

## NOTICE OF SALE

Under authority contained in KRS 131.500 et seq. and KRS 134.500(5) the properties described below have been seized for nonpayment of Kentucky taxes. The properties will be sold in accordance with KRS 131.500 et seq. by public sale under sealed bids. Bids may be delivered to the Department of Revenue, P.O. Box 5222, Frankfort, Ky 40602. Bids must be postmarked on or before February 17, 2011 to be considered. The bids will be opened at the Office of Jackson County Judge Executive, William O. Smith, 101 Main St., McKee, Ky 40447, on the date of the sale.

Date of Sale: February 24, 2011.

Time of Sale: 2:00 p.m. EST.

If real estate is being sold a Certificate of Sale will be issued to the successful bidder on the date of the sale. Pursuant to KRS 131.530(2), the responsible parties identified below may redeem their property within 120 days of the sale by paying to the successful bidder the purchase price paid at the sale plus interest at the rate of 20 percent per annum from the date of the sale. If the property is not redeemed by the responsible parties below within the 120 day redemption period, the Department of Revenue will issue a deed to the successful bidder.

### PROPERTIES BEING SOLD:

**1. Kenneth Durham & Delphine Jenkins**, Parcel #7, State Route 2004., Hisel, Ky 40436 (Jackson Co. PVA MAP # 28-7)

#### DESCRIPTION OF PROPERTY

Real property, for which Delphine Jenkins, derived title by deed from Kenneth R. Durham, single, dated April 2, 2008 and recorded in Deed Book 187, Page 509-511, Office of the Jackson County Clerk.

Title Offered: Only the right, title and interest of Kenneth Durham & Delphine Jenkins in and to the property will be offered for sale. Other liens and encumbrances may apply to this property. Interested parties should review property, lien and encumbrances in the Jackson County Clerk's office.

The minimum bid that will be accepted for the property is \$1,080.00. Bids for this property may be delivered to: Department of Revenue, Attn: Kenneth Durham & Delphine Jenkins Bid, P.O. Box 5222, Frankfort, Ky 40602.

**2. Terry & Lyda Jo Ledford**, 56 Cedar Point Rd., Tyner, Ky 40486 (Jackson Co. PVA MAP # 82NE-18)

#### DESCRIPTION OF PROPERTY

Real property, for which Terry Ledford and wife Jo Ledford, derived title by deed from Doug Edwards and wife Kathy Edwards; Randy Vickers, and wife Phyllis Vickers; Tim Anderson and wife Melissa Anderson, dated March 21, 1996 and recorded in Deed Book 143, Page 342-345, Office of the Jackson County Clerk.

Title Offered: Only the right, title and interest of Terry & Lyda Jo Ledford in and to the property will be offered for sale. Other liens and encumbrances may apply to this property. Interested parties should review property, lien and encumbrances in the Jackson County Clerk's office.

The minimum bid that will be accepted for the property is \$1,500.00. Bids for this property may be delivered to: Department of Revenue, Attn: Terry & Lyda Jo Ledford Bid, P.O. Box 5222, Frankfort, Ky 40602.

**3. Joann Rose**, Parcel #16A, Gravel Lick Rd., Sandgap, Ky 40481 (Jackson Co. PVA MAP # 31-16A)

**DESCRIPTION OF PROPERTY**

Real property, for which Joann Rose, single, derived title by deed from Carl Rose, single, dated November 7, 1996 and recorded in Deed Book 145, Page 594-596, Office of the Jackson County Clerk.

Title Offered: Only the right, title and interest of Joann Rose in and to the property will be offered for sale. Other liens and encumbrances may apply to this property. Interested parties should review property, lien and encumbrances in the Jackson County Clerk's office.

The minimum bid that will be accepted for the property is \$1,410.00. Bids for this property may be delivered to: Department of Revenue, Attn: Joann Rose Bid, P.O. Box 5222, Frankfort, Ky 40602.

**PAYMENT TERMS:**

**Bidders must be present at the sale to be considered. Full payment required upon acceptance of highest bid. All payments must be in the form of cash, cashier's check, certified check or money order. Make cashier's check or money order payable to the Kentucky State Treasurer.**

Tammy Watts

\_\_\_\_\_  
Authorized Delegate

01/15/11

\_\_\_\_\_  
Date