Mercury Memories

25 Years
April 26, 1984

Jails benefit from new law

Frankfort – Nicholas County is one of 23 Kentucky counties that have closed their jails. Other county jails lack proper fire codes and/or inmate facilities. The just ended 1984 Kentucky Legislature recently enacted a comprehensive law to upgrade county jails. House Bill 310, which combines four bills relating to upgrading county jails, jumped its legislative hurdles into law as the 1984 Kentucky Legislature closed its doors March 29.

Licking Floods at Blue Licks

Floodwaters, which inundated low-lying areas near Blue Licks, began to recede Monday after a three-inch rainfall over the weekend caused the Licking River to overflow its banks. Worst of the flooding occurred in Salyersville in Magoffin County.

FFA Banquet awards

Superintendent Donald G. Elder, FFA president Missy Myers and Bill Anderson look over some of the awards to be given at the FFA Banquet this spring. An estimated 300 people attended the event.

50 Years
April 23, 1959

Man found dead by two neighbors

Leslie L. Henson, 84, was found dead at his home in the eastern suburbs of Carlisle at 8 a.m. Tuesday by two neighbors, Arthur Bretz and Cleve Dampier.

Coroner Ralph Shearer said Henson apparently died about 6:30 a.m. Tuesday of a heart attack. Henson was a lifelong resident of Nicholas County, a retired farmer and a member of the Moorefield Methodist Church.

Ben Pumphrey named Paris grid coach

Ben H. Pumphrey, a teacher and assistant coach at the Millersburg Military Institute, has been named head football coach at Paris High School. Pumphrey was selected as the new coach April 14, 1959.

Easter Seal campaign nets $319.42

The 1959 Easter Seal Campaign in Nicholas County has raised $319.42 as of April 20. Late contributions could boost this amount to meet the total reached last year.

75 Years
April 26, 1934

State farmers get $215,625 from U.S.

Kentucky farmers have shared the extent of $215,625 in rental and benefit payments involved in the wheat and cotton adjustment programs of the Agricultural Adjustment Administration, according to a Controller's report made to Administrator Chester C. Davis.

Cheap seed may prove expensive

Much cheap seed is being offered to the farmers of Kentucky. This so-called cheap product may prove costly when it is low and its weed, seed content high, points out Prof. W.A. Price, in charge of the Agricultural Experiment Station.

Tax Reduction

(J. W. Manning, Associate Professor of Political Science, University of Kentucky. Furnished through the Kentucky Academy of Social Science.)

The recent session of the Kentucky legislature, which adjourned on March 15, took several noteworthy steps toward the reduction the cost of county government in the state. As a result of the legislation enacted it is estimated that there will be a saving of some %5,000,000 annually in the cost of the county governments.

More News. More Sports. More Carlisle and Nicholas County. Call (859) 289-6425 today to subscribe.

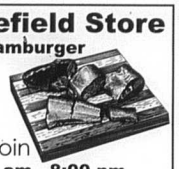
Tell us why your mother is the greatest!

Submit articles to P.O. Box 272 Carlisle Ky 40311 attn: Melissa or e-mail them to melissa@thecarlislemercury.com

Deadline: May 1st

Winner receives 2 lunch buffets to Blue Licks State Park Restaurant

Moorefield Store
Fresh Hamburger
Not Frozen



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COMMONWEALTH OF KENTUCKY
NICHOLAS CIRCUIT COURT
CASE NO. 08-CI-00149

FIFTH THIRD MORTGAGE COMPANY PLAINTIFF

VS: NOTICE OF SALE

WILLIAM CARL WORKMAN
FIFTH THIRD BANK DEFENDANTS

. . . . . .

By virtue of Judgment and Order of Sale entered in the above styled action on March 27, 2009, and to make enough money to satisfy said judgment lien owed Plaintiff as of January 4, 2009, in the amount of $142,813.73, plus interest at the rate of $24.58 per diem from said date until paid plus late charges, any delinquent ad valorem property taxes, advances for taxes and insurance and its costs herein expended, including expenses of sale and a reasonable attorney fee and for any other fees expended for services performed in connection with the defendant's default and for the purposes of protecting Plaintiff's interest in the property and its rights under the mortgage instrument, all as set out in said judgment, the undersigned Master Commissioner will on April 25, 2009, at or about the hour of 11:00 a.m. at the Nicholas County Courthouse door in Carlisle, Kentucky, offer for sale to the highest and best bidder(s) the following described property known as 7600 Maysville Road, Carlisle, Nicholas County, Kentucky 40311, and more particularly described as follows:

"BEING that certain parcel or tract of land located on the east side of U.S. Highway No. 68 at "Ellisville" as set out in the Record Plat for Daryl R. & Marilyn W. Stacy Property, Maysville Road, Carlisle, Kentucky, of record in Plat Cabinet A, Slide 74, Nicholas County Court Clerk's Office, containing 1.512 acres. See said Plat for a more particular description. A metes and bounds description is as follows:

"Unless stated otherwise, any monument referred to herein as an iron pin is a set ½" x 18" steel pin with a yellow cap stamped "WILLIAMS LPLS 316".

"BEGINNING at a set iron pin located in the east right-of-way line of U. S. Highway No. 68, a corner to other property of Daryl R. & Marilyn W. Stacy (Deed Book 100, Page 613); thence with the line of Daryl R. & Marilyn W. Stacy S 66 degrees 53' 50" E 401.23 feet to a set iron pin, a corner to property of Bobby G. & Carla H. Kelley (Deed Book 117, Page 413); thence with the lines of Bobby G. & Carla H. Kelly N 29 degrees 28' 41" E 9.32 feet to a found PVC Nail in a post; thence N 13 degrees 21' 37" E 180.60 feet to a set iron pin, a corner to property of Israel D. & Michelle Stacy; thence with the line of Israel D. & Michelle Stacy N 73 degrees 11' 22" W 386.34 feet to a set iron pin, located in the east right-of-way of record of U.S. Highway No. 68; thence with the east right-of-way line of U.S. Highway No. 68 S 18 degrees 14' 50" W 145.45 feet to the point of beginning; containing an area of 1.512 acres. Being subject to any easements or rights-of-way of record or implied. This description prepared by J. D. Williams, Jr. L.P. L. S. 316, according to a survey conducted on September 14, 2006, by J. D. Williams Engineers-Surveyors, Inc."

AND BEING a portion of the same property conveyed to William Carl Workman, a single person, by Deed dated October 26, 2006, and of record in Deed Book 120, page 503, Nicholas County Court Clerk's Office.

Upon the sale of the above-described property, the purchase price shall be payable in cash. If the purchase price is not paid in full, the successful bidder(s) shall make a deposit of 10 % of the total purchase price and give bond with approved good and sufficient surety thereon for payment of the remaining part of the purchase price within thirty (30) days after the date of sale, said bond to have the same force and effect as a judgment and to be a lien on said property and to bear interest at the rate of twelve (12%) percent per annum from date of sale until paid, which bond and accrued interest can be paid before maturity.

Said property shall be sold as a whole "as is" and free and clear of all liens, encumbrances, claims and interests of the parties herein but shall be sold subject to:

(a) 2008 and subsequent years ad valorem property taxes which shall be paid by the purchaser(s);
(b) Legal highways, easements, restrictions, conditions, covenants and stipulations of record affecting said property, and all governmental laws and regulations affecting same;
(c) Any assessments for public improvements levied against the property;
(d) Any facts that could be disclosed by an accurate survey and inspection of the property.
(e) Any right of redemption which may exist.

Neither the Court nor the Master Commissioner shall be deemed to have warranted title to any purchaser(s). Purchaser(s) shall be entitled to possession of the premises, upon full payment of the purchase price or execution of the sale bonds and confirmation of the sale by the Court. A deed will be delivered to purchaser(s) upon confirmation of the sale and approval of the deed by the Court.

Following sale of the above-described property, the Master Commissioner shall promptly report same to the Court, and said report shall be held over for a period of ten (10) days for confirmation or exceptions. Anyone desiring to object or except to the sale shall do so by that time or be forever barred.

s/ Joseph H. Conley, Master Commissioner
Nicholas Circuit Court

Published in The Carlisle Mercury on Wednesday, Apr. 8, 15 and 22, 2009

COMMONWEALTH OF KENTUCKY
NICHOLAS CIRCUIT COURT
CASE NO. 08-CI-00055

DEPOSIT BANK OF CARLISLE PLAINTIFF

VS: NOTICE OF SALE

RICKY JOLLY, ET AL. DEFENDANTS

. . . . . .

By virtue of Amended Judgment and Order of Sale of the Nicholas Circuit Court entered in the above styled action on September 17, 2008, and Order to Reschedule Master Commissioner Sale entered on April 1, 2009, and to make enough money to satisfy said judgment lien owed Plaintiff in the amount of $49,649.21, plus interest at the rate of 9.50% per annum from October 28, 2007, until paid, plus late fees and assessments, advancements for protection of the property including but not limited to taxes and insurance, escrow advances, $750.00 attorney fees, possible further claim for amounts advanced for taxes, insurance, assessments, or sums expended pursuant to KRS 426.525, and other levies and costs and fees paid by the Plaintiff, including attorney fees, and any delinquent ad valorem property taxes, all as provided in said judgment; the undersigned Master Commissioner will on April 25, 2009, at or about the hour of 10:30 a.m. at the Nicholas County Courthouse door in Carlisle, Kentucky, offer for sale to the highest bidder(s) the following described property in Nicholas County, Kentucky 40311, and more specifically described as follows:

"TRACT 1: A certain lot or parcel of land, with all improvements thereon, lying at the village of Myers, Nicholas County, Kentucky, and bounded as follows:

"BEGINNING at a point in the line of Bertha Cameron's road or passway, corner to the Church lot, thence in an eastern direction with the line of the church lot, where a woven wire fence now stands, 121 feet to a point in the line of William McFarland; thence in a southern direction with William McFarland line 155 ½ feet, corner to Bertha Cameron; thence with Bertha Cameron's line in a western direction 141 feet, corner to Bertha Cameron; thence in a northern direction with Bertha Cameron's line 151 feet to a place of beginning, containing one-half (½) acre, more or less, being sold in gross and not by the acre."

Being the same property conveyed to Ricky Jolly and Valerie Jolly, husband and wife, by Jerry L. Bloomfield and Jeanie D. Bloomfield, husband and wife, by deed dated June 18, 1997, recorded in deed Book 96, Page 743, Nicholas County Clerk's Office.

"For PERPETUAL RIGHT OF PASSWAY to said property, see Deed Book 76, Page 386, Nicholas County Clerk's Office.

"TRACT II: A certain tract or parcel of land with all improvements thereon (including a 1968 Ritz 50 x 12 Mobile Home, with addition, bearing serial number V106680998), lying on the waters of Somerset Creek in Nicholas County, Kentucky, on the line of the Somerset Turnpike and bounded and abutted by said turnpike (now New Turnpike Road), the lands of J.S. Heizer, John Scott and Carlton Vice, containing forty-seven (47) acres, more or less, but subject to legal highways, and being sold in gross and not by the acre."

Being the same property conveyed to Ricky Jolly and Valerie Jolly, husband and wife, by Kenneth M. George and Barbara George, husband and wife, by deed dated April 27, 1999, recorded in Deed Book 102, Page 379, of the Nicholas County Clerk's Office.

This conveyance is made subject to legal highways and all easements and restrictions of record.

Upon the sale of the above-described property, the purchase price shall be payable in cash. If the purchase price is not paid in full, the successful bidder(s) shall make a deposit of 10 % of the total purchase price and give bond with approved good and sufficient surety thereon for payment of the remaining part of the purchase price within thirty (30) days after the date of sale, said bond to have the same force and effect as a judgment and to be a lien on said property and to bear interest at the rate of twelve (12%) percent per annum from date of sale until paid, which bond and accrued interest can be paid before maturity.

Said property shall be sold as a whole "as is" and free and clear of all liens, encumbrances, claims and interests of the parties herein but shall be sold subject to:

(a) 2008 and subsequent years ad valorem property taxes which shall be paid by the purchaser(s);
(b) Legal highways, easements, restrictions, conditions, covenants and stipulations of record affecting said property, and all governmental laws and regulations affecting same;
(c) Any assessments for public improvements levied against the property;
(d) Any facts that could be disclosed by an accurate survey and inspection of the property.
(e) Any right of redemption which may exist.

Neither the Court nor the Master Commissioner shall be deemed to have warranted title to any purchaser(s). Purchaser(s) shall be entitled to possession of the premises, upon full payment of the purchase price or execution of the sale bonds and confirmation of the sale by the Court. A deed will be delivered to purchaser(s) upon confirmation of the sale and approval of the deed by the Court.

Following sale of the above-described property, the Master Commissioner shall promptly report same to the Court, and said report shall be held over for a period of ten (10) days for confirmation or exceptions. Anyone desiring to object or except to the sale shall do so by that time or be forever barred.

s/ Joseph H. Conley, Master Commissioner
Nicholas Circuit Court

Published in The Carlisle Mercury on Wednesday, Apr. 8, 15 and 22, 2009

Summer camps great for kids and parents

Tactical teachings, emotional connections at the heart of Challenger Sports' success.

Lenexa, Kan.-based Challenger Sports Corp. has rapidly become an expert in success - - on and off the field. In fact, as the largest soccer camp provider in the United States, Canada and now Australia, Challenger Sports is taking its achievements to record levels.

Built on a staff that has a passion for soccer, as well as for teaching without preaching to kids, it's little wonder that Challenger Sports is scoring a few goals of its own.

With 92,000 campers in 2008, Challenger Sports blew past its 2007 camp enrollment numbers of 82,000. And 2009 looks to be just as promising. Already the company is forecasting it will conduct over 2,000 soccer camps for 100,000 boys and girls this summer.

Despite the current economy it is evident that parents are hesitant to cut back on their children's summer activities. They may forgo overseas family vacations and luxury purchases however a week of camp is not only affordable but it is also a much needed activity for the kids who spend way too many hours in front of the TV and provides a nice break for the parents as well!!

Over the past 20 years Challenger Sports has established itself as the Premier provider of soccer camps in North America and has created a unique camp experience that teaches more than just dribbling, shooting heading and passing.

Challenger's "British Soccer Camp" is worldwide soccer experience that combines, technical instruction, tactical training, competitive play and a whole lot of fun! The soccer is important, but the cultural element, the pageantry, the colors, the flags, and the character building camp elements provide a soccer experience that kids won't get at a local level.

British soccer camp attendees are mesmerized, year after year, by the carefully selected 750-plus British coaches that come to work for Challenger each year. In return the coaches are usually spoilt to death by the local host families who they live with each week throughout the summer.

Beyond soccer skills, the kids are also given life lessons in respect, responsibility, integrity, leadership and sportsmanship. Additionally, coaches provide basic information on nutrition fundamentals. The company refers to its distinct approach to reaching kids as coaching the "Challenger Way."

For more information go to www.challenger-sports.com or call 913-599-4884.

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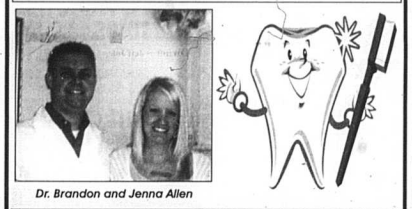

Dr. Brandon and Jenna Allen

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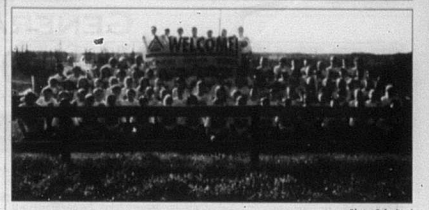

Photo Submitted

Approximately 104 Nicholas County fourth graders participated in the first Safety Day held last week at the Nicholas County Fairgrounds.

Photo by Melis Mitchell

The warm weather has been a joy for everyone, even local pets.

NICHOLAS COUNTY ELEMENTARY/MIDDLE SCHOOL
SITE BASED DECISION MAKING COUNCIL

The Nicholas County Elementary/Middle School PTA will hold the election of the parent members of the Nicholas County Elementary/Middle School SBDM School Council members on May 7, 2009, at the front door of the school from 7:30am until 6:00pm. A nomination form is attached to this notice.

INFORMATION ON SBDM SCHOOL COUNCILS

What is the school council? The council is the governing body for this school. It determines school policy for curriculum, staffing, discipline, scheduling, instructional practices, extra-curricular activities and other matters pertinent to the operation of the school. The council meets on the first Tuesday of each month at 4:30pm in the school library.
Who serves on the council? 2 parents, 3 teachers and the principal.
Who may run for council? Any parent, stepparent, foster parent or legal guardian of a student who will be attending the school during the parent's term of office. A parent is ineligible if he/she is an employee or a relative of an employee of that school or the district central office, or a local school board member or the spouse of a school board member.
What are the terms of office? July 1, 2009 through June 30, 2010
How will I know who is running for council? The slate of nominees will be sent home with students and given to prospective kindergarten parents during registration.
If I want to run for the council, what do I do? Complete the attached nomination form and return it postmarked by May 1, 2009 to the address on the nomination form. You may nominate yourself or another parent, if you have that parent's consent.
Who may vote in the election? Parents, stepparents, foster parents, legal guardians of students attending school during the 2008-2009 school year.
When do we vote? Voting will take place on May 7, 2009, at the front door of the school from 7:30am until 5:00pm. Two parent members will be elected to serve on the council. There will not be absentee ballots allowed.

SBDM PARENT COUNCIL MEMBER
NOMINATION FORM
Deadline for Nominations: Must be postmarked by May 1, 2009
Return completed nomination form to:
Lezlie Hunt, PTA
c/o Nicholas County Elementary/Middle School
316 School Avenue
Carlisle, KY 40311
Marked PTA "SBDM Council Nomination"

Qualifications: A parent council member shall be a parent, stepparent, foster parent or legal guardian of a student attending the school during the council member's term of office. A parent is ineligible if he/she is an employee or a relative of an employee (father, mother, brother, sister, husband, wife, son, daughter, aunt, uncle, son-in-law, daughter-in-law) of that school or for the district central office, or a local school board member or spouse of a school board member.

The term of office is 1 year.
Parents may nominate themselves or another parent.

Name of Nominee _____ Date _____
Address _____
Children enrolled in this school: (name) _____

Nominated by: _____

I accept this nomination and hereby certify that I am eligible to serve on this council and meet all qualifications as described above.

Signature of Nominee _____ Date _____

Please attach a single page resume of your background and experience. This information will be shared with voters before the election. Each candidate will have the opportunity to talk with voters, if they elect to do so; as the nominee can be in attendance at the voting place.

Published in The Carlisle Mercury, Wednesday, April 22, 2009.

COMMONWEALTH OF KENTUCKY
NICHOLAS CIRCUIT COURT
CASE NO. 09-CI-00007

WHITAKER BANK, INC. PLAINTIFF

VS: NOTICE OF SALE

GAYLE E. TODD;
BETTY L. TODD; and
COMMONWEALTH OF KENTUCKY,
DEPARTMENT OF REVENUE DEFENDANTS

. . . . . .

By virtue of Judgment and Order of Sale of the Nicholas Circuit Court entered in the above styled action on March 27, 2009, and to make enough money to satisfy said judgment lien owed Plaintiff as of June 23, 2008, in the amount of $14,765.13, with interest thereon at the rate of 8% per annum from said date until paid; plus attorney fees in an amount to be determined, and its costs herein expended including expenses of sale; and any unpaid ad valorem property taxes, all as provided in said judgment, the undersigned Master Commissioner will on April 25, 2009, at or about the hour of 10:00 a.m. at the Nicholas County Courthouse door in Carlisle, Kentucky, offer for sale to the highest bidder(s) the following described property known as 420 Miller Lane, Carlisle, Nicholas County, Kentucky to-wit:

"That certain tract or parcel of land situated in Nicholas County, Kentucky, fronting on the Miller Lane and more particularly described as follows:

"BEGINNING at a pin in the center of Miller Station Road where Miller Lane intersects; thence in a northerly direction along the center of Miller Lane 388 feet to a point corner to Granitor's other land; thence in an easterly direction 147 feet along Grantor's other land to a point; thence in a southeasterly direction 156 feet along Granitor's other land corner to Todd; thence in a southeasterly direction along Todd's land 240 feet to the point of beginning, containing one (1) acre, more or less."

Being the same property conveyed to Gayle Todd and Betty Todd, husband and wife, by Chad A. Land and Kayla J. Land, husband and wife, by deed dated February 22, 2006, and of record in Deed Book 199, Page 264 of the Nicholas County Clerk's Office.

Also to be sold is a 1983 Commodore 14 x 70 Mobile Home, Serial Number NF21126A.

Upon the sale of the above-described property, the purchase price shall be payable in cash. If the purchase price is not paid in full, the successful bidder(s) shall make a deposit of 10 % of the total purchase price and give bond with approved good and sufficient surety thereon for payment of the remaining part of the purchase price within thirty (30) days after the date of sale, said bond to have the same force and effect as a judgment and to be a lien on said property and to bear interest at the rate of twelve (12%) percent per annum from date of sale until paid, which bond and accrued interest can be paid before maturity.

Said property shall be sold as a whole "as is" and free and clear of all liens, encumbrances, claims and interests of the parties herein but shall be sold subject to:

(a) 2008 and subsequent years ad valorem property taxes which shall be paid by the purchaser(s);
(b) Legal highways, easements, restrictions, conditions, covenants and stipulations of record affecting said property, and all governmental laws and regulations affecting same;
(c) Any assessments for public improvements levied against the property;
(d) Any facts that could be disclosed by an accurate survey and inspection of the property.
(e) Any right of redemption which may exist.

Neither the Court nor the Master Commissioner shall be deemed to have warranted title to any purchaser(s). Purchaser(s) shall be entitled to possession of the premises, upon full payment of the purchase price or execution of the sale bonds and confirmation of the sale by the Court. A deed will be delivered to purchaser(s) upon confirmation of the sale and approval of the deed by the Court.

Following sale of the above-described property, the Master Commissioner shall promptly report same to the Court, and said report shall be held over for a period of ten (10) days for confirmation or exceptions. Anyone desiring to object or except to the sale shall do so by that time or be forever barred.

s/ Joseph H. Conley, Master Commissioner
Nicholas Circuit Court

Published in The Carlisle Mercury on Wednesday, Apr. 8, 15 and 22, 2009

COMMONWEALTH OF KENTUCKY
NICHOLAS CIRCUIT COURT
CASE NO. 08-CI-00125

NATIONAL CITY MORTGAGE a division of
NATIONAL CITY BANK of INDIANA PLAINTIFF

VS: NOTICE OF SALE

CHRISTOPHER S. TOLLIVER a/k/a CHRISTOPHER TOLLIVER
MELISSA B. TOLLIVER a/k/a MELISSA A. TOLLIVER DEFENDANTS

. . . . . .

By virtue of Judgment and Order of Sale entered in the above styled actions on January 6, 2009 and April 6, 2009, and to make enough money to satisfy said judgment lien owed Plaintiff as of November 10, 2008, in the amount of $68,671.17, plus interest at the rate of $10.35 per diem from said date until paid, plus any delinquent ad valorem property taxes, late charges, advances for taxes and insurance, and its costs herein expended, including expenses of sale and a reasonable attorney fee, and for any other fees expended for services performed in connection with defendants' default and for the purposes of protecting Plaintiff's interest in the property and its rights under the mortgage instrument, all as set out in said judgment, the undersigned Master Commissioner will on April 25, 2009, at or about the hour of 11:30 a.m. at the Nicholas County Courthouse door in Carlisle, Kentucky, offer for sale to the highest and best bidder(s) the following described property known as 549 Sycamore Hill, Carlisle, Nicholas County, Kentucky 40311, and more specifically described as follows:

"That certain tract or parcel of land situated in Nicholas County, Kentucky, fronting on the Miller Lane and more particularly described as follows:

"A certain or parcel of land with all improvements thereon located in the City of Carlisle, Nicholas County, Kentucky, and more particularly described as follows:

"BEGINNING at an iron pin at the edge of sidewalk next to the curbing of Sycamore Street, 494.7 feet from the outside edge of a stone pier at the northeast corner of North Street and Sycamore Street, and corner to W. R. Kennedy lot; thence leaving Sycamore Street with Kennedy line S 77-1/2 E 142 feet to a stone; thence N 4-3/4 E 50 feet to a post; thence N 77-1/2 W 140 feet to an iron pin at the edge of sidewalk; thence S 7-1/4 W 50 feet to the beginning."

Being the same property conveyed to Christopher S. Tolliver and Melissa B. Tolliver, husband and wife, from Earl S. Tolliver, single, Louis F. Tolliver, single, Louise F. Tolliver, single, William M. Tolliver and Jennifer L. Tolliver, husband and wife, and Tammy Jo Frederick and Steve Frederick, her husband, by Deed dated December 29, 2005, and filed for record on January 27, 2006, in Deed Book 119, Page 144, of the Nicholas County Court Clerk's Office.

Upon the sale of the above-described property, the purchase price shall be payable in cash. If the purchase price is not paid in full, the successful bidder(s) shall make a deposit of 10 % of the total purchase price and give bond with approved good and sufficient surety thereon for payment of the remaining part of the purchase price within thirty (30) days after the date of sale, said bond to have the same force and effect as a judgment and to be a lien on said property and to bear interest at the rate of twelve (12%) percent per annum from date of sale until paid, which bond and accrued interest can be paid before maturity.

Said property shall be sold as a whole "as is" and free and clear of all liens, encumbrances, claims and interests of the parties herein but shall be sold subject to:

(a) 2008 and subsequent years ad valorem property taxes which shall be paid by the purchaser(s);
(b) Legal highways, easements, restrictions, conditions, covenants and stipulations of record affecting said property, and all governmental laws and regulations affecting same;
(c) Any assessments for public improvements levied against the property;
(d) Any facts that could be disclosed by an accurate survey and inspection of the property.
(e) Any right of redemption which may exist.

Neither the Court nor the Master Commissioner shall be deemed to have warranted title to any purchaser(s). Purchaser(s) shall be entitled to possession of the premises, upon full payment of the purchase price or execution of the sale bonds and confirmation of the sale by the Court. A deed will be delivered to purchaser(s) upon confirmation of the sale and approval of the deed by the Court.

Following sale of the above-described property, the Master Commissioner shall promptly report same to the Court, and said report shall be held over for a period of ten (10) days for confirmation or exceptions. Anyone desiring to object or except to the sale shall do so by that time or be forever barred.

s/ Joseph H. Conley, Master Commissioner
Nicholas Circuit Court