

SIMPSON CIRCUIT COURT
DIVISION I

CIVIL ACTION NO. 15-CI-00281

PNC BANK, NATIONAL ASSOCIATION,
successor by merger to NATIONAL CITY BANK,
successor by merger to NATIONAL CITY MORTGAGE CO.

PLAINTIFF

vs.

NOTICE OF SALE

ANGELA R. HODGES, aka ANGELA HODGES

DEFENDANT

Pursuant to a Judgment and Order of Sale entered in Simpson Circuit Court on February 19, 2016, in Civil Action No. 15-CI-00281, PNC Bank, National Association, successor by merger to National City Bank, successor by merger to National City Mortgage Co., plaintiff, versus Angela R. Hodges, aka Angela Hodges, defendant, I shall sell to the highest bidder at public auction on Friday, March 18, 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 141 Holly Hills Road, Franklin, Simpson County, Kentucky 42134, to-wit:

All that certain parcel of land situated in Simpson County, Kentucky:

Being Lot No. 4 in Holly Hills Subdivision, northeast of the City of Franklin, in Simpson County, Kentucky, according to plat of record in Plat Book 4, Page 59, Simpson County Clerk's Office.

Being the same property conveyed to Angela Hodges by Troy G. Jarman and wife, Sonja Jarman, by deed dated January 28, 2005, of record in Deed Book 255, page 733, 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:

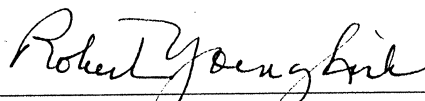
1. Easements, restrictions, and covenants of record;
2. Any state of facts that constitute an objection to title that might be disclosed by an accurate survey;
3. Lien of 2016 State and County property taxes, not yet due and payable.

Said property shall be sold for the purpose of collecting an in rem judgment in favor of the plaintiff, in the amount of \$70,019.07, together with interest from and after March 1, 2015, at the rate of 6.5% 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 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 23 day of February, 2016.



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

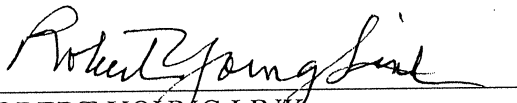
CERTIFICATE OF SERVICE

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

Mark N. Dierks, Esq.
c/o Reisenfeld & Associates, LPA LLC
3962 Redbank Road
Cincinnati, Ohio 45227

Angela R. Hodges
3113 Highway 52 East
Bethpage, Tennessee 37022

This 23 day of February, 2016.



ROBERT YOUNG LINK
Master Commissioner
Simpson Circuit Court