

NOTICE OF PRIVATE SELLING OFFICER SALE UNDER JUDGMENT OF FORECLOSURE OF LIENS
FOR DELINQUENT LAND TAXES, PURSUANT TO SECTION 5721.39 OF THE OHIO REVISED CODE

In the Common Pleas Court of Shelby County, Ohio.

Whereas, judgment has been rendered against certain parcels of real property for taxes, assessments, charges, penalties, interest, and costs as follows:

The Common Pleas Court Case No.; the case caption; the street address (for guidance only); the permanent parcel number; minimum acceptable bid; auction end date and second auction end date for each parcel, as defined by the Statutes of Ohio are set forth below as follows:

19CV000072; TAX EASE OHIO, LLC V. NELLIE A. TENNERY AKA NELLIE A. MILLER, ET AL; 401 NEW STREET, SIDNEY, OH 45365, CLINTON TOWNSHIP; 011825229001; MINIMUM ACCEPTABLE BID: \$18,907.62 (PLUS 10% BUYER'S PREMIUM); AUCTION END DATE: MARCH 31, 2020; SECOND AUCTION END DATE: APRIL 28, 2020.

17CV000206; TAX EASE OHIO, LLC V. WILLIAM D. SHEPARD, ET AL; 13045 LUTHMAN ROAD AND V/L LUTHMAN RD, MINSTER, OH 45865, VAN BUREN TOWNSHIP; 57-04-33-156-006 & 57-04-33-156-007; MINIMUM ACCEPTABLE BID: \$23,169.87 (PLUS 10% BUYER'S PREMIUM); AUCTION END DATE: MARCH 31, 2020; SECOND AUCTION END DATE: APRIL 28, 2020.

18CV000067; TAX EASE OHIO, LLC V. JESSIE TAYLOR, ET AL; 3775 LINDSEY RD., SIDNEY, OH 45365, WASHINGTON TOWNSHIP; 582608226003; MINIMUM ACCEPTABLE BID: \$16,042.42 (PLUS 10% BUYER'S PREMIUM); AUCTION END DATE: MARCH 31, 2020; SECOND AUCTION END DATE: APRIL 28, 2020.

17CV000160; TAX EASE OHIO, LLC V. JOSEPHINE E. SHIPP AKA JOSEPHINE SHIPP, ET AL; 604 SYCAMORE AVENUE, SIDNEY, OH 45365, CLINTON TOWNSHIP; 11825354015; MINIMUM ACCEPTABLE BID: \$23,107.10 (PLUS 10% BUYER'S PREMIUM); AUCTION END DATE: APRIL 1, 2020; SECOND AUCTION END DATE: APRIL 29, 2020.

18CV000058; TAX EASE OHIO, LLC V. KORY BRYANT, ET AL; 326 N. OHIO AVE., SIDNEY, OH 45365, CLINTON TOWNSHIP; 011825455008; MINIMUM ACCEPTABLE BID: \$17,988.27 (PLUS 10% BUYER'S PREMIUM); AUCTION END DATE: APRIL 1, 2020; SECOND AUCTION END DATE: APRIL 29, 2020.

19CV000011; TAX EASE OHIO, LLC V. CLAY MEKELBURG, ET AL; 622 N. WEST AVE, SIDNEY, OH 45365, CLINTON TOWNSHIP; 01-18-25-454-003; MINIMUM ACCEPTABLE BID: \$29,110.07 (PLUS 10% BUYER'S PREMIUM); AUCTION END DATE: APRIL 1, 2020; SECOND AUCTION END DATE: APRIL 29, 2020.

17CV000191; TAX EASE OHIO, LLC V. LINDA WILSON FKA LINDA HUDGINS AKA LINDA L. WILSON, ET AL; 117 BEECH ST, SIDNEY, OH 45365, CLINTON TOWNSHIP; 01-18-25-457-004; MINIMUM ACCEPTABLE BID: \$24,100.24 (PLUS 10% BUYER'S PREMIUM); AUCTION END DATE: APRIL 1, 2020; SECOND AUCTION END DATE: APRIL 29, 2020.

17CV000177; TAX EASE OHIO, LLC V. WILLIAM M. STEGEMAN, ET AL; 6521 PALESTINE ST, PEMBERTON, OH 45353, PERRY TWP; 382311432010; MINIMUM ACCEPTABLE BID:

\$28,381.60 (PLUS 10% BUYER'S PREMIUM); AUCTION END DATE: APRIL 1, 2020; SECOND AUCTION END DATE: APRIL 29, 2020.

PUBLIC NOTICE IS HEREBY GIVEN THAT PARCELS TO BE SOLD AT PUBLIC AUCTION MAY BE SUBJECT TO A FEDERAL TAX LIEN THAT MAY NOT BE EXTINGUISHED BY THE SALE.

NOTE: Prospective bidders are responsible for knowing what they are bidding on prior to the time of sale by first having reviewed the records of the City wherein the parcel is located, and the records of the County, and further, by personally viewing the parcel at its location.

NOTE: Per Section 5721.38 of the Ohio Revised Code, an owner of a parcel may redeem his property by payment in full of all taxes and costs until the sale of such parcel is confirmed by the Court.

This advertisement is prepared and published pursuant to the provisions of Section 5721.37 and 5721.39 of the Ohio Revised Code.