19, 2018, as supplemented by Order entered on January 9, 2019, in Civil Action No. 18-CI-00025, PennyMac Loan Services, LLC, plaintiff, versus, Stacey R. Hicks; aka Stacey Renee Hicks, defendant, I shall sell to the highest bidder at public auction on Friday, February 1, 2019, 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 606 Todd Street, Simpson County, Franklin, Kentucky 42134, to-wit:

Being Lots 27, 28, 29 and 30 in Block E of Lincoln Park Addition or Subdivision plat of which is of record in Deed Book 53, page 387, Simpson County Clerk's Office, to which reference is made for a more detailed description.

Being the same property conveyed to Stacey Renee Hicks, unmarried, by the Estate of Charles E. Layne, by George E. Strickler, Jr., Executor, by deed dated October 28, 2014, of record in Deed Book 312, page 275, Simpson County Clerk's Office.

The property valuation administrator's map number for the subject property is as follows:
009-00-11-006.00.

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; and,
3. Lien of 2019 City and State and County property taxes, not yet due but now payable.

Said property shall be sold for the purpose of collecting an in personam judgment in favor of the plaintiff, in the amount of \$76,742.47, with interest from and after February 28, 2018, at the daily rate of \$8.93 (4.375% per annum), plus attorney fees in the amount of \$1,530.00, 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 4.375% 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 2019 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 10 day of January, 2019.


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

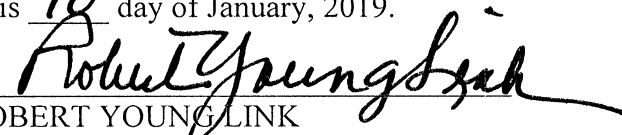
CERTIFICATE OF SERVICE

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

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

Stacey R. Hicks
aka Stacey Renee Hicks
701 Stoval Drive
White House, TN 37188

This 10 day of January, 2019.


ROBERT YOUNGLINK
Master Commissioner
Simpson Circuit Court