

SIMPSON CIRCUIT COURT
DIVISION I

CIVIL ACTION NO. 19-CI-00076

U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE,
on behalf of the Holders of the Credit Suisse First Boston
Mortgage Securities Corp.,
Home Equity Pass Through Certificates, Series 2007-1

PLAINTIFF

vs.

NOTICE OF SALE

JOE PALMA,
DONNA GAYLE PALMA aka DONNA PALMA,
Unknown spouse, if any of DONNA GAYLE PALMA
aka DONNA PALMA,
THE MEDICAL CENTER AT BOWLING GREEN, and
THE MEDICAL CENTER AT FRANKLIN, INC.

DEFENDANTS

Pursuant to a Judgment and Order of Sale entered in Simpson Circuit Court February 7, 2020, in Civil Action No. 19-CI-00076, U.S. Bank National Association, as Trustee, on behalf of the Holders of the Credit Suisse First Boston Mortgage Securities Corp., Home Equity Pass Through Certificates, Series 2007-1, plaintiff, versus, Joe Palma, Donna Gayle Palma aka Donna Palma, Unknown spouse, if any of Donna Gayle Palma aka Donna Palma, The Medical Center at Bowling Green, and The Medical Center at Franklin, Inc., defendants, I shall sell to the highest bidder at public auction on Friday, March 6, 2020, 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 704 Broadway Avenue, Franklin, Kentucky 42134, to-wit:

Beginning at an iron pipe, in the center of a ditch, corner to Edna Lowhorn in the north right-of-way line of Kentucky Rt. #1788; thence with the line of Edna Lowhorn N 59° 23' E 165.60 feet to an iron pipe; a corner to Lowhorn in the line of Cleon Tuck; thence with the line of Tuck N 47° 52' W 170.0 feet to a brace post, a new corner to Tuck; thence with a new line to Cleon Tuck S 36° 00' W 151.50 feet to an iron pipe a new corner to Tuck in the north right-of-way line of Kentucky Rt. #1788; thence with the aforesaid north right-of-way line S 43° 49' E 105.00 feet to the point of beginning, containing 0.4881 acres, less any easements or rights-of-way of record, according to October 5, 1995, survey of Charles E. White, Registered Land Surveyor No. 906.

Being the same property conveyed to Donna Gayle Palma by Joe Palma by deed dated February 2, 2016, of record in Deed Book 319, Page 338, Simpson County Clerk's Office.

The property valuation administrator's map number for the subject property is as follows:
041-04-00-047.00.

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 2020 State and County taxes, not yet due and payable.

Said property shall be sold for the purpose of collecting the following judgment debts: An in personam judgment in favor of the plaintiff, in the amount of \$166,796.79, with interest on the sum of \$71,713.00 from and after August 1, 2018, at the rate of 7.10% per annum, 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 7.10% 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 2020 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 February, 2020.


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:

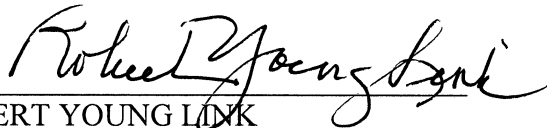
Michael Brinkman, Esq.
c/o Reisenfeld & Associates LLC
962 Red Bank Road
Cincinnati, OH 45227

Joe Palma
1059 Simpson Street
Pensacola, FL 32526

Donna Gavle Palma aka Donna Palma
704 Broadway Avenue
Franklin, KY 42134

John A. Chaney, Registered Agent for
The Medical Center at Bowling Green and
The Medical Center at Franklin. Inc.
Commonwealth Health Corporation
800 Park Street
Bowling Green, KY 42101

This February 10, 2020.



ROBERT YOUNG LINK
Master Commissioner
Simpson Circuit Court