

Sheriff's Sales

Geauga County Sheriff's Office

Geauga County Sheriff – Daniel C. McClelland

SECOND RUN

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 07-F-001334

The State of Ohio, County of Geauga, ss:
ARCO HEATING & COOLING AIR CONDITIONING CO., Plaintiff vs. FRANK DAMANTE, ET AL., Defendant

In pursuance of an Order of Sale in the above entitled action, I will offer for sale at public auction, at the door of the Court House, in the City of Chardon, in the above named County, on **Thursday, the 10th day of September, 2009, at 10:00 o'clock A.M.** the following described real estate, situated in the County of Geauga and State of Ohio, and in the Township of Chester to-wit:

Situated in the Township of Chester, County of Geauga and State of Ohio;

and known as being part of Original Lot No. 17, Tract 1, and further known as being all of Sublot 10 of Orchard Hills Subdivision, same as recorded in Volume 11, Page 49 of Geauga County Records of Plats, in said Township and containing 3.003 acres of land, be the same more or less.

Parcel No.: 11-069724
Said Premises Located at: 11455 PEACHTREE DRIVE, CHESTER TOWNSHIP, OH.

Said Premises appraised at (\$425,000.00) and cannot be sold for less than two-thirds of that amount (\$283,333.00). Please note: The appraisals are based on an exterior appraisal of property only, unless otherwise noted.

TERMS OF SALE: "Cash if Purchase Price is \$300.00 or less. If more than \$300.00 Purchase Price is to be paid in accordance with the Rule of Court of Common Pleas, Geauga County, Ohio, governing Sheriff's Sales."

DANIEL C. McCLELLAND,
Sheriff Geauga County, Ohio

Joshua D. Kaplow, attorney
Aug6-13-20, 2009

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 08-F-000774

The State of Ohio, County of Geauga, ss:
FIRST PLACE BANK, Plaintiff vs. DONNA M. MYERS, ET AL., Defendant

In pursuance of an Alias Order of Sale in the above entitled action, I will offer for sale at public auction, at the door of the Court House, in the City of Chardon, in the above named County, on **Thursday, the 10th day of September, 2009, at 10:00 o'clock A.M.** the following described real estate, situated in the County of Geauga and State of Ohio, and in the Township of Russell to-wit:

Situated in the Township of Russell, County of Geauga and State of Ohio;

and known as being Unit No. C now known as Unit 11, as recorded in Vol. 20, Pg. 119, of the Hillbrook Condominium, as shown by the Declaration and By-Laws recorded in Volume 559, Page 742 of Geauga County Deed Records and Drawings Recorded in Volume 10, Page 39 of Geauga County Condominium Map Records, with amendments, if any, be the same more or less, but subject to all legal highways.

Property Address: 14661 North Hillbrook Lane Unit 11, Russell Township, Ohio 44022
Parcel No.: 26-144960

Prior Instrument No.: 200100608804 - OR Book 1403, page 587

Said Premises Located at: 14661 NORTH HILLBROOK LANE (UNIT NO. 11 IN THE HILLBROOK CONDOMINIUM), RUSSELL TOWNSHIP, OH.

Said Premises appraised at (\$152,000.00) and cannot be sold for less than two-thirds of that amount (\$101,333.00). Please note: The appraisals are based on an exterior appraisal of property only, unless otherwise noted.

TERMS OF SALE: "Cash if Purchase Price is \$300.00 or less. If more than \$300.00 Purchase Price is to be paid in accordance with the Rule of Court of Common Pleas, Geauga County, Ohio, governing Sheriff's Sales."

DANIEL C. McCLELLAND,
Sheriff Geauga County, Ohio

Elizabeth S. Brashear, attorney
Aug6-13-20, 2009

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 08-F-000831

The State of Ohio, County of Geauga, ss:
THE HUNTINGTON NATIONAL BANK, FKA SKY BANK, Plaintiff vs. PAUL M. PETRAS, ET AL., Defendant

In pursuance of an Alias Order of Sale in the above entitled action, I will offer for sale at public auction, at the door of the Court House, in the City of Chardon, in the above named County, on **Thursday, the 10th day of September, 2009, at 10:00 o'clock A.M.** the following described real estate, situated in the County of Geauga and State of Ohio, and in the Township of Newbury to-wit:

Situated in the Township of Newbury, County of Geauga, and State of Ohio;

And known as being a part of Original Lot No. 34, Tract No. 3 and further being known as part of a parcel of land conveyed to Lena Kapalin by deed recorded in Volume 611, Page 632 of Geauga County Deed Records, further bounded and described as follows:

Beginning at a 3/4 inch iron pin found buried 0.50 feet deep at an angle point in the centerline of Snow Road, 60 feet wide at its intersection with the Westerly line of Burton Township; Thence North 78 deg. 09' 17" West along said centerline of Snow Road a distance of 246.34 feet to the Northwesterly corner of land conveyed to Robert D. and Carolyn Ward by deed recorded in Volume 589, Page 469 of Geauga County Deed Records and the principle place of beginning of the premises herein intended to be described:

Course I: Thence South 9 deg. 31' 35" West along the Westerly line of land so conveyed to Robert D. and Carolyn Ward, passing through the Southerly sideline of Snow Road at 30.02 feet, (Witness a one inch iron pipe found at 25.28 feet and 0.39 feet West of line) a total distance of 530.27 feet to a 5/8 inch iron pin found (I.D. Schwartz 7193) at the Southwesterly corner thereof, also being the Northwesterly corner of land conveyed to Anthony and Michelle Lombardo by deed recorded in Volume 977, Page 121 of Geauga County Deed Records;

Course II: Thence North 80 deg. 35' 09" West, a distance of 549.30 feet to a 5/8 inch iron pin set in the Easterly line of land conveyed to Andrew F. and Roselee S. Ule by deed recorded in Volume 524, Page 939 of Geauga County

SHERIFF'S BULLETIN

Sheriff's land sales are held at 10:00 A.M. on Thursday or date scheduled at the GEAUGA COUNTY COMMON PLEAS COURT HOUSE, 100 SHORT COURT STREET, CHARDON, OHIO, 1st floor lobby by the doors of the Court House. Open bids, no personal checks accepted. 10% down payment of successful bid in the form of cash, bank check or certified check at time of bid. Balance due 30 days from confirmation.

- Opening bids start at 2/3 of the appraisal value (this is a verbal bid). No property can be sold for less than 2/3 of the appraisal value.
- Terms: 10% deposit at the time of bid, (if you do not have down payment, property will be re-bid) balance due (CASH, BANK CHECK OR CERTIFIED CHECK) in 30 days after Confirmation.
- NO PERSONAL CHECKS** accepted by Sheriff's Office. 10% down payment of successful bid, **CASH, BANK CHECK, or CERTIFIED CHECK at time of bid.** Checks can be made payable to the Geauga County Sheriff or to yourself and endorsed over to the Sheriff if you get the bid.
- Deeds are issued after the Confirmation of Sale and the balance of the purchase price is received by the Sheriff's Office. When the deed is received, it must be transferred by the **PURCHASER** to show ownership. Contact the Recorder's Officer for more information.
- You cannot see the inside of the properties for sale as they are owned by the defendants. You **"BUY AS IS."**
- Information about the lot size, number of rooms, year built, etc. can be obtained from the Auditor's Office for a small fee using the permanent parcel number. Federal tax liens are filed in the Geauga County Recorder's Office, Courthouse Annex - 1st floor, 231 Main Street, Chardon, Ohio. Case Files are located in the Clerk of Courts Office, Courthouse - 2nd floor, 100 Short Court Street, Chardon, Ohio or visiting www.co.geauga.oh.us click on Departments & Offices) and can be researched in the respective offices. Legal Descriptions for Delinquent Tax Land can be found in the Clerk of Courts Office.
- Delinquent Tax Properties are NOT appraised. They are sold for DELINQUENT TAXES, COSTS, AND PENALTIES. The property is offered for sale two (2) times. If it is not sold on the first sale date, it will be offered again at a later date.
- The Purchaser is responsible for a \$50.00 Deed Fee to be paid to the Sheriff.
- Sheriff's Land Sales are held at 10:00 A.M. on Thursdays or date scheduled at the Geauga County Courthouse, 100 Short Court Street, Chardon, OH., First Floor Lobby.

DATE OF SALE: THURSDAY, AUGUST 27, 2009 – 10:00 A.M.

BURTON TOWNSHIP

Case No. 06-F-000335 – Bank of New York, as Trustee, etc. vs. David J. Dalton, et al., 15726 Jug Road (1742 acres). PPN: 04-150813. Jeffrey R. Jinkens, atty. \$250,000.00 \$166,667.00

BURTON VILLAGE

Case No. 08-F-001295 – AmTrust Bank, etc. vs. Adam T. Ogint, et al., 136909 Colony Lane (1.60 acres). PPN: 05-002400. Brian L. Bly, atty. \$115,000.00 \$76,667.00

CHARDON CITY

Case No. 08-F-000599 – Bank of New York, as Trustee, etc. vs. Roger L. Morris, aka, et al., 390 Park Avenue (0.46 acres). PPN: 10-103360. D.L. Mains, Jr., atty..... \$140,000.00 \$93,333.00

Case No. 08-F-001369 – CitiMortgage, Inc. vs. Christopher R. Moss, et al., 339 East King Street (1.00 acres). PPN: 10-146100. Erin M. Laurito, atty..... \$140,000.00 \$93,333.00

CHESTER TOWNSHIP

Case No. 07-F-000283 – Bank of New York, N.A. vs. Donald J. Lambert, aka, et al., 8033 Cedar Road (1.00 acres). PPN: 11-186500. Bill L. Purtell, atty. \$100,000.00 \$66,667.00

CLARIDON TOWNSHIP

Case No. 09-F-000033 – Deutsche Bank Trust Company Americas, etc. vs. Marc H. Samber, et al., 14620 Chardon Windsor Road (3.20 acres). PPN: 12-090201. S. Scott Martin, atty. \$170,000.00 \$113,333.00

HAMBDEN TOWNSHIP

Case No. 08-F-000763 – Bank of New York, N.A. vs. Brett E. Yehl, aka, et al., 14853 GAR Highway (5.08 acres). PPN: 15-002650. Jennifer E. Powers, atty..... \$100,000.00 \$66,667.00

HUNTSBURG TOWNSHIP

Case No. 08-F-000398 – JPMorgan Chase Bank, N.A. vs. Edward M. Bozak, et al., 12216 Brookview Road (4.15 acres). PPN: 16-006100, 16-006200. Matthew I. McKelvey, atty..... \$100,000.00 \$66,667.00

MIDDLEFIELD TOWNSHIP

Case No. 08-F-001179 – Countrywide Home Loans, Inc., etc. vs. Emma Y. Miller, et al., 16815 Kinsman Road (3.73 acres). PPN: 18-032400. Jill L. Fealko, atty. \$170,000.00 \$113,333.00

MIDDLEFIELD VILLAGE

Case No. 08-F-000361 – Sun Life Assurance Co. of Canada vs. Beta Holdings LLC, et al., 15651 West High Street (4.59 acres). PPN: 19-016500. H. Toby Schisler, atty..... \$670,000.00 \$446,667.00

MONTVILLE TOWNSHIP

Case No. 08-F-000587 – Chase Home Finance, LLC vs. Rex M. Collins, et al., 17010 Leggett Road (4.02 acres). PPN: 20-052992. S. Scott Martin, atty..... \$45,000.00 \$30,000.00

MUNSON TOWNSHIP

Case No. 08-F-000466 – IndyMac Bank, F.S.B. vs. Nga T. Chau, et al., 12085 Burlington Glen Drive (1.50 acres). PPN: 21-176446. April A. Brown, atty. \$480,000.00 \$320,000.00

Case No. 08-F-001008 – Countrywide Home Loans, Inc., etc. vs. Terry R. Christian, et al., 13025 Bass Lake Road (3.03 acres). PPN: 21-173200. Stacy L. Hart, atty. \$130,000.00 \$86,667.00

Case No. 08-F-001133 – The Home Savings & Loan Co. of Youngstown, OH vs. Ronnie L. Clark, Jr., et al., 10760 Nollwood Drive (2.94 acres). PPN: 21-146700. Thomas M. Gase, atty..... \$425,000.00 \$283,333.00

NEWBURY TOWNSHIP

Case No. 08-F-000241 – Bank of New York Trust Co., N.A., etc. vs. Dwayne Harris, et al., 14816 Beechwood Drive (0.28 acres). PPN: 23-178820, 23-178821, 23-178822, 23-178823. Olivia K. Smith, atty. \$100,000.00 \$66,667.00

PARKMAN TOWNSHIP

Case No. 08-F-001122 – CitiMortgage, Inc. vs. Beverly A. Lipscomb, et al., 19111 Nelson Ledge Road (2.94 acres). PPN: 25-075800. Rebecca R. Shrader, atty. \$150,000.00 \$100,000.00

Case No. 08-F-001340 – Wells Fargo Bank, N.A. vs. Anthony I. Morgan, aka, et al., 16685 Madison Road (5.00 acres). PPN: 25-056100. Kirk Sampson, atty. \$170,000.00 \$113,333.00

Case No. 08-F-001445 – MTGLQ Investors, L.P. vs. Ronald P. Freiberg, et al., 17915 Owen Road (1.66 acres). PPN: 25-068711. Kim M. Hammond, atty..... \$128,000.00 \$85,333.00

Deed Records;

Course III: Thence North 9 deg. 36' 33" East along said Easterly line of land so conveyed to Andrew F. and Roselee S. Ule, passing through a one inch iron pipe found at 528.74 feet, a total distance of 553.56 feet to said centerline of Snow Road;

Course IV: Thence South 78 deg. 09' 17" East along said centerline of Snow Road, a distance of 548.95 feet to the principle place of beginning and containing 6.8288 acres of land (6.4508 acres of land excluding the area within the right-of-way of Snow Road) as surveyed, calculated and described on November 12, 2004 by Rudy E. Schwartz, P.S. 7193 be the same more or less, but subject to all legal highways and easements of record. Bearings used herein refer to an assumed meridian and are intended to indicate angles only. All 5/8 inch iron pins set are I.D. Schwartz 7193.
Parcel No.: 23-156300

Said Premises Located at: 12401 SNOW ROAD, NEWBURY TOWNSHIP, OH.
Said Premises appraised at (\$165,000.00) and

cannot be sold for less than two-thirds of that amount (\$110,000.00). Please note: The appraisals are based on an exterior appraisal of property only, unless otherwise noted.

TERMS OF SALE: "Cash if Purchase Price is \$300.00 or less. If more than \$300.00 Purchase Price is to be paid in accordance with the Rule of Court of Common Pleas, Geauga County, Ohio, governing Sheriff's Sales."

DANIEL C. McCLELLAND,
Sheriff Geauga County, Ohio

Robert H. Young, attorney
Aug6-13-20, 2009

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 08-F-000834

The State of Ohio, County of Geauga, ss:
DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE UNDER NOVASTAR MORTGAGE FUNDING TRUST, SERIES 2007-1,

Plaintiff vs. DANIEL R. CANTER, ET AL., Defendant

In pursuance of an Order of Sale in the above entitled action, I will offer for sale at public auction, at the door of the Court House, in the City of Chardon, in the above named County, on **Thursday, the 10th day of September, 2009, at 10:00 o'clock A.M.** the following described real estate, situated in the County of Geauga and State of Ohio, and in the Township of Russell to-wit:

Situated in the Township of Russell, County of Geauga and State of Ohio and known as being part of Original Lot No. 15, Tract No. 3 in said Township and more particularly described as follows: Being Sublot No. 265 in Frank W. Stanton's Chagrin Heights Subdivision No. 3, which Subdivision is shown on the recorded plat in Volume 3, Pages 17 and 18 of the Records of Maps of Geauga County, Ohio. Said Sublot No. 265 is located on the Southwest corner of Walters Road and Birchmont Drive. It

has a frontage of 70 feet on the Southeasterly side of Walter Road and extends Southeasterly along the Southwesterly side of Birchmont Drive, a distance of 174.21 feet. It extends back along its southwesterly border a distance of 165.39 feet and is 59.25 feet wide in the rear, as appears by said plat, be the same more or less, but subject to all legal highways.

Parcel Number(s): 28-022400
Prior Deed Info: General Warranty Deed, OR Book 1735, Page 1433, filed July 8, 2004
Said Premises Located at: 15853 HEMLOCK ROAD, RUSSELL TOWNSHIP, OH.

Said Premises appraised at (\$180,000.00) and cannot be sold for less than two-thirds of that amount (\$120,000.00). Please note: The appraisals are based on an exterior appraisal of property only, unless otherwise noted.

TERMS OF SALE: "Cash if Purchase Price is \$300.00 or less. If more than \$300.00 Purchase Price is to be paid in accordance with the Rule of Court of Common Pleas, Geauga County, Ohio, governing Sheriff's Sales."

DANIEL C. McCLELLAND,
Sheriff Geauga County, Ohio
Robert R. Hoose, attorney
Aug6-13-20, 2009

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 08-F-000953

The State of Ohio, County of Geauga, ss:
DLJ MORTGAGE CAPITAL, INC., Plaintiff vs. JOHN J. ROWE, ET AL., Defendant

In pursuance of an Order of Sale in the above entitled action, I will offer for sale at public auction, at the door of the Court House, in the City of Chardon, in the above named County, on **Thursday, the 10th day of September, 2009, at 10:00 o'clock A.M.** the following described real estate, situated in the County of Geauga and State of Ohio, and in the Township of Bainbridge to-wit:

Situated in the Township of Bainbridge, County of Geauga and State of Ohio: and known as being Sublot No. C-90 in Section No. 1 of Pilgrim Village Inc. Subdivision of part of Original Township Lot No. 68, as shown by the recorded plat in Volume 8, Page 68 of Geauga County Records, and being 150 feet front on the Southerly side of Apple Hill Road, and extending back of equal width 300 feet, as appears by said plat, be the same more or less, but subject to all legal highways.

Parcel Number(s): 02-217700
Deed Reference Number: dated November 13, 2005, filed June 6, 2006, recorded in Official Records Volume 1796, Page 128, Recorder's Office, Geauga County, Ohio

Said Premises Located at: 8591 APPLE HILL ROAD, BAINBRIDGE TOWNSHIP, OH.

Said Premises appraised at (\$200,000.00) and cannot be sold for less than two-thirds of that amount (\$133,333.00). Please note: The appraisals are based on an exterior appraisal of property only, unless otherwise noted.

TERMS OF SALE: "Cash if Purchase Price is \$300.00 or less. If more than \$300.00 Purchase Price is to be paid in accordance with the Rule of Court of Common Pleas, Geauga County, Ohio, governing Sheriff's Sales."

DANIEL C. McCLELLAND,
Sheriff Geauga County, Ohio
Kevin L. Williams, attorney
Aug6-13-20, 2009

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 08-F-000969

The State of Ohio, County of Geauga, ss:
HSBC MORTGAGE SERVICES, INC., Plaintiff vs. DONALD E. BARNHOUSE, ET AL., Defendant

In pursuance of an Order of Sale in the above entitled action, I will offer for sale at public auction, at the door of the Court House, in the City of Chardon, in the above named County, on **Thursday, the 10th day of September, 2009, at 10:00 o'clock A.M.** the following described real estate, situated in the County of Geauga and State of Ohio, and in the Village of South Russell to-wit:

Situated in the Village of South Russell, County of Geauga and State of Ohio: And known as being Sublot No. 4 of Alfred G. Sheer's Bellwood Acres Subdivision No. 1 as recorded in Volume 6, page 189 of Geauga County Records of Plats. Containing 1.243 acres. Be the same more or less, but subject to all legal highways.

Parcel Number(s): 29-004900
Deed Reference Number: dated May 8, 1970, filed June 16, 1970, recorded in Official Records Volume 513, Page 1045, Recorder's Office, Geauga County, Ohio

Said Premises Located at: 99 LAKEVIEW LAND, VILLAGE OF SOUTH RUSSELL, OH.

Said Premises appraised at (\$180,000.00) and cannot be sold for less than two-thirds of that amount (\$120,000.00). Please note: The appraisals are based on an exterior appraisal of property only, unless otherwise noted.

TERMS OF SALE: "Cash if Purchase Price is \$300.00 or less. If more than \$300.00 Purchase Price is to be paid in accordance with the Rule of Court of Common Pleas, Geauga County, Ohio, governing Sheriff's Sales."

DANIEL C. McCLELLAND,
Sheriff Geauga County, Ohio
Rebecca R. Shrader, attorney
Aug6-13-20, 2009

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 08-F-000972

The State of Ohio, County of Geauga, ss:
THE HOME SAVINGS AND LOAN COMPANY OF YOUNGSTOWN, OHIO, Plaintiff vs. MARISSA KENNY, ET AL., Defendant

In pursuance of an Order of Sale in the above entitled action, I will offer for sale at public auction, at the door of the Court House, in the City of Chardon, in the above named County, on **Thursday, the 10th day of September, 2009, at 10:00 o'clock A.M.** the following described real estate, situated in the County of Geauga and State of Ohio, and in the Township of Bainbridge to-wit:

Situated in the Township of Bainbridge, County of Geauga and State of Ohio:

And known as being Sublot No. Nine A (9A) in Resubdivision of a part of Weatheravne Subdivision being a part of Original Bainbridge Township Lots No. 16 and 17, Tract No. 2 as shown by the recorded plat in Volume 21, Page 4 of Geauga County Records. Originally shown on Weatheravne Subdivision Plat recorded in Volume 20, Page 33, of the Geauga County Records, and containing 5.115 acres of land as appears by said plat.

Parcel Number: 02-419877
OR Book 1808 Page 1152
Said Premises Located at: 9541 WEATHERAVANE DRIVE, BAINBRIDGE TOWNSHIP, OH.
Said Premises appraised at (\$800,000.00) and

cannot be sold for less than two-thirds of that amount (\$533,333.00). Please note: The appraisals are based on an exterior appraisal of property only, unless otherwise noted.

TERMS OF SALE: "Cash if Purchase Price is \$300.00 or less. If more than \$300.00 Purchase Price is to be paid in accordance with the Rule of Court of Common Pleas, Geauga County, Ohio, governing Sheriff's Sales."

DANIEL C. McCLELLAND,
Sheriff Geauga County, Ohio
Thomas M. Gacse, attorney
Aug6-13-20, 2009

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 08-F-001025

The State of Ohio, County of Geauga, ss:
DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR FFMLT TRUST 2006-FF6, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2006-FF6, Plaintiff vs. RAY SCHLOSS, ET AL., Defendant

In pursuance of an Order of Sale in the above entitled action, I will offer for sale at public auction, at the door of the Court House, in the City of Chardon, in the above named County, on **Thursday, the 10th day of September, 2009, at 10:00 o'clock A.M.** the following described real estate, situated in the County of Geauga and State of Ohio, and in the Village of South Russell to-wit:

Situated in the Village of South Russell, County of Geauga and State of Ohio:

And known as being Sublot 80 in Frank Station's Chagrin Heights Subdivision No. 2 of part of Original Russell Township Lot No. 15, Tract No. 3, as shown by the recorded plat in Volume 3, Page 5 and 6 of Geauga County Records, and being 75.0 feet front on the Easterly side of Mapleridge Road, and extending back of equal width 192.0 feet, and having a rear line of 75.0 feet, as appears by said plat, be the same more or less, but subject to all legal highways.

Parcel Number(s): 29-089500
Deed Reference Number: dated January 25, 2005, filed February 1, 2005, recorded in Official Records Volume 1753, Page 2743, Recorder's Office, Geauga County, Ohio

Said Premises Located at: 114 MAPLERIDGE ROAD, VILLAGE OF SOUTH RUSSELL, OH.

Said Premises appraised at (\$220,000.00) and cannot be sold for less than two-thirds of that amount (\$146,667.00). Please note: The appraisals are based on an exterior appraisal of property only, unless otherwise noted.

TERMS OF SALE: "Cash if Purchase Price is \$300.00 or less. If more than \$300.00 Purchase Price is to be paid in accordance with the Rule of Court of Common Pleas, Geauga County, Ohio, governing Sheriff's Sales."

DANIEL C. McCLELLAND,
Sheriff Geauga County, Ohio
Matthew J. Richardson, attorney
Aug6-13-20, 2009

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 08-F-001037

The State of Ohio, County of Geauga, ss:
MOREQUITY, INC., Plaintiff vs. DOUG MCVEEN, AKA DOUGLAS MCVEEN, ET AL., Defendant

In pursuance of an Order of Sale in the above entitled action, I will offer for sale at public auction, at the door of the Court House, in the City of Chardon, in the above named County, on **Thursday, the 10th day of September, 2009, at 10:00 o'clock A.M.** the following described real estate, situated in the County of Geauga and State of Ohio, and in the Township of Bainbridge to-wit:

Situated in the Township of Bainbridge, Geauga County, State of Ohio:
And known as being Sublot No. 111 in Living Homes Subdivision No. 2 a part of Original Bainbridge Township Lots Nos. 19 and 20, Tract No. 2, as shown by the recorded plat of said Subdivision in Volume 11 of Maps, Page 148 of Geauga County Records, be the same more or less, but subject to all legal highways.

Parcel No.: 02-056097
Said Premises Located at: 18245 ROLLING BROOK DRIVE, BAINBRIDGE TOWNSHIP, OH.

Said Premises appraised at (\$260,000.00) and cannot be sold for less than two-thirds of that amount (\$173,333.00). Please note: The appraisals are based on an exterior appraisal of property only, unless otherwise noted.

TERMS OF SALE: "Cash if Purchase Price is \$300.00 or less. If more than \$300.00 Purchase Price is to be paid in accordance with the Rule of Court of Common Pleas, Geauga County, Ohio, governing Sheriff's Sales."

DANIEL C. McCLELLAND,
Sheriff Geauga County, Ohio
Peter L. Mehler, attorney
Aug6-13-20, 2009

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 08-F-001132

The State of Ohio, County of Geauga, ss:
CHASE HOME FINANCE, LLC, Plaintiff vs. DAVID A. COSENTINO, ET AL., Defendant

In pursuance of an Alias Order of Sale in the above entitled action, I will offer for sale at public auction, at the door of the Court House, in the City of Chardon, in the above named County, on **Thursday, the 10th day of September, 2009, at 10:00 o'clock A.M.** the following described real estate, situated in the County of Geauga and State of Ohio, and in the Township of Bainbridge to-wit:

Situated in the Township of Bainbridge, County of Geauga and State of Ohio and known as being Sublot No. A59 in Pilgrim Village Subdivision, as shown by the recorded plat in Volume 8, Page 68 of Geauga County Records and being 170 feet front on the Westerly side of Alden Street, as extending back of equal width 350 feet, as appears by said plat.

Parcel No.: 02-314027
Prior Deed Reference: OR 1378 page 21
Said Premises Located at: 17994 ALDEN STREET, BAINBRIDGE TOWNSHIP, OH.

Said Premises appraised at (\$200,000.00) and cannot be sold for less than two-thirds of that amount (\$133,333.00). Please note: The appraisals are based on an exterior appraisal of property only, unless otherwise noted.

TERMS OF SALE: "Cash if Purchase Price is \$300.00 or less. If more than \$300.00 Purchase Price is to be paid in accordance with the Rule of Court of Common Pleas, Geauga County, Ohio, governing Sheriff's Sales."

DANIEL C. McCLELLAND,
Sheriff Geauga County, Ohio
Elizabeth S. Brashear, attorney
Aug6-13-20, 2009

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 08-F-001341

The State of Ohio, County of Geauga, ss:
JP MORGAN CHASE BANK, NATIONAL ASSOCIATION, Plaintiff vs. SUNITHA AVULA, ET AL., Defendant

In pursuance of an Order of Sale in the above entitled action, I will offer for sale at public auction, at the door of the Court House, in the City of Chardon, in the above named County, on **Thursday, the 10th day of September, 2009, at 10:00 o'clock A.M.** the following described real estate, situated in the County of Geauga and State of Ohio, and in the Township of Chester to-wit:

Situated in the Township of Chester, County of Geauga and State of Ohio:
And known as being part of Original Lot 9, Tract No. 1, Township 8, Range IX of the Connecticut Western Reserve, further bounded and described as follows:

Beginning at a one inch pin found in a monument box at the intersection of Sperry and Mulberry Roads, said iron pin being the true place of beginning; Thence north 0 deg. 22' 15" west along the centerline of Sperry Road, a distance of 344.66 feet to a point; Thence north 90 deg. 00' 00" east passing thru a one inch iron pipe set on the east right of way of Sperry Road, a total distance of 740.97 feet to a one inch iron pipe set; Thence south 1 deg. 05' 15" west passing thru a one inch iron pipe set on the north right of way of Mulberry Road, a total distance of 357.61 feet to a point in the centerline of Mulberry Road; Thence north 88 deg. 54' 45" west along the centerline of Mulberry Road, a distance of 732.06 feet to the true place of beginning, containing 5.930 acres of land, of which 0.721 acres is within the Sperry and Mulberry Roads right of way, and subject to all legal highways and easements, as surveyed and described from records by Mitchell A. Ferguson, Professional Land Surveyor No. 7627 in May, 1995.

Bearings used are arbitrary and are intended to denote the relationship between angles only.

Excepting therefrom such encroachments as do not materially adversely affect the use or value of the property, recorded restrictions, easements and conditions, including without limitation, subsurface rights, zoning ordinances, if any, and taxes and assessments, both general and special, which are a lien on the property but are not currently due and payable.

Parcel No.: 11-389077
Prior Deed Reference: OR Book 1692, Page 33
Said Premises Located at: 11361 SPERRY ROAD, CHESTER TOWNSHIP, OH.

Said Premises appraised at (\$320,000.00) and cannot be sold for less than two-thirds of that amount (\$213,333.00). Please note: The appraisals are based on an exterior appraisal of property only, unless otherwise noted.

TERMS OF SALE: "Cash if Purchase Price is \$300.00 or less. If more than \$300.00 Purchase Price is to be paid in accordance with the Rule of Court of Common Pleas, Geauga County, Ohio, governing Sheriff's Sales."

DANIEL C. McCLELLAND,
Sheriff Geauga County, Ohio
Anita L. Maddix, attorney
Aug6-13-20, 2009

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 08-F-001425

The State of Ohio, County of Geauga, ss:
U.S. BANK, N.A., SUCCESSOR BY MERGER TO THE LEADER MORTGAGE COMPANY, LLC, SUCCESSOR BY MERGER TO THE LEADER MORTGAGE COMPANY, Plaintiff vs. FREDERICK W. DEMING, AKA FREDERICK W. DEMING, JR., ET AL., Defendant

In pursuance of an Order of Sale in the above entitled action, I will offer for sale at public auction, at the door of the Court House, in the City of Chardon, in the above named County, on **Thursday, the 10th day of September, 2009, at 10:00 o'clock A.M.** the following described real estate, situated in the County of Geauga and State of Ohio, and in the Township of Munson to-wit:

Situated in the County of Geauga, in the State of Ohio and in the Township of Munson, and known as being Sublot No. 2 in Sophie Klatka Subdivision of part of Original Munson Township Lot No. 34, Tract No. 3 and Lot No. 6 Tract No. 2 as shown by the recorded plat in Volume 7, Page 56 of Geauga County Records, and being 230 feet front on the centerline of Mayfield Road and extending back of equal width 378.7 feet as appears by said plat, be the same more or less, but subject to all legal highways.

Parcel No.: 21-103400
Prior Deed Reference: O.R. Vol. 1810, Pg. 3413

Said Premises Located at: 11031 MAYFIELD ROAD, MUNSON TOWNSHIP, OH.

Said Premises appraised at (\$150,000.00) and cannot be sold for less than two-thirds of that amount (\$100,000.00). Please note: The appraisals are based on an exterior appraisal of property only, unless otherwise noted.

TERMS OF SALE: "Cash if Purchase Price is \$300.00 or less. If more than \$300.00 Purchase Price is to be paid in accordance with the Rule of Court of Common Pleas, Geauga County, Ohio, governing Sheriff's Sales."

DANIEL C. McCLELLAND,
Sheriff Geauga County, Ohio
S. Scott Martin, attorney
Aug6-13-20, 2009

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 08-F-001426

The State of Ohio, County of Geauga, ss:
COUNTRYWIDE HOME LOANS SERVICE, LP, Plaintiff vs. ROBERT F. REDMOND, ET AL., Defendant

In pursuance of an Order of Sale in the above entitled action, I will offer for sale at public auction, at the door of the Court House, in the City of Chardon, in the above named County, on **Thursday, the 10th day of September, 2009, at 10:00 o'clock A.M.** the following described real estate, situated in the County of Geauga and State of Ohio, and in the Township of Russell to-wit:

Situated in the Township of Russell, County of Geauga and State of Ohio: And known as being part of Original Lot #3, in the West Division of Tract #2, and more particularly described as follows:

Beginning at a point in the center line of S.R. #87, 60 feet wide, at its intersection with the east line of O.L. #3 in the West Division of Tract #2, thence North 0° 42' 34" West, along the east line of O.L. #3, for a distance of 1848.77 feet, which point is the northeast corner of lands of V. McKee, as recorded in Volume 425, Page 135, of the Geauga County Records; thence South 88° 41' West, along the Northerly line of the said McKee lands, for a distance of

269.10 feet to a point; thence North 9° 12' 30" East, for a distance of 11.07 feet to a point; thence South 60° 38' West, for a distance of 265.63 feet to a point; thence South 76° 37' 30" West for a distance of 246.68 feet to a point in the center line of a Right of Way in Common, 60 feet wide; thence North 23° 04' 40" West, along the center line of said Right of Way in Common, for a distance of 434.00 feet to the principal place of beginning; thence North 76° 37' 30" East, across an iron pin set in the easterly line of the said Right of Way in Common, for a distance of 152.74 feet to a point; thence North 23° 04' 40" West, across an iron pin set in the Southerly line of a Right of Way in Common, 60 feet wide, for a distance of 434.00 feet to a point in the center line of the said Right of Way in Common; thence South 76° 37' 30" West along the center line of the Right of Way in Common, for a distance of 162.74 feet to the center line of the Right of Way in Common, 60 feet wide; thence South 23° 04' 40" East, along the center line of the said Right of Way in Common, for a distance of 434.00 feet, to the principal place of beginning, containing 1.5 acres, be the same more or less, but subject to all legal highways, according to survey by E.C. Akerley, Registered Surveyor #3860.

Permanent Parcel Number: 26-149800
Prior Deed Reference: Deed Vol. No. 550, Page 961 & Deed Vol. No. 1781, Page 3018

Said Premises Located at: 7315 JOHNSTON DRIVE, RUSSELL TOWNSHIP, OH.

Said Premises appraised at (\$495,000.00) and cannot be sold for less than two-thirds of that amount (\$330,000.00). Please note: The appraisals are based on an exterior appraisal of property only, unless otherwise noted.

TERMS OF SALE: "Cash if Purchase Price is \$300.00 or less. If more than \$300.00 Purchase Price is to be paid in accordance with the Rule of Court of Common Pleas, Geauga County, Ohio, governing Sheriff's Sales."

DANIEL C. McCLELLAND,
Sheriff Geauga County, Ohio
Brian L. Bly, attorney
Aug6-13-20, 2009

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 09-F-000071

The State of Ohio, County of Geauga, ss:
THE BANK OF NEW YORK, AS TRUSTEE FOR THE BENEFIT OF THE CERTIFICATE HOLDERS, CAWALT, INC., ALTERNATIVE LOAN TRUST 2007-3T1; MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-3T1, Plaintiff vs. JOHN C. REID, ET AL., Defendant

In pursuance of an Order of Sale in the above entitled action, I will offer for sale at public auction, at the door of the Court House, in the City of Chardon, in the above named County, on **Thursday, the 10th day of September, 2009, at 10:00 o'clock A.M.** the following described real estate, situated in the County of Geauga and State of Ohio, and in the Township of Munson to-wit:

Situated in the Township of Munson, County of Geauga and State of Ohio: and known as being part of Lot Nos. 7 and 8 Hathaway Tract, Tract No. 1 and part of Lot No. 14, Tract No. 2 within said Township and further described as being Sublot No. 2 of the Reserve of Bass Lake Phase I Subdivision as recorded in Volume 25, Page 61 and re-recorded in Volume 25, Page 64 of Geauga County Record of Plats, be the same more or less, but subject to all legal highways.

Parcel No. 21-176804
Said Premises Located at: 11110 RIVER ROAD, MUNSON TOWNSHIP, OH.

Said Premises appraised at (\$600,000.00) and cannot be sold for less than two-thirds of that amount (\$400,000.00). Please note: The appraisals are based on an exterior appraisal of property only, unless otherwise noted.

TERMS OF SALE: "Cash if Purchase Price is \$300.00 or less. If more than \$300.00 Purchase Price is to be paid in accordance with the Rule of Court of Common Pleas, Geauga County, Ohio, governing Sheriff's Sales."

DANIEL C. McCLELLAND,
Sheriff Geauga County, Ohio
Erin M. Laurito, attorney
Aug6-13-20, 2009

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 09-F-000073

The State of Ohio, County of Geauga, ss:
HSBC BANK USA NATIONAL ASSOCIATION, AS TRUSTEE UNDER THE POOLING AND SERVICING AGREEMENT DATED AS OF NOVEMBER 1, 2006, FREMONT HOME LOAN TRUST 2006-D, Plaintiff vs. MICHELLE SCACCHI, ET AL., Defendant

In pursuance of an Order of Sale in the above entitled action, I will offer for sale at public auction, at the door of the Court House, in the City of Chardon, in the above named County, on **Thursday, the 10th day of September, 2009, at 10:00 o'clock A.M.** the following described real estate, situated in the County of Geauga and State of Ohio, and in the Township of Auburn to-wit:

Situated in the Township of Auburn, County of Geauga and State of Ohio: And known as part of Lot No. 3 of Section No. 5 in Tract No. 1 within said Township, and further described as follows:

Beginning in the Center Line of Messenger Road at the point that is North 00 degrees 00' 23" East along said center line with the center line of Franks Road; thence South 89 degrees 21' 00" West, through an iron pipe at 30.00 feet from said center line of Messenger Road, a total distance of 430.01 feet to an iron pipe in the Easterly line of land conveyed to Charles D. and Mary S. Converse by deed recorded in Volume 512, Page 452 of the Geauga County Records of Deeds; thence North 00 degrees 00' 20" East along said Easterly line and a Northerly prolongation thereof, through an iron pin found at 39.95 feet at the Northeasterly corner of said conveyance, a total distance of 179.00 feet to an iron pipe; thence North 89 degrees 21' 00" East 430.02 feet to the center line of Messenger Road and through an iron pipe at 30.00 feet therefrom; thence South 00 degrees 00' 23" West along said center line 179.60 feet to the place of beginning, containing 1.773 acres as surveyed in October, 1977 by Lawrence Wilson, Registered Surveyor No. 5807, be the same more or less, but subject to all legal highways.

The above described premises are also known as being Sublot No. 6 of County Meadows Estates Subdivision as recorded in Volume 11, Page 100 of Geauga County Records of plats. (re-recorded in Volume 11, Page 101), be the same more or less, but subject to all legal highways.

P.P.N. 01-045840

Said Premises Located at: 16350 MESSENGER ROAD, AUBURN TOWNSHIP, OH.

Said Premises appraised at (\$160,000.00) and cannot be sold for less than two-thirds of that

amount (\$106,667.00). Please note: The appraisals are based on an exterior appraisal of property only, unless otherwise noted.

TERMS OF SALE: "Cash if Purchase Price is \$300.00 or less. If more than \$300.00 Purchase Price is to be paid in accordance with the Rule of Court of Common Pleas, Geauga County, Ohio, governing Sheriff's Sales."

DANIEL C. McCLELLAND,
Sheriff Geauga County, Ohio

Kim M. Hammond, attorney
Aug6-13-20, 2009

TAX FORECLOSURE SALES

NOTICE OF SALE UNDER JUDGEMENT OF FORECLOSURE OF LIENS FOR DELINQUENT LAND TAX
Revised Code, Sec. 5721.19.1
Case No. 08-F-001371

CHRISTOPHER P. HITCHCOCK, TREASURER OF GEAUGA COUNTY, OHIO, Plaintiff vs. HELEN T. SHELDON, ET AL., Defendants

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

Parcel No(s): 02-420356 - 0.18 acres.
Address: known on the tax duplicate as VACANT LOT ON LUCERNE DRIVE, BAINBRIDGE TOWNSHIP, OH.

Description: "As Geauga County has adopted a permanent parcel number system, it has been determined that publication of the complete legal description is not necessary to provide reasonable notice of the foreclosure sale to potential bidders. The complete legal description can be located in the Court's file located at the Geauga County Clerk of Court's office, located on the 2nd floor of the Geauga County Courthouse, 100 Short Court, Chardon, Ohio 44024."

Last known owner: HELEN T. SHELDON, ADDRESS UNKNOWN.

MINIMUM BID: \$1,751.83

Whereas, such judgment orders such real property to be sold by the undersigned to satisfy the total amount of said judgment:

Now, therefore, public notice is hereby given that Daniel C. McClelland, Sheriff of Geauga County, Ohio, will sell such real property at public auction, for cash to the highest bidder of an amount sufficient to satisfy the judgment against each parcel at 10:00 o'clock A.M. at the door of the Court House in the City of Chardon, Ohio on **THURSDAY, THE 10TH DAY OF SEPTEMBER, 2009** and if any parcel does not receive a sufficient bid, it shall be offered for sale, under the same terms and conditions of the first sale and at the same time of day and at the same place, on **THURSDAY, THE 24TH DAY OF SEPTEMBER, 2009** for an amount sufficient to satisfy the judgment against the parcel.

Public notice is hereby given that all such real property to be sold at public auction may be subject to a federal tax lien that may not be extinguished by the sale, and purchasers of any such real property are urged to search the Federal Tax Lien index that is kept by the County Recorder to determine if notice of a federal tax lien has been filed with respect to any such real property.

TERMS OF SALE: "Cash if Purchase Price is \$300.00 or less. If more than \$300.00 Purchase Price is to be paid in accordance with the Rule of Court of Common Pleas, Geauga County, Ohio, governing Sheriff's Sales."

DANIEL C. McCLELLAND,
Sheriff Geauga County, Ohio

Bridey Matheney, attorney
Aug6-13-20, 2009

NOTICE OF SALE UNDER JUDGEMENT OF FORECLOSURE OF LIENS FOR DELINQUENT LAND TAX
Revised Code, Sec. 5721.19.1
Case No. 09-F-000085

CHRISTOPHER P. HITCHCOCK, TREASURER OF GEAUGA COUNTY, OHIO, Plaintiff vs. DOLORES KRUPA, AKA DOLORES A. KRUPA, ET AL., Defendants

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

Parcel No(s): 26-095100 - 0.53 acres; 26-098100 - 0.91 acres.

Address: known on the tax duplicate as 26-095100 - 8562 FAIRMOUNT ROAD, RUSSELL TOWNSHIP, OH AND 26-098100 - 8550 FAIRMOUNT ROAD, RUSSELL TOWNSHIP, OH.

Description: "As Geauga County has adopted a permanent parcel number system, it has been determined that publication of the complete

legal description is not necessary to provide reasonable notice of the foreclosure sale to potential bidders. The complete legal description can be located in the Court's file located at the Geauga County Clerk of Court's office, located on the 2nd floor of the Geauga County Courthouse, 100 Short Court, Chardon, Ohio 44024."

Last known owner: LEONARD AND DOLORES KRUPA, 8562 FAIRMOUNT ROAD, NOVELTY, OH 44072.

MINIMUM BID: \$17,223.99

Whereas, such judgment orders such real property to be sold by the undersigned to satisfy the total amount of said judgment:

Now, therefore, public notice is hereby given that Daniel C. McClelland, Sheriff of Geauga County, Ohio, will sell such real property at public auction, for cash to the highest bidder of an amount sufficient to satisfy the judgment against each parcel at 10:00 o'clock A.M. at the door of the Court House in the City of Chardon, Ohio on **THURSDAY, THE 10TH DAY OF SEPTEMBER, 2009** and if any parcel does not receive a sufficient bid, it shall be offered for sale, under the same terms and conditions of the first sale and at the same time of day and at the same place, on **THURSDAY, THE 24TH DAY OF SEPTEMBER, 2009** for an amount sufficient to satisfy the judgment against the parcel.

Public notice is hereby given that all such real property to be sold at public auction may be subject to a federal tax lien that may not be extinguished by the sale, and purchasers of any such real property are urged to search the Federal Tax Lien index that is kept by the County Recorder to determine if notice of a federal tax lien has been filed with respect to any such real property.

TERMS OF SALE: "Cash if Purchase Price is \$300.00 or less. If more than \$300.00 Purchase Price is to be paid in accordance with the Rule of Court of Common Pleas, Geauga County, Ohio, governing Sheriff's Sales."

DANIEL C. McCLELLAND,
Sheriff Geauga County, Ohio

Bridey Matheney, attorney
Aug6-13-20, 2009

LEGAL NOTICES

LEGAL NOTICE IN THE COURT OF COMMON PLEAS GEAUGA COUNTY, OHIO

08-F-001304 - National City Bank, successor by merger to National City Mortgage Co., a subsidiary of National City Bank of Indiana, Plaintiff vs. Margaret E. Porter, aka Margaret Porter, et al., Defendants

Unknown Heirs and Devisees of Raymond C. Porter, Deceased, whose last known addresses are unknown and whose residences are unknown and, if married, the Unknown Spouses and, if deceased, their Unknown Heirs and Devisees, whose addresses are unknown, will take notice that on the 20th day of November, 2008, National City Bank, successor by merger to National City Mortgage Co., a subsidiary of National City Bank of Indiana filed its Complaint in the Common Pleas Court of Geauga County, 100 Short Court, Chardon, OH 44024, being Case No. 08-F-001304 in said Court against Margaret E. Porter, aka Margaret Porter, et al. praying for Judgment of \$453,427.54 with interest at the rate of 4.375% per annum from July 1, 2008, until paid and for foreclosure of a mortgage on the following described real estate, to wit:

Parcel No. 04-150603
Street Address: 13575 Hale Road, Burton, Ohio 44021

A complete legal description of the parcel may be obtained from the Geauga County Auditor, and that Defendants be required to set up any interest they may have in said premises or be forever barred, that upon failure of said Defendants to pay or cause to be paid said Judgment within three days from its rendition that an Order of Sale be issued to the Sheriff of Geauga County, Ohio, to appraise, advertise, and sell said real estate, that the premises by sold free and clear of all claims, liens and interest of any parties herein, that the proceeds from the sale of said premises be applied to Plaintiff's Judgment and for such other relief to which Plaintiff is entitled.

Said Defendants will take notice that they will be required to answer said Complaint on or before the 10th day of September, 2009, or judgment will be rendered accordingly. NATIONAL CITY BANK, SUCCESSOR BY

MERGER TO NATIONAL CITY MORTGAGE CO., A SUBSIDIARY OF NATIONAL CITY BANK OF INDIANA
By Erin M. Laurito, Laurito & Laurito, L.L.C., Attorney for Plaintiff, 35 Commercial Way, Springboro, OH 45066-3078. (937) 743-4878. Jul30 Aug6-13, 2009

LEGAL NOTICE IN THE COURT OF COMMON PLEAS GEAUGA COUNTY, OHIO

09-F-000787 - The Bank of New York Mellon fka The Bank of New York as successor to JPMorgan Chase Bank, National Association, as trustee for the benefit of the Certificateholders of Equity One ABS, Inc. Mortgage Pass-Through Certificates Series 2001-3, Plaintiff vs. Margaret Schneider, et al., Defendants

Margaret Schneider, whose last known address is 14549 Sperry Road, Newbury, OH 44065, and the unknown heirs, devisees, legatees, executors, administrators, spouses and assigns and the unknown guardians of minor and/or incompetent heirs of Margaret Schneider, all of whose residences are unknown and cannot by reasonable diligence be ascertained, will take notice that on the 6th day of July, 2009, The Bank of New York Mellon fka The Bank of New York as successor to JPMorgan Chase Bank, National Association, as trustee for the benefit of the Certificateholders of Equity One ABS, Inc. Mortgage Pass-Through Certificates Series 2001-3 filed its Complaint in the Common Pleas Court of Geauga County, Ohio, 100 Short Court, Chardon, OH 44024 in Case No. 09-F-000787, on the docket of the Court, and the object and demand for relief of which pleading is to foreclose the lien of plaintiff's mortgage recorded upon the following described real estate to wit:

Property Address: 10077 Kinsman Road, Newbury, OH 44065, and being more particularly described in plaintiff's mortgage recorded in Mortgage Book 1404, page 39, of this County Recorder's Office.

The above named defendant is required to answer within twenty-eight (28) days after last publication, which shall be published once a week for three consecutive weeks, or they might be denied a hearing in this case.

THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK AS SUCCESSOR TO JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, AS TRUSTEE FOR THE BENEFIT OF THE CERTIFICATEHOLDERS OF EQUITY ONE ABS, INC. MORTGAGE PASS-THROUGH CERTIFICATES SERIES 2001-3

By Lerner, Sampson & Rothfuss, Attorneys for Plaintiff, P.O. Box 5480, Cincinnati, Ohio 45201-5480. (513) 241-3100. Aug13-20-27, 2009

NOTICE OF SPECIAL MEETING

Middlefield Village Council will hold a special Council meeting on Tuesday, August 25, 2009 at 5:30 p.m. for purposes of awarding the contract for the paving projects for 2009.

Carol Osborne, Fiscal Officer
Aug13, 2009

LEGAL NOTICE IN THE COURT OF COMMON PLEAS GEAUGA COUNTY, OHIO

09-D-000901 - Manishkumar C. Patel, Plaintiff vs. Tasha Lee Citron, Defendant

Tasha Lee Citron, whose last known address was 59 East Browning Road, Belmont, New Jersey 08031 and whose current address is unknown, will take notice that on the 3rd day of August 2009, Manishkumar C. Patel filed a Complaint for Divorce in the Court of Common Pleas, Geauga County, Ohio, 100 Short Court Street, Chardon, Ohio 44024, Case No. 09-D-000901, on the docket of the Court, praying for a complete and absolute divorce and other relief on the grounds that he and the defendant have been living separate and apart without cohabitation for a period in excess of one (1) year. The above named defendant is required to answer on or before October 15, 2009 or she might be denied a hearing in this case.

MANISHKUMAR C. PATEL

By Dharminder L. Kampani, Attorney for Plaintiff, 17140 Lorain Ave., Cleveland, OH 44111. (216) 251-8023. Aug13-20-27 Sep3-10-17, 2009

LEGAL NOTICE NOTICE OF PUBLIC HEARING VARIANCE TO THE CHARDON TOWNSHIP ZONING RESOLUTION

Notice is hereby given that the Chardon Township Board of Zoning Appeals will conduct a public hearing for a variance to the Chardon Township Zoning Resolution on Monday, August 24, 2009 at 7:30 o'clock p.m. at the Town Hall, 9949 Mentor Road, Chardon, Ohio.

CASE 2009-5: Stacy Burris and Tom Nolfi, S/L 16 Crestridge Drive, Chardon, Ohio 44024, requests to construct a new residence on the property located at S/L 16 Crestridge Drive. The proposed new structure would be located thirty-six (36') feet from the left side lot line, thirty-seven (37') feet ten (10") inches from the right side lot line, and forty (40') feet from the front setback line. Section 500.06 Minimum Yards of the Chardon Township Zoning Resolution requires a minimum of fifty (50') feet on both side yard lot lines and one hundred (100') feet for the front setback line in the R-1 Residential District.

Linda Kerry, Secretary
Chardon Township Board of Zoning Appeals
Aug13, 2009

PUBLIC NOTICE

The Village of Burton Planning Commission will meet on Thursday, August 27, 2009 at 7:00 p.m. in the Village office, 14588 West Park, 2nd floor of the Library. The Commission will review a request for a free-standing sign at 14527 North Cheshire Street and any other topics that may properly come before the Commission.
Aug13, 2009

BID NOTICES

LEGAL NOTICE

The Geauga County Agricultural Society is advertising for Financial Institutions having the capital funds, as defined by Section 135.01(C) of the Ohio Revised Code, to be Depositories of the Public Funds of the Geauga County Agricultural Society for the period commencing August 21, 2009 and ending August 21, 2014. The maximum anticipated for deposit is \$1,500,000 of active and \$1,500,000 of interim. Memorandum of Agreement for Deposit of Public Funds should be delivered to the:

Office of the Treasurer
14373 N. Cheshire Street
P.O. Box 402
Burton, OH 44021-0402
No later than August 19, 2009 at 3:00 p.m.
Aug6-13, 2009

PROBATE NOTICES

LEGAL NOTICE IN THE GEAUGA COUNTY COURT OF COMMON PLEAS, PROBATE DIVISION

Case No. 09-PA-000140 - In the matter of the Adoption of Ayden Kelly Roy Maresh.
To: Kelly M. Maresh, whose last place of residence and current place of residence are unknown.

You are hereby notified that a Petition for Adoption has been filed in the Geauga County Probate Court on April 2, 2009, concerning Ayden Kelly Roy Maresh, you being the natural father of said child. You are hereby notified to appear before said Court on the 25th day of August, 2009, at 9:30 a.m., at the Geauga County Probate Court, Courthouse Annex, 2nd Floor, 231 Main Street, Chardon, Ohio 44024 when a hearing will be held on the aforesaid petition, in which Petitioner, Neil Franklin Smith, seeks to adopt Ayden Kelly Roy Maresh.

You are hereby given notice, that if you do not appear, you will be regarded as having no objection to the said proposed adoptive plan and the adoption will proceed with the result that you will be permanently divested of all legal rights and privileges with regard to said minor.

NEIL FRANKLIN SMITH, PETITIONER
By Sarah L. Heffter, Attorney for Petitioner, 401 South Street, Suite 2B, Chardon, OH 44024. (440) 285-7750. Jul16-23-30 Aug6-13-20, 2009

Get up and play. An hour a day.

Be a player. Encourage your kids to get out and play. It's good for them, good for you and just good fun. So grab a jump rope. Turn a cartwheel. Dance. Wiggle. Shake a tail feather. As long as you're moving, you're a player, too. Find lots of easy ways to get active at www.Small5Step.gov.

Ad Council

Children shown: Lorena Ochoa (LPGA GOLF PRO), Karrie Webb (LPGA GOLF PRO), Natalie Guibis (LPGA GOLF PRO), Maria Gil (LPGA GOLF PRO).