

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 Stark, 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:

2017CV01516; TAX EASE OHIO, LLC V. PETER O. KACZMARSKY AND TERRILYN M. KACZMARSKY AKA TERRILYN KACZMARSKY, ET AL; 4360 CRESTWOOD STREET NORTHWEST, CANTON, OH 44708, PLAIN TOWNSHIP; 5201406; MINIMUM ACCEPTABLE BID \$47,185.70 (PLUS 10% BUYER'S PREMIUM); AUCTION END DATE: April 8, 2020; SECOND AUCTION END DATE: May 6, 2020

2019CV00248; TAX EASE OHIO, LLC V. PATRICK FINNEY, ET AL; 7686 WAYNESBURG DRIVE SOUTHEAST, WAYNESBURG, OH 44688, SANDY TOWNSHIP; 6102357; MINIMUM ACCEPTABLE BID \$19362.87 (PLUS 10% BUYER'S PREMIUM); AUCTION END DATE: April 8, 2020; SECOND AUCTION END DATE: May 6, 2020

2019CV00061; TAX EASE OHIO, LLC V. SHERRY F. KUCHINSKY, ET AL; 4323 ORCHARD DALE DRIVE, CANTON, OH 44709, PLAIN TOWNSHIP; 5207540; MINIMUM ACCEPTABLE BID \$55,586.97 (PLUS 10% BUYER'S PREMIUM); AUCTION END DATE: April 8, 2020; SECOND AUCTION END DATE: May 6, 2020

2019CV00068; TAX EASE OHIO, LLC V. TERRY GREENWALT, ET AL; 1421 MAIN AVENUE WEST, MASSILLON, OH 44647; 611025; MINIMUM ACCEPTABLE BID \$10,310.77 (PLUS 10% BUYER'S PREMIUM); AUCTION END DATE: April 8, 2020; SECOND AUCTION END DATE: May 6, 2020

2019CV00242; TAX EASE OHIO, LLC V. SAMUEL S. LUDWIG, ET AL; 1015 OHIO STREET, ALLIANCE, OH 44601; 102545; MINIMUM ACCEPTABLE BID \$15,569.53 (PLUS 10% BUYER'S PREMIUM); AUCTION END DATE: April 9, 2020; SECOND AUCTION END DATE: May 7, 2020

2019CV00191; TAX EASE OHIO, LLC V. TERRY L. MONROE, AKA TERRY L. GILBERT MONROE, ET AL; 2239 22ND STREET NORTHEAST, CANTON, OH 44705; 210273; MINIMUM ACCEPTABLE BID \$22,913.68 (PLUS 10% BUYER'S PREMIUM); AUCTION END DATE: April 9, 2020; SECOND AUCTION END DATE: May 7, 2020

2019CV00116; TAX EASE OHIO, LLC V. RONALD X. HAMBUECHEN, ET AL; 14461 MOUNT EATON STREET SOUTHWEST, NAVARRE, OH 44662, SUGARCREEK TWP.; 6702263; MINIMUM ACCEPTABLE BID \$44,217.29 (PLUS 10% BUYER'S PREMIUM); AUCTION END DATE: April 9, 2020; SECOND AUCTION END DATE: May 7, 2020

2019CV00055; TAX EASE OHIO, LLC V. UNKNOWN ADMINISTRATOR, EXECUTOR OR FIDUCIARY, UNKNOWN HEIRS, NEXT OF KIN, UNKNOWN SPOUSES, DEVISEES, LEGATEES, CREDITORS AND BENEFICIARIES OF ESTATE OF JANET STAYNER, DECEASED, ET AL; 303 STEINER STREET, CANAL FULTON, OH 44614; 9500150; MINIMUM ACCEPTABLE BID

\$28,027.44 (PLUS 10% BUYER'S PREMIUM); AUCTION END DATE: April 9, 2020; SECOND AUCTION END DATE: May 7, 2020

2019CV00060; TAX EASE OHIO, LLC V. KATHLEEN S. HEWITT, ET AL; 6957 EASTHAM CIRCLE NORTHWEST, CANTON, OH 44708, JACKSON TWP.; 1609821; MINIMUM ACCEPTABLE BID \$35,127.77 (PLUS 10% BUYER'S PREMIUM); AUCTION END DATE: April 9, 2020; SECOND AUCTION END DATE: May 7, 2020

2019CV00331; TAX EASE OHIO, LLC V. PATRICIA J. BECERRA, ET AL; 1406 CHATHAM AVENUE NORTHEAST, NORTH CANTON, OH 44720; 9209441; MINIMUM ACCEPTABLE BID \$29,477.74 (PLUS 10% BUYER'S PREMIUM); AUCTION END DATE: April 9, 2020; SECOND AUCTION END DATE: May 7, 2020

2017CV01390; TAX EASE OHIO, LLC V. PENNY BURDETTE, ET AL; 413 WOODARD AVENUE, LOUISVILLE, OH 44641; 3601453; MINIMUM ACCEPTABLE BID \$19,410.79 (PLUS 10% BUYER'S PREMIUM); AUCTION END DATE: April 9, 2020; SECOND AUCTION END DATE: May 7, 2020

NOTE: All parcels will be auctioned online at www.OhioForeclosures.com. All auctions will begin at least seven (7) days prior to the auction end date. If any parcel does not receive a sufficient bid, it shall be offered for sale, under the same terms, on the same website, with the second auction beginning at least seven (7) days prior to the end date of the second auction. A ten percent (10%) Buyer's Premium will be added to the high bid to determine the sale price. Full legal description of parcels, and other sale details, are available at www.OhioForeclosures.com.

TERMS OF SALE: Purchaser shall be required to pay a buyer's premium, in an amount equal to ten percent (10%) of the high bid price, which shall be added to the high bid and included in the full purchase price. Deposit of 10%, with a minimum deposit of \$1,000.00, shall be wire transferred to Standard Title Co. no later than 2:00 pm EST the day following auction end. Balance of the FULL purchase price shall be wire transferred to Standard Title Co. no later than thirty (30) days following the confirmation of sale. Failure to pay deposit, buyer premium or balance of purchase price timely will result in private selling officer moving the court for a contempt citation against purchaser. The purchaser shall be responsible for those costs, allowances, and taxes that the proceeds of the sale are insufficient to cover.

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.