

Sheriff's Sales

Geauga County Sheriff's Office

Geauga County Sheriff – Daniel C. McClelland

FIRST RUN

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 07-F-000221

The State of Ohio, County of Geauga, ss:
U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR THE C-BASS MORTGAGE LOAN ASSET-BACKED CERTIFICATES, SERIES 2005-CB5, Plaintiff vs. KIMBERLY MOORE, AKA KIMBERLY D. MOORE, ET AL., Defendant

In pursuance of a Second Pluries 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 9th day of September, 2010, 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 part of Lot No. 12 in Tract No. 2 in said Township, bounded and described as follows: Beginning in the center of Chillicothe Road, so called, at a point 9 rods North, running Easterly and Westerly through said Lot No. 12, said point of beginning being also the Northwesterly corner of 126 rods of land conveyed to J.E. Stephenson to Ira Lyman by deed dated March 4, 1865 then re-recorded in Volume 64, at Page 523 of Records of Deeds of Geauga County; thence Easterly along the northerly line of said land so conveyed to Ira Lyman, 14 rods to the Westerly line of 4 acres of land conveyed by Harvey Keeny to David Beall by deed dated April 22, 1870 and recorded in Volume 70 at Page 556 of Records of Deeds of Geauga County; thence Northerly along the Westerly line of land so conveyed to David Beall, 4 1/2 rods to the Southerly line of 28 acres of land conveyed by Adrelia Torry to Duane Gilmore by Deed dated December 14, 1874, and recorded in Volume 76 at Page 128 of Records of Deeds of Geauga County; thence Westerly along the Southerly line of land so conveyed to Duane Gilmore to the center of the aforesaid Chillicothe Road; thence Southerly along the center of said road, 4 1/2 rods to the place of beginning, containing one half acre of land, be the same more or less, but subject to all legal highways.

Property Address: 12313 Chillicothe Rd., Chesterland, Ohio 44026.
Parcel No.: 11-308500

Said Premises Located at: 12313 CHILLICOTHE ROAD, CHESTER TOWNSHIP, OH.

Said Premises appraised at (\$70,000.00) and cannot be sold for less than two-thirds of that amount (\$46,667.00). 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
Aug12-19-26, 2010

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 08-F-000087

The State of Ohio, County of Geauga, ss:
COUNTRYWIDE HOME LOANS, INC., Plaintiff vs. JEANNINE A. KWASNIEWSKI, 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 9th day of September, 2010, 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 the Northeast division of the West Center Lot in Section No. 3 Tract No. 2 in said Township, and bounded and described as follows: Beginning at a point in the North and South center road 32 rods North to the center of the East and West center road; thence running South in the center of said North and South center road 9-1/3 rods; thence East 12 rods; thence North 9-1/3 rods; thence East 12 rods to the place of beginning; Containing 112 rods of land, be the same more or less, but subject to all legal highways.

Property commonly known as: 17702 Auburn Rd., Chagrin Falls, OH 44023.

Permanent Parcel Number: 01-037600
Prior Deed Reference: OR Volume 1367, Page 22

Said Premises Located at: 17702 AUBURN ROAD, AUBURN TOWNSHIP, OH.

Said Premises appraised at (\$90,000.00) and cannot be sold for less than two-thirds of that amount (\$60,000.00). 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
Aug12-19-26, 2010

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 08-F-000259

The State of Ohio, County of Geauga, ss:
WELLS FARGO BANK, N.A., AS TRUSTEE FOR THE BENEFIT OF THE CERTIFICATE-HOLDERS, PARK PLACE SECURITIES, INC. 2004-WCW1, ASSET-BACKED PASS-THROUGH CERTIFICATES SERIES 2004-WCW1, Plaintiff vs. ANTHONY WRIGHT, 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 9th day of September, 2010, 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:

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 26, 2010 – 10:00 A.M.

	APPRAISAL	MINIMUM BID
BURTON TOWNSHIP		
Case No. 09-F-001443 – Household Realty Corporation vs. Chris A. Lee, aka, et al., 14534 Broadwood Drive (0.57 acres). PPN: 04-113400. Robert R. Hoose, atty.....	\$115,000.00	\$76,667.00
CHARDON CITY		
Case No. 07-F-000565 – SALE WITHDRAWN.		
Case No. 09-F-001438 – BAC Home Loans Servicing, L.P. etc. vs. Case Hanson, et al., 200 Court Street (0.14 acres). PPN: 10-025440. Jeffrey R. Jinkens, atty.	\$80,000.00	\$53,334.00
Case No. 10-F-000045 – JPMorgan Chase Bank, N.A. vs. Unknown Spouse, Heirs, etc. of Mary L. Sidbeck, Deceased, et al., 335 Cynthia Drive (0.27 acres). PPN: 10-080550. Robert K. Hogan, atty.....	\$88,000.00	\$58,667.00
CHARDON TOWNSHIP		
Case No. 09-F-000203 – SALE WITHDRAWN.		
CLARIDON TOWNSHIP		
Case No. 09-F-001026 – Wells Fargo Bank, N.A. vs. John D. Drazdik, et al., 13018 Old State Road (3.34 acres). PPN: 12-065700. Ashley E. Rothfuss, atty.....	\$185,000.00	\$123,334.00
Case No. 09-F-001075 – Wells Fargo Bank, N.A. vs. David J. Nimrichter, et al., 15035 Chardon Windsor Road (4.38 acres). PPN: 12-029340. Melanie D. Butler, atty.....	\$180,000.00	\$120,000.00
HAMBDEN TOWNSHIP		
Case No. 09-F-001216 – United States of America, etc. vs. Brenda L. Treadway, et al., 10795 Claridon Troy Road (1.00 acres). PPN: 15-034700. Gilbert L. Rieger, atty.....	\$80,000.00	\$53,334.00
Case No. 10-F-000220 – Deutsche Bank Trust Company Americas, etc. vs. Roy V. Reese, Jr., et al., 10077 Cutts Road (3.00 acres). PPN: 15-004740, 15-004750, 15-004760. Rebecca R. Shrader, atty....	\$130,000.00	\$86,667.00
HUNTSBURG TOWNSHIP		
Case No. 09-F-000132 – Deutsche Bank National Trust Company, etc. vs. James Kashery, et al., 12422 Madison Road (1.23 acres). PPN: 16-061200. Lori N. Wight, atty.....	\$155,000.00	\$103,334.00
MIDDLEFIELD TOWNSHIP		
Case No. 08-F-001021 – SALE WITHDRAWN.		
Case No. 09-F-001422 – Farm Credit Services of Mid-America, PCA vs. Eli E. Miller, et al., 17747 Peters Road (3.00 acres). PPN: 18-050760. Gregory F. Locke, atty.....	\$170,000.00	\$113,334.00
MIDDLEFIELD VILLAGE		
Case No. 08-F-000205 – Bank of New York, etc. vs. Frank Sullivan, et al., 15787 Grove Street (1.40 acres). PPN: 19-051100. Matthew C. Gladwell, atty.	\$160,000.00	\$106,667.00
Case No. 09-F-000834 – BAC Home Loans Servicing, L.P., etc. vs. Judy A. Cummins, et al., 15136 South State Avenue (0.50 acres). PPN: 19-066000. Eric T. Deighton, atty.....	\$110,000.00	\$73,334.00
MONTVILLE TOWNSHIP		
Case No. 08-F-000668 – U.S. Bank N.A., etc. vs. Eileen Marie Fier, aka, et al., 16180 Hart Road (10.19 acres). PPN: 20-070819. Channing L. Ulbrich, atty.	\$150,000.00	\$100,000.00
Case No. 09-F-000158 – CitiMortgage, Inc. vs. Douglas G. Seredich, et al., 9969 Kile Road (2.41 acres). PPN: 20-045900. Peter L. Mehler, atty.....	\$120,000.00	\$80,000.00
Case No. 09-F-000460 – Countrywide Home Loans Servicing, LLC vs. Christopher E. Light, et al., 11080 Madison Road (5.03 acres). PPN: 20-035200. Jill L. Fealko, atty.	\$140,000.00	\$93,334.00
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.	\$425,000.00	\$283,334.00
PARKMAN TOWNSHIP		
Case No. 09-F-000422 – Countrywide Home Loans Servicing, LLC vs. Monroe M. Kuhns, aka, et al., 15280 Grove Road (3.02 acres). PPN: 25-124000. Brian L. Bly, atty.....	\$65,000.00	\$43,334.00
TROY TOWNSHIP		
Case No. 10-F-000062 – First Federal Savings & Loan Assoc. of Lakewood vs. Edward J. Backos, et al., 14083 Nash Road (1.10 acres). PPN: 32-066320. Manbir S. Sandhu, atty.	\$70,000.00	\$46,667.00

The land referred to in this commitment, situated in the City of Chesterland, County of Geauga and State of Ohio, is described as follows:

Situated in the Township of Chester, County of Geauga and State of Ohio, being part of Lot No. 4, Tract No. 3 within the said Township and described as follows: Beginning in the centerline of Caves Road (60 feet wide) at a point which is South 4 deg. 54' 46" West along said centerline 1498.83 feet from an iron pipe at the intersection of the centerline of Caves and Cedar Roads; thence south 84 deg. 52' 50" East through an iron pipe 30 feet from said place of beginning a total distance of 1444.05 feet to an iron pipe in the Westerly line of lands conveyed to L.M. Sheldon by deed recorded in Volume 177, Page 188 of Geauga County Records of Deed; thence south 5 deg. 06' 23" West along said Westerly line, 150.85 feet to an iron pipe; thence North 84 deg. 52' 50" West 1443.65 feet to the centerline of Caves Road, and through an iron pipe 30 feet therefrom; thence North 4 deg. 52' 46" East along said road centerline 150.85 feet

to the true place of beginning, containing 5 acres, be the same more or less, but subject to all legal highways.

Parcel No.: 11-289780
Property Commonly Known As: 13377 Caves Road Chesterland, Ohio 44026

Said Premises Located at: 13377 CAVES ROAD, CHESTER TOWNSHIP, OH.

Said Premises appraised at (\$175,000.00) and cannot be sold for less than two-thirds of that amount (\$116,667.00). 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 C. Gladwell, attorney
Aug12-19-26, 2010

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 08-F-000799

The State of Ohio, County of Geauga, ss:
CHASE HOME FINANCE, LLC, Plaintiff vs. SHARON H. LARICIA, 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 9th day of September, 2010, 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 Lot 4, Middle Survey, in Tract 2 of said Township, bounded and described as follows:

Beginning at a point in the centerline of Kinsman Road at the Southeast corner of lands deeded to K.C. and R. Boehlein by deed recorded in Volume 332, Page 363 of Geauga County

Record of Deeds; Thence North 5 deg. 14' 15" East, passing over an iron pin at 50.02 feet, a distance of 614.84 feet along the East line of said Boehlein lands to an iron pipe; Thence South 86 deg. 05' 20" East, 71.00 feet along the South line of lands now or formerly owned by S. and E. Billfield to an iron pipe; Thence North 5 deg. 14' 15" East, 374.80 feet along the East line of said Billfield and lands now or formerly owned by Cedar Grandview Company, by deed recorded in Volume 550, Page 115 to an iron pin; Thence South 86 deg. 05' 20" East, 175.04 feet to an iron pin; Thence South 5 deg. 14' 15" West, 888.78 feet to an iron pin; Thence South 16 deg. 46' 05" East, 53.36 feet to an iron pin; Thence South 5 deg. 14' 15" West, 50.02 feet to a point in the centerline of Kinsman Road; Thence North 86 deg. 17' 00" West, 266.06 feet along the centerline of Kinsman Road to the place of beginning and containing within the above-described bounds, 5.010 acres of land.

The above description is based on a survey made on February 23, 1988, by James R. Allen, Registered Surveyor No. 4616. Be the same more or less, but subject to all legal highways.

Property address: 8552 Kinsman Road, Novelty, OH 44072

Parcel No.: 26-046200
Prior Deed Reference: Book 1489, Page 1197
Said Premises Located at: 8552 KINSMAN ROAD, RUSSELL TOWNSHIP, OH.

Said Premises appraised at (\$140,000.00) and cannot be sold for less than two-thirds of that amount (\$93,334.00). 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

Stacy L. Hart, attorney
Aug12-19-26, 2010

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 08-F-001036

The State of Ohio, County of Geauga, ss:
CHASE HOME FINANCE, LLC, SUCCESSOR BY MERGER TO CHASE MANHATTAN MORTGAGE CORPORATION, Plaintiff vs. CHRISTOPHER R. VIDMAR, 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 9th day of September, 2010, 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 City of Chardon to-wit:

Situated in the City of Chardon, County of Geauga and State of Ohio, and known as being Sublot 185 in Chardon Park Estates No. 2 as shown by the recorded plat in Volume 7, Page 74 of Geauga County Records, be the same more or less, but subject to all legal highways.

Permanent Parcel No.: 10-087170
Prior Deed Reference: OR 1743, page 448
Said Premises Located at: 340 SYLVIA DRIVE, CITY OF CHARDON, OH.

Said Premises appraised at (\$120,000.00) and cannot be sold for less than two-thirds of that amount (\$80,000.00). 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

Jill L. Fealko, attorney
Aug12-19-26, 2010

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 08-F-001038

The State of Ohio, County of Geauga, ss:
CHASE HOME FINANCE, LLC, Plaintiff vs. ANDREJ MENTSCHUKOFF, 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 9th day of September, 2010, 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. 37 in Tanglewood Reserve Subdivision No. 1, as shown by the recorded plat in Volume 9, Page 3 of Geauga County Records, and being 141.62 feet front on the southerly side of Tanglewood Trail, and extending back 200.76 feet on the westerly line, 248.93 feet on the southwesterly line, and having a rear line of 80.35 feet, as appears by said plat, be the same more or less.

Subject to all legal highways.
Excepting therefrom .006 acres of land conveyed to Dominick A. Flora et al., by deed recorded in Volume 477, Page 230 of Geauga Records.

Property Address: 8625 Tanglewood Trail Chagrin Falls, OH 44023

Parcel No.: 02-111800
Prior Deed Reference: OR 1812, Page 983
Said Premises Located at: 8625 TANGLEWOOD TRAIL, BAINBRIDGE TOWNSHIP, OH.
Said Premises appraised at (\$215,000.00) and cannot be sold for less than two-thirds of that amount (\$143,334.00). 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 J. Bjerkaas, attorney
Aug12-19-26, 2010

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 9th day of September, 2010, 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
Property Address: 17994 Alden Street, Chagrin Falls, OH 44023

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 (\$133,334.00). 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
Aug12-19-26, 2010

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 08-F-001405

The State of Ohio, County of Geauga, ss:

BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWBMS 2003-20, Plaintiff vs. LARRY D. DOBSON, 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 9th day of September, 2010, 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, is described as follows:

Situated in the Township of Auburn, County of Geauga, and State of Ohio and known as being part of Lot 6 of Section 5 in Tract 1 of said Township, and further bounded and described as follows:

Beginning at a point on the North line of said Auburn Township, said line also being the North line of Messenger Road at the Northeast corner of land conveyed to C. & S. Zararella by deed recorded in Volume 617, Page 7 of Geauga County Record of Deeds, said point being North 89° 42' 23" East, a distance of 600.00 feet from the Northwest corner of said Lot 6; Thence North 89° 42' 23" East, along said North line of Auburn Township and the North line of Messenger Road, a distance of 569.13 feet to a point at the Northwest corner of land conveyed to M.J. & L.E. Stovicek by deed recorded in Volume 774, Page 810 of Geauga County Record of Deeds; Thence South 0° 43' 00" East, along the West line of said Stovicek's land, and passing over an iron pin at 60.00 feet, a distance of 975.00 feet to an iron pin; Thence North 89° 42' 23" East, along the South line of said Stovicek's land, a distance of 312.00 feet to an iron pin; Thence North 0° 43' 00" West, along the East line of said Stovicek's land, and passing over an iron pin at 915.00 feet, a distance of 975.00 feet to a point on the North line of said Auburn Township; Thence North 89° 42' 23" East, along said North line of Auburn Township and the North line of Messenger Road, a distance of 100.00 feet to a point at the Northwest corner of land conveyed to L.S. & P.M. Nowak by deed recorded in Volume 552, Page 1180 of Geauga County Record of Deeds; Thence South 0° 43' 00" East, along the West line of said Nowak's land and the East line of said Lot 6, and passing over an iron pin at 60.00 feet, a distance of 1391.17 feet to an iron pin; Thence South 89° 34' 04" West, along the North line of land conveyed to J.L. & D.F. Squire by deed recorded in Volume 669, Page 270 of Geauga County Record of Deeds, a distance of 1608.58 feet to an iron pin at the Southeast corner of land conveyed to E.E. Gottschack by deed recorded in Volume 708, Page 546 of Geauga County Record of Deeds; Thence North 0° 24' 42" East, along the East line of said Gottschack's land, a distance of 1032.14 feet to an iron pin at the Southwest corner of land conveyed to R.C. Vilk Jr. by deed recorded in Volume 849, Page 545 of the Geauga County Record of Deeds; Thence North 89° 42' 23" East, along the South line of said Vilk's land, and the South line of land conveyed to Bates by deed recorded in Volume 940, Page 1203 of Geauga County Record of Deeds, and along the South line of said Zararella's Land, a distance of 600.00 feet to an iron pin; Thence North 0° 24' 42" East, along the East line of said Zararella's land, and passing over an iron pin at 303.00 feet, a distance of 363.00 feet to a point and the true place of beginning, and containing therein 39.0216 acres of land as surveyed FA/MTS OH Form MTS-105A Judicial Report Schedule a continued exhibit "A" in March, 1994 by Jerry W. Daniel, Registered Surveyor No. 6222.

Property address: 15885 Messenger Road, Burton, OH 44021

Deed Reference Number: dated 4/12/1994, recorded 4/15/1994 in Volume 978, Page 615, Instrument #449338 in the lands records of Geauga County.

Parcel No.: 01-117350
Said Premises Located at: 15885 MESSENGER ROAD, AUBURN TOWNSHIP, OH.
Said Premises appraised at (\$520,000.00) and cannot be sold for less than two-thirds of that amount (\$346,667.00). 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

Rachel A. Leier, attorney
Aug12-19-26, 2010

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 09-F-000215

The State of Ohio, County of Geauga, ss:

WELLS FARGO BANK, NATIONAL ASSOCIATION, AS TRUSTEE FOR THE MLMI TRUST SERIES 2005-WMC2, Plaintiff vs. ASHLEY G. HESS, 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 9th day of September, 2010, 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 Chardon to-wit:

Situated in the City of Chardon, County of Geauga and State of Ohio:

And known as being Sublot No. 55 in Chardon Park Estates No. 1, as shown by the recorded plat in Volume 7, Page 6 of Geauga County Records. And being 45 feet front on the westerly side of Cynthia Drive, 47.12 feet on the curved turnout between the westerly side of Cynthia Drive and the southerly side of Hilltop Drive; And extending back 135 feet on the northerly line, which is also the southerly side of Hilltop Drive, 165 feet on the southerly line, and having a rear line of 75 feet, as appears by said plat, be the same more or less, but subject to all legal highways.

Parcel No.: 10-036000
Prior Deed Reference: OR 1655, Page 182
Said Premises Located at: 300 CYNTHIA DRIVE, CITY OF CHARDON, OH.
Said Premises appraised at (\$123,000.00) and cannot be sold for less than two-thirds of that amount (\$82,000.00). 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
Aug12-19-26, 2010

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 09-F-000922

The State of Ohio, County of Geauga, ss:

THIRD FEDERAL SAVINGS AND LOAN ASSOCIATION OF CLEVELAND, Plaintiff vs. MITCHELL LEVENTHAL, 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 9th day of September, 2010, 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 County of Geauga, in the State of Ohio and in the Township of Chester;

2010, 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 City of Chardon to-wit:

Situated in the City of Chardon, County of Geauga and State of Ohio:

And known as being Sublot No. 55 in Chardon Park Estates No. 1, as shown by the recorded plat in Volume 7, Page 6 of Geauga County Records. And being 45 feet front on the westerly side of Cynthia Drive, 47.12 feet on the curved turnout between the westerly side of Cynthia Drive and the southerly side of Hilltop Drive; And extending back 135 feet on the northerly line, which is also the southerly side of Hilltop Drive, 165 feet on the southerly line, and having a rear line of 75 feet, as appears by said plat, be the same more or less, but subject to all legal highways.

Parcel No.: 10-036000
Prior Deed Reference: OR 1655, Page 182
Said Premises Located at: 300 CYNTHIA DRIVE, CITY OF CHARDON, OH.

Said Premises appraised at (\$123,000.00) and cannot be sold for less than two-thirds of that amount (\$82,000.00). 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
Aug12-19-26, 2010

DANIEL C. McCLELLAND,
Sheriff Geauga County, Ohio

Tina R. Edmondson, attorney
Aug12-19-26, 2010

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 09-F-000373

The State of Ohio, County of Geauga, ss:

COUNTRYWIDE HOME LOANS SERVICING, L.P., Plaintiff vs. DOUGLAS S. MCINTOSH, 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 9th day of September, 2010, 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. 162 in Westchester Estates, Inc. Tanglewood Subdivision No. 6 of a part of Original Bainbridge Township Lot No. 11, Tract No. 1, and Lots 13 and 14, Tract 2, as shown by the recorded plat of said Subdivision in Volume 9 of Maps, Page 65 of Geauga County Records, be the same more or less, but subject to all legal highways.

Premises commonly known as: 8885 Tanglewood Trail, Chagrin Falls, OH 44023
Parcel No.: 02-101700
Prior Deed Reference: Deed Volume 799, Page 446

Said Premises Located at: 8885 TANGLEWOOD TRAIL, BAINBRIDGE TOWNSHIP, OH.

Said Premises appraised at (\$210,000.00) and cannot be sold for less than two-thirds of that amount (\$140,000.00). 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
Aug12-19-26, 2010

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 09-F-000628

The State of Ohio, County of Geauga, ss:

BAC HOME LOANS SERVICING, L.P., Plaintiff vs. JOHN B. WANTZ, 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 9th day of September, 2010, 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 a part of Original Chester Township Lot No. 26, Tract No. 3 and being a part of the land as recorded in Volume 195, Page 16 and Volume 243, Page 210 of the Geauga County Record of Deeds and is bounded and described as follows: Being Sublot No. 17 of Spring Creek Colony No. 1, as shown by the recorded plat in Volume 7, Page 37 of Geauga County Map Records, be the same more or less, but subject to all legal highways. Premises containing approximately 1.53 acres.

Deed Reference: OR Book 1545, Page 483
Parcel Number: 11-337400
Prior Deed Info.: Warranty Deed, OR Book 1545, Page 483, filed November 21, 2002
Said Premises Located at: 8685 RANCH DRIVE, CHESTER TOWNSHIP, OH.

Said Premises appraised at (\$95,000.00) and cannot be sold for less than two-thirds of that amount (\$63,334.00). 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
Aug12-19-26, 2010

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 09-F-000922

The State of Ohio, County of Geauga, ss:

THIRD FEDERAL SAVINGS AND LOAN ASSOCIATION OF CLEVELAND, Plaintiff vs. MITCHELL LEVENTHAL, 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 9th day of September, 2010, 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 County of Geauga, in the State of Ohio and in the Township of Chester;

And known as being Sublot #33 on Green Drive in Baldwin-Keneally Allotment part of Lot #4, Tract #3 in said Township of Chester, as shown by the recorded plat in Volume 7 of Maps, Page 35, Geauga County Records: said Sublot #33 has a frontage of 128 feet on the centerline of Green Drive and has a Northerly line of 342.28 feet on a Southerly line 342.34 feet and a rear line of 128 feet and contains 1.006 acres of land, as appears by said plat, be the same more or less.

Property commonly known as: 13288 Green Drive, Chesterland, OH 44026
Permanent Parcel Number: 11-312590
Prior Deed Reference: OR Volume 1292, Page 513

Said Premises Located at: 13288 GREEN DRIVE, CHESTER TOWNSHIP, OH.
Said Premises appraised at (\$115,000.00) and cannot be sold for less than two-thirds of that amount (\$76,667.00). 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

Brian L. Bly, attorney
Aug12-19-26, 2010

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 09-F-000923

The State of Ohio, County of Geauga, ss:

CITIMORTGAGE, INC., Plaintiff vs. CHARLES K. SCHULTZ, 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 9th day of September, 2010, 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 Huntsburg to-wit:

Situated in the Township of Huntsburg, Geauga County, State of Ohio, as more fully described in Deed Book 1059, Page 666 ID# 16-029800, being known and designated as Lot 41..

Situated in the Township of Huntsburg, County of Geauga and State of Ohio: and being part of Lot No. 41 within the said Township, and described as follows: Beginning in the center line of Priceton Road at a point which is South 04 degrees 00' 00" West along said center line 629.9 feet from the Southeasterly corner or lands conveyed to Alfred and Mildred Cuckow by deed recorded in Volume 255, Page 131 of Geauga County Records of Deeds; Thence North 86 degrees 59' 50" West through an iron pipe 30.0 feet from said place of beginning, a total distance of 436.0 feet to an iron pipe; Thence South 04 degrees 00' 00" West 150.0 feet to an iron pipe; Thence South 86 degrees 59' 50" East 436.0 feet to the center line of Princeton Road, and through an iron pipe 30.0 feet there from; Thence North 04 degrees 00' 00" East along said road center line 150.0 feet to the place of beginning, containing 1.50 acres, as surveyed in October 1985, by Root & Pomeroy, Chardon, Ohio.

Parcel No.: 16-029800
Prior Deed Reference: OR Book 1773, Page 1007

Said Premises Located at: 12566 PRINCETON ROAD, HUNTSBURG TOWNSHIP, OH.

Said Premises appraised at (\$120,000.00) and cannot be sold for less than two-thirds of that amount (\$80,000.00). 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

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 09-F-001084

The State of Ohio, County of Geauga, ss:
CITIMORTGAGE, INC., Plaintiff vs. BRAD TANNER, AS TRUSTEE OF THE BRAD TANNER TRUST, DATED JUNE 21, 2001, 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 9th day of September, 2010, 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 a part of Lot No. 17, Tract No. 2 in said Township, and further described as follows: Beginning in the Northeasterly corner of said Lot No. 17 which is also the Northeasterly corner of land conveyed to K. and C. Woodie, as recorded in Volume 417, Page 757 of Geauga County Deed Records, Thence S. 1° 48' 50" W., 1475.22 feet along the Easterly line of said land conveyed to K. and C. Woodie, to the center line of Sherman Road, and the principal place of beginning. Thence S. 63° 34' 10" W., 231.40 feet along the center line of said Sherman Road, to an iron pin at an angle in said road. Thence S. 85° 53' 10" W., 514.52 feet along the center line of Sherman Road, to a spike set. Thence N. 1° 48' 50" E., 452.52 feet, to an iron pin. Thence N. 85° 53' 10" E., 019.46 feet, to an iron pin in the Easterly line of said land conveyed to K. and C. Woodie. Thence S. 1° 48' 50" W., 364.18 feet along said Easterly line, to the center line of Sherman Road and the principal place of beginning. Containing 8.2606 acres of land.

Excepting and reserving therefrom the following parcels:

Parcel No. 1: Situated in the Township of Chester, County of Geauga and State of Ohio: Beginning in the center line of Sherman Road at the southeasterly corner of land conveyed to Ronald Carl and Susan Lee Woodie by deed recorded in Volume 552, Page 221 of the Geauga County Records of Deeds; thence N. 01° 48' 50" E. along the easterly line of said Woodie 452.52 feet to the southerly line of land conveyed to Fred and Betty McGurer by deed recorded in Volume 479, Page 678 of the aforesaid records of deeds; thence N. 85° 53' 10" E. along said southerly line 96.78 feet; thence S. 01° 48' 50" W. parallel with the said easterly line of Woodie, 452.52 feet to the center line of Sherman Road; thence S. 85° 53' 10" W. along said center line 96.78 feet to the place of beginning, containing 1.000 acres.

Parcel No. 2: Situated in the Township of Chester, County of Geauga and State of Ohio: Beginning at a point in the center of Sherman Road at the Southwesterly corner of a parcel of land conveyed to Ralph and Jean Woodie as recorded in Volume 531, Page 666 of Geauga County Deed Records.

Course No. 1: thence N. 1° 48' 50" E. 452.22 feet to an iron pipe in the northwesterly corner of said land conveyed to Ralph and Jean Woodie.

Course No. 2: thence N. 89° 53' 10" E. 193.56 feet along the northerly line of said land conveyed to Ralph and Jean Woodie to an iron pipe.

Course No. 3: thence S. 1° 48' 50" W. 462.52 feet to a point in the center of Sherman Road.

Course No. 4: thence S. 05° 53' 10" W. 193.66 feet along the center of Sherman Road to the place of beginning. Containing 2 acres of land according to survey of W.E. Holland Engineering Co., Chagrin Falls, Ohio 44022, January, 1973.

Property Address: 9380 Sherman Road, Chesterland, OH 44026

Parcel No.: 11-336350
Prior Deed Reference: 1393, Pg. 786
Said Premises Located at: 9380 SHERMAN ROAD, CHESTER TOWNSHIP, OH.

Said Premises appraised at (\$260,000.00) and cannot be sold for less than two-thirds of that amount (\$173,334.00). 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
Aug12-19-26, 2010

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 09-F-001104

The State of Ohio, County of Geauga, ss:
FIRST PLACE BANK, Plaintiff vs. MARC P. JACOBSON, 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 9th day of September, 2010, 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, is described as follows: known as being part of Original Bainbridge Township Lot No. 4 in Tract No. 3 and further bounded and described as follows:

Beginning at a point in the Southerly line of aforesaid Bainbridge Township Original Lot No. 4, being also the center line of Crackel Road, 60 feet wide, distance North 83° 06' 33" West, along said Original Lot line, a distance of 441.62 feet from an iron pin found at the Southeasterly corner of said Original Lot No. 4; Thence North 6° 33' 52" East, parallel to the Easterly line of aforesaid Original Bainbridge Township No. 4, passing through an iron pin set distant 30.00 feet, a distance of 986.43 feet to an iron pin set; Thence South 83° 06' 33" East, parallel to the Southerly line of aforesaid Original Lot No. 4, a distance of 220.80 feet to an iron pin set; Thence South 6° 33' 52" West, parallel to the Easterly line of aforesaid Original Lot No. 4, passing through an iron pin set in the Northerly line of aforesaid Crackel Road, a distance of 986.43 feet to a point in the center line thereof; Thence North 83° 06' 33" West, along the aforesaid center line of Crackel Road, a distance of 220.82 feet to the place of beginning, containing 5.0005 acres of land according to a survey dated January 6, 1976 by Frank B. Krause and Associates, be the same more or less, but subject to all legal highways.

Parcel No.: 02-295140
Said Premises Located at: 9620 CRACKEL ROAD, BAINBRIDGE TOWNSHIP, OH.
Said Premises appraised at (\$233,000.00) and cannot be sold for less than two-thirds of that

amount (\$155,334.00). 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
Aug12-19-26, 2010

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 09-F-001252

The State of Ohio, County of Geauga, ss:
NATIONSTAR MORTGAGE, LLC, FKA CENTEX HOME EQUITY COMPANY, LLC, Plaintiff vs. EDWARD J. VILCHECK, 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 9th day of September, 2010, 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 and described as follows, viz:

And known as being a part of Lot No. 3, Tract No. 2, in said Township, and further described as follows:

Beginning at a point in the center line of Portlew Road (formerly Kinsman Road) at the Southwesterly corner of land conveyed to L.L. Fredebaugh, as recorded in Vol. 203, Page 470 of Geauga County Deed Records. Thence East 340.00 feet along the center line of said Portlew Road, to the principal place of beginning.

Course No. 1: thence N. 02° 05' 20" E., 274.53 feet to an iron pipe.

Course No. 2: thence N. 34° 11' 00" E., 132.55 feet to an iron pipe;

Course No. 3: thence East 140.90 feet to an iron pipe;

Course No. 4: thence South 384.00 feet to the center line of said Portlew Road.

Course No. 5: thence West 225.37 feet along the center line of said Portlew Road to the principal place of beginning.

Containing 1.8363 acres of land according to survey of W.E. Holland Engineering Co., Chagrin Falls, Ohio, October 1964. Be the same more or less.

Parcel No.: 23-352900
Said Premises Located at: 11670 PORTLEW ROAD, NEWBURY TOWNSHIP, OH.

Said Premises appraised at (\$80,000.00) and cannot be sold for less than two-thirds of that amount (\$53,334.00). 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

Ronald J. Chernek, attorney
Aug12-19-26, 2010

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 09-F-001312

The State of Ohio, County of Geauga, ss:
U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR CITIGROUP MORTGAGE LOAN TRUST INC. ASSET-BACKED PASS-THROUGH CERTIFICATES SERIES 2005-HE3, Plaintiff vs. GARY R. SCHOFIELD, 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 9th day of September, 2010, 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 Sublot No. 15 in Parker & Parker Development of a part of Original Munson Township Lot No. 20, Tract No. 2, as shown by the recorded plat of said Subdivision in Volume 7 of Maps, Page 92 of Geauga County Records, be the same more or less, but subject to all legal highways.

Property Address: 12348 Carroll Drive, Chardon, OH 44024

Parcel No.: 21-139700
Prior Deed Reference: Volume 1763, Page 2026

Said Premises Located at: 12348 CARROLL DRIVE, MUNSON 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

Nicholas D. Donnermeyer, attorney
Aug12-19-26, 2010

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 09-F-001362

The State of Ohio, County of Geauga, ss:
BAC HOME LOANS SERVICING, L.P. FKA COUNTRYWIDE HOME LOANS SERVICING, L.P., Plaintiff vs. MARTIN F. LUTHKE, AKA MARTIN F. LUTHKE, PH.D., 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 9th day of September, 2010, 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 Sublot No. 5 in East Chagrin Heights Estates Subdivision of part of Original Lot No. 24, Tract No. 3, as shown by the recorded plat in Volume 7 of Maps, Page 55 of Geauga County Records, and being 150.00 feet front on the northerly side of Bell Road, and extending back of equal width 435.60 feet,

SHERIFF'S SALE RESULTS

DATE OF SALE: THURSDAY, JULY 29, 2010

BURTON TOWNSHIP

Case No. 09-F-000701 – Household Realty Corp. vs. Darrell Ray Keeney, et al., 16230 Georgette Road (0.64 acres). PPN: 04-085450, 04-085451. SOLD TO PLTF. FOR \$40,000.00.

CHARDON CITY

Case No. 09-F-001291 – BAC Home Loans Servicing, L.P., etc. vs. Timothy P. Ambrose, et al., 493 Myra Drive (0.23 acres). PPN: 10-091580. SOLD TO PLTF. FOR \$76,667.00.

CHARDON TOWNSHIP

Case No. 09-F-000740 – Chase Home Finance, LLC vs. Leigh Ann Wojnarowski, et al., 11825 Arbor Glen Drive (2.01 acres). PPN: 06-120820. WITHDRAWN – BANKRUPTCY.

CHESTER TOWNSHIP

Case No. 07-F-000152 – LaSalle Bank, N.A., etc. vs. Matthew Cox, et al., 9285 Winchester Valley Drive (5.09 acres). PPN: 11-281880. WITHDRAWN – BANKRUPTCY.

CLARIDON TOWNSHIP

Case No. 07-F-000821 – Pramila M. Domadia vs. Mary A. Briggs, et al., 13113 Claridon Troy Road (40.00 acres). PPN: 12-049700. WITHDRAWN – BANKRUPTCY.

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. WITHDRAWN – ORDER OF COURT.

Case No. 09-F-000991 – BAC Home Loans Servicing, L.P., etc. vs. Jeffrey L. Porter, et al., 12740 Forest Road (5.01 acres). PPN: 12-090168. SOLD TO BRANDON HIPP FOR \$175,000.00.

HAMB DEN TOWNSHIP

Case No. 07-F-001119 – HSBC Mortgage Services, Inc. vs. Peter G. Wood, et al., 15130 Regents Way (3.86 acres). PPN: 15-102296. SOLD TO NATIONSTAR MORTGAGE FOR \$251,332.00.

Case No. 08-F-000372 – Bank of New York, etc. vs. Thomas J. Sykora, et al., 13260 Woodin Road (3.50 acres). PPN: 15-101889. WITHDRAWN – ORDER OF COURT.

HUNTSBURG TOWNSHIP

Case No. 08-F-000430 – Deutsche Bank National Trust Company, etc. vs. Denise M. Johnston, et al., 12540 Clay Street (6.00 acres). PPN: 16-078121. SOLD TO PLTF. FOR \$113,334.00.

MUNSON TOWNSHIP

Case No. 09-F-001165 – SunTrust Mortgage, Inc. vs. A. Jeffrey Angelone, et al., 12268 Valley Vista Drive (1.81 acres). PPN: 22-012700. WITHDRAWN – BANKRUPTCY.

Case No. 09-F-001191 – RBS Citizens, N.A., etc. vs. Gregory R. Sedivy, et al., 12959 Greenbriar Drive (2.40 acres). PPN: 21-168650. SOLD TO PLTF. FOR \$123,334.00.

MIDDLEFIELD TOWNSHIP

Case No. 09-F-001439 – Bank of New York Mellon, etc. vs. Kerri L. Weaver, et al., 16015 Old State Road (2.24 acres). PPN: 18-090907. WITHDRAWN – ORDER OF COURT.

NEWBURY TOWNSHIP

Case No. 09-F-000585 – National City Real Estate Services, LLC, etc. vs. Robert B. Powell, et al., 14901 Ravenna Road (7.76 acres). PPN: 23-117406, 23-117407. WITHDRAWN – BANKRUPTCY.

PARKMAN TOWNSHIP

Case No. 09-F-000745 – Bank of New York Mellon, etc. vs. Chris J. Troyer, et al., 18925 Nelson Parkman Road (3.88 acres). PPN: 25-190065. WITHDRAWN – ORDER OF COURT.

THOMPSON TOWNSHIP

Case No. 09-F-001457 – PennyMac Loan Services, Inc. vs. Thomas J. Gamache, et al., 17318 Rock Creek Road (4.00 acres). PPN: 30-018850. SOLD TO PLTF. FOR \$66,667.00.

The following parcel was offered for sale on Thursday, July 15, 2010 and Thursday, July 29, 2010.

BAINBRIDGE TOWNSHIP

Case No. 06-F-000291 – Christopher P. Hitchcock, Treasurer of Geauga County vs. John E. McGhee, et al., 16727 Franklin Street (0.24 acres). PPN: 02-002670, 02-002671, 02-002672, 02-002673. NO BID. NO SALE.

The following parcel was offered for sale on Thursday, July 29, 2010.

HUNTSBURG TOWNSHIP

Case No. 09-F-000304 – Christopher P. Hitchcock, Treasurer of Geauga County vs. Felicia Rose, aka, et al., 16870 Pioneer Road (10.00 acres). PPN: 16-008100. SOLD TO RAYMOND TOWNSEND FOR \$80,000.00.

as appears by said plat, be the same more or less, but subject to all legal highways.

Parcel No.: 23-167280
Prior Deed Reference: OR Volume 1104, Page 631

Said Premises Located at: 10022 BELL ROAD, NEWBURY TOWNSHIP, OH.

Said Premises appraised at (\$145,000.00) and cannot be sold for less than two-thirds of that amount (\$96,667.00). 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

Brian L. Bly, attorney
Aug12-19-26, 2010

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 10-F-000154

The State of Ohio, County of Geauga, ss:
GMAC MORTGAGE, LLC, Plaintiff vs. DOUGLAS R. BRIGHT, 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 9th day of September, 2010, 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 Aquilla to-wit:

Situated in the Township of Claridon, County of Geauga and State of Ohio:
And known as being Sublots Nos. 1, 2, 3, 4, and 5 in Section "E" of the Lake Aquilla Estates Company's Subdivision No. 1 as shown by the recorded plat of said Subdivision recorded in Volume 2, Page 6 of Geauga County Records of Maps and Subdivision.

Parcel Number(s): 14-087010, 14-087020, 14-087110, 14-087120 and 14-087210
Property Address: 59 Loring Drive, Chardon, OH 44024

Deed Reference Number: dated September 25, 2000, filed October 24, 2000, recorded in Official Records Volume 1322, Page 697, Recorder's Office, Geauga County, Ohio

Said Premises Located at: 59 LORING DRIVE, VILLAGE OF AQUILLA, OH.

Said Premises appraised at (\$105,000.00) and cannot be sold for less than two-thirds of that amount (\$70,000.00). 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

Rachel A. Leier, attorney
 Aug12-19-26, 2010

THIRD RUN

Sheriff's Sale of Real Estate
 General Code, Sec. 11661
 Revised Code, Sec. 2329.26
Case No. 08-F-000205

The State of Ohio, County of Geauga, ss:
BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWABS, INC. ASSET-BACKED CERTIFICATES, SERIES 2006-ABC1, Plaintiff vs. FRANK SULLIVAN, 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 26th day of August, 2010, 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 Middlefield to-wit:

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

And known as being a part of Original Middlefield Township Lots Nos. 29 and 32 (now Middlefield Village) and also being a part of the land as recorded in Volume 200, Page 13 and Volume 206, Page 132 of the Geauga County Records of Deeds; and is bounded and described as follows:

Beginning on an iron spike set at the intersection of the centerlines of Grove Street (40 feet in width) and Lake Street (60 feet in width) also known as Newcomb Road (County Road No. 130); thence North 87° 28' 00" East 443.48 feet measured along the centerline of the said Grove Street, to a drill hole on the centerline and on the center of a concrete bridge; thence South 3° 30' 00" East 20.00 feet to a point on the South margin line of said Grove Street in the center of a creek. The principal beginning point of this survey, thence South 3° 30' 00" East 30.00 feet to a point in the center of said creek; thence up the creek the following courses: South 35° 01' 00" East 100.73 feet to a point in the center of creek; thence South 16° 16' 00" East 66.90 feet to a point in center of creek; thence South 23° 26' 00" East 67.43 feet to a point in center of creek on the North line of land as recorded in Volume 218 Page 383 of the Geauga County Records of Deeds; thence North 87° 28' 00" East 110.73 feet to a corner of the above mentioned land; thence North 3° 16' 00" West 99.00 feet to an iron spike on the South line of a lot as recorded in Volume 247 Page 169 of the Geauga County Records of Deeds in the name of Z. and A. Reed; thence South 87° 28' 00" West 6.00 feet to an iron pipe; thence North 3° 16' 00" West 130.08 feet along the West line of the said Reed's Lot, passing 3.00 feet West of a garage to an iron pipe; thence North 87° 28' 00" East 6.00 feet to an iron pipe on the centerline of a 12.00 feet drive; thence North 3° 16' 00" West 113.92 feet along the centerline of said drive to an iron pipe set on the South Margin Line of the said Grove Street; thence South 87° 28' 00" West 237.64 feet along the South Margin Line Grove Street to the place of beginning, containing 1.398 acres of land. Bearings are given to indicate angles only, measurements are in feet and decimals, survey and description made and prepared by L.S. Speer, Surveyor Reg. #1262.

Parcel No. 19-051100
 Said Premises Located at: 15787 GROVE STREET, VILLAGE OF MIDDLEFIELD, 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
 Matthew C. Gladwell, attorney
 Jul29 Aug5-12, 2010

Sheriff's Sale of Real Estate
 General Code, Sec. 11661
 Revised Code, Sec. 2329.26
Case No. 08-F-000466

The State of Ohio, County of Geauga, ss:
INDYMAC BANK, F.S.B., Plaintiff vs. NGA T. CHAU, 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 26th day of August, 2010, 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 the State of Ohio:

And known as being Sublot No. 25 of the Burlington Station Subdivision No. 2 of part of Lot No. 5 of the Phelps and part of Lot 7 in the Hathway Tract in Original Township Tract No. 1 as the same is shown on the Plat thereof at page 54 of Plat book 18 of the records of the Geauga County Recorder, be the same more or less, but subject to all legal highways.

Property address: 12085 Burlington Glen Drive, Chardon, OH 44024

Prior Instrument Reference: Volume 1828, page 581.

Parcel No.: 21-176446
 Said Premises Located at: 12085 BURLINGTON GLEN DRIVE, MUNSON TOWNSHIP, OH.

Said Premises appraised at (\$425,000.00) and cannot be sold for less than two-thirds of that amount (\$283,334.00). 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
 April A. Brown, attorney
 Jul29 Aug5-12, 2010

Sheriff's Sale of Real Estate
 General Code, Sec. 11661
 Revised Code, Sec. 2329.26

Case No. 08-F-000668

The State of Ohio, County of Geauga, ss:
U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR MASTR ASSET-BACKED SECURITIES TRUST 2006-AM2, Plaintiff vs. EILEEN MARIE FIER, AKA EILEEN M. FIER, 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 26th day of August, 2010, 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 Montville to-wit:

Situated in the Township of Montville, County of Geauga and the State of Ohio: Being part of Original Section No. 9 within said township of further described as follows:

Beginning in the centerline of Hart Road at the southwest corner of land conveyed to James J. Brown by deed recorded in Vol. 883, Page 599 of the Geauga County Records of Deeds; Thence North 00 deg. 27' 52" West along the west line of the said Brown land, passing through an iron pin found at 30.00 feet, and passing through an iron pin found at 145.14 feet, being the northwest corner of the said Brown land and continuing along the northerly prolongation thereof for a total distance of 1023.69 feet to an iron pin; Thence South 90 deg. 00' 00" West a distance of 486.45 feet to an iron pin set; Thence South 06 deg. 20' 26" East a distance of 1029.96 feet to the centerline of Hart Road, passing through an iron pin set 30.18 feet therefrom; Thence North 90 deg. 00' 00" East along the centerline of Hart Road a distance of 381.00 feet to the place of beginning, containing within said bounds 10.193 acres of land according to the survey of J. Arthur Temple, Registered Surveyor No. 4761 dated August 23, 1993.

Prior Deed Reference: OR 1823, Page 441.
 Parcel No.: 20-070819

Said Premises Located at: 16180 HART ROAD, MONTVILLE 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
 Channing L. Ulbrich, attorney
 Jul29 Aug5-12, 2010

Sheriff's Sale of Real Estate
 General Code, Sec. 11661
 Revised Code, Sec. 2329.26
Case No. 09-F-000132

The State of Ohio, County of Geauga, ss:
DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR HIS ASSET SECURITIZATION CORPORATION TRUST 2007-HE1 MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-HE1, Plaintiff vs. JAMES KASHERY, 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 26th day of August, 2010, 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 Huntsburg to-wit:

Situated in the Township of Huntsburg, County of Geauga and State of Ohio: 1.23 acres in Lot No. 45 in said Township, bounded: being the East part of Lot No. 45 aforesaid and bounded East by the lot line of said Lot No. 45; North by the part of said lot owned by Huntsburg School District; on the West and South by part of said Lot No. 45 owned by Steve Motil, and containing one and 23/100 acres of land, be the same more or less, but subject to all legal highways.

Being the same property conveyed to JP Morgan Chase Bank as successor-in-interest to Bank One, National Association, as trustee of the ACE Securities Corp. Home Equity Loan Trust, Series 2003-HS1, by virtue of Warranty Deed in lieu of foreclosure, recorded 01/24/2006, as Instrument No. 200600734534, in the Office of the Geauga County, Ohio Recorder.

Subject to and together with all easements, restrictions and legal highways, if any, of record.

Property Address: 12422 Madison Road, Middlefield, OH 44062
 Parcel No.: 16-061200
 Prior Deed Reference: 1805/1340

Said Premises Located at: 12422 MADISON ROAD, HUNTSBURG TOWNSHIP, OH.

Said Premises appraised at (\$155,000.00) and cannot be sold for less than two-thirds of that amount (\$103,334.00). 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
 Lori N. Wight, attorney
 Jul29 Aug5-12, 2010

Sheriff's Sale of Real Estate
 General Code, Sec. 11661
 Revised Code, Sec. 2329.26
Case No. 09-F-000158

The State of Ohio, County of Geauga, ss:
CITIMORTGAGE, INC., Plaintiff vs. DOUGLAS G. SEREDICH, 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 26th day of August, 2010, 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 Montville to-wit:

Situated in the Township of Montville, County of Geauga and State of Ohio: And known as being a part of Section 11 in said Township, bounded and described as follows:

Beginning at a point in the west line of Montville Township also being the centerline of Kile Road; said centerline being the

Township line between Montville and Hambden Townships and said point being the southwesterly corner of land conveyed to Ernest A. Stapel by deed recorded in Volume 154, Page 359 of Geauga County Record of Deeds; Thence S. 4 deg. 15' 00" W. along said centerline of Kile Road a distance of 645.00 feet to a point; said point being the principal point of beginning of land herein to be described; Thence S. 85 deg. 37' 30" E. a distance of 700.0 feet to a point; Thence S. 4 deg. 03' 30" W. a distance of 150.0 feet to a point; Thence N. 85 deg. 37' 30" W. a distance of 700.51 feet to a point in the centerline of Kile Road; Thence N. 4 deg. 15' 00" E. along said centerline a distance of 150.00 feet to the principal place of beginning and;

Containing 2.4113 acres of land as calculated and described by Wm. R. Gray Associates Inc. Registered Engineers and Surveyors, be the same more or less.

Parcel No.: 20-045900
 Said Premises Located at: 9969 KILE ROAD, MONTVILLE TOWNSHIP, OH.

Said Premises appraised at (\$120,000.00) and cannot be sold for less than two-thirds of that amount (\$80,000.00). 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
 Peter L. Mehler, attorney
 Jul29 Aug5-12, 2010

Sheriff's Sale of Real Estate
 General Code, Sec. 11661
 Revised Code, Sec. 2329.26
Case No. 09-F-000422

The State of Ohio, County of Geauga, ss:
COUNTRYWIDE HOME LOANS SERVICING, LLC, Plaintiff vs. MONROE M. KUHN, AKA MONROE KUHN, 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 26th day of August, 2010, 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 Parkman to-wit:

Situated in the Township of Parkman, County of Geauga and State of Ohio, and known as being part of Lot 4 of Section 21 in said township, and further bounded and described as follows:

Beginning at a point on the centerline of Grove Road, said point being South 88 deg. 26' 22" East, a distance of 600.00 feet from the line between Troy Township and said Parkman Township; Thence North 0 deg. 04' 35" West, and passing over an iron pin set at 30.00 feet, a distance of 570.00 feet to an iron pin set; Thence South 88 deg. 26' 22" East, a distance of 223.76 feet to an iron pin set on a west line of land conveyed to H. and H. Anderson by deed recorded in Volume 1274, Page 955 of Geauga County Record of Deeds; Thence South 1 deg. 30' 00" East, along said west line of Anderson's land, and passing over a 5/8" iron pin found at 535.36 feet, a distance of 562.91 feet to a point on the centerline of said Grove Road; Thence South 73 deg. 50' 00" West, along said road centerline, a distance of 25.15 feet to an angle point; Thence North 88 deg. 26' 22" West, continuing along said road centerline, a distance of 213.58 feet to a point and the true place of beginning and containing therein 3.0174 acres of land as surveyed in March, 2003 by Jerry W. Daniel, Registered Surveyor No. 6222, be the same more or less, but subject to all legal highways.

Property commonly known as: 15280 Grove Road, Parkman Township, OH 44231
 Permanent Parcel Number: 25-124000
 Prior Deed Reference: OR Volume 1772, Page 524

Said Premises Located at: 15280 GROVE ROAD, PARKMAN TOWNSHIP, OH.

Said Premises appraised at (\$65,000.00) and cannot be sold for less than two-thirds of that amount (\$43,334.00). 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
 Jul29 Aug5-12, 2010

Sheriff's Sale of Real Estate
 General Code, Sec. 11661
 Revised Code, Sec. 2329.26
Case No. 09-F-000460

The State of Ohio, County of Geauga, ss:
COUNTRYWIDE HOME LOANS SERVICING, LLC, Plaintiff vs. CHRISTOPHER E. LIGHT, 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 26th day of August, 2010, 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 Montville to-wit:

Situated in the Township of Montville, County of Geauga and State of Ohio: and known as part of Sec. No. 23, Lot 3 in said Township, and further described as follows:

Beginning at the northwest corner of lands conveyed by said Mary E. Rhodes to Thomas Postlewait and Evelyn Postlewait on May 28, 1962; thence westerly parallel with the south line of Montville Township 70 rods; thence southerly parallel with the centerline of Route 528, 11-1/2 rods to the south line of said Montville Township; thence easterly along the south line of said Township 70 rods to the southwest corner of said Postlewait lands; thence northerly along the westerly line of said Postlewait lands 11-1/2 rods to the place of beginning, and containing 5.03 acres of land, be the same more or less, but subject to all legal highways.

Parcel No.: 20-035200
 Prior Deed Reference: O.R. Volume 1226, Page 1198

Said Premises Located at: 11080 MADISON ROAD, MONTVILLE TOWNSHIP, OH.
 Said Premises appraised at (\$140,000.00) and

cannot be sold for less than two-thirds of that amount (\$93,334.00). 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
 Jill L. Fealko, attorney
 Jul29 Aug5-12, 2010

Sheriff's Sale of Real Estate
 General Code, Sec. 11661
 Revised Code, Sec. 2329.26
Case No. 09-F-000834

The State of Ohio, County of Geauga, ss:
BAC HOME LOANS SERVICING, L.P., FKA COUNTRYWIDE HOME LOANS SERVICING, L.P., Plaintiff vs. JUDY A. CUMMINS, 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 26th day of August, 2010, 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 Middlefield to-wit:

Situated in the Village of Middlefield, County of Geauga and State of Ohio: And known as part of Lot No. 32 in said Village and bounded as follows: Beginning in the center of the State Road at the Northeast corner of land deeded to Sarah J. Town; Running thence West along the North line of said S.J. Town's land 20 rods to a stake; Thence South 4 rods to a stake; Thence East and parallel with the North line 20 rods to the center of the State Road; Thence North along the center of said State Road 4 rods to the place of beginning. Containing One-half acre of land. Be the same more or less, but subject to all legal highways.

Permanent Parcel Number: 19-066000
 Prior Deed Reference: OR Volume 1761, Page 1478

Said Premises Located at: 15136 SOUTH STATE AVENUE, VILLAGE OF MIDDLEFIELD, OH.

Said Premises appraised at (\$110,000.00) and cannot be sold for less than two-thirds of that amount (\$73,334.00). 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
 Eric T. Deighton, attorney
 Jul29 Aug5-12, 2010

Sheriff's Sale of Real Estate
 General Code, Sec. 11661
 Revised Code, Sec. 2329.26
Case No. 09-F-001026

The State of Ohio, County of Geauga, ss:
WELLS FARGO BANK, N.A., Plaintiff vs. JOHN D. DRAZDIK, 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 26th day of August, 2010, 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 Claridon to-wit:

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

And known as being part of Lot No. 1 in Section No 15 of the East Survey of said Township and bounded and described as follows: Beginning at an iron pipe marking the intersection of the westerly margin of Old State Road (66 feet wide) with the northerly line of said Lot No. 1; Thence South 20 deg. 22' 30" East along said road margin, 292.2 feet to an iron pipe; Thence South 76 deg. 47' 10" West 372.4 feet to an iron pipe; Thence South 85 deg. 50' 50" West 92.8 feet to an iron pipe; Thence North 9 deg. 50' 00" West, 371.7 feet to an iron pipe in the northerly line of said Lot No. 1; Thence South 89 deg. 53' 50" East along said lot line 417.0 feet to the place of beginning, containing 3.335 acres of land per survey of C.C. Graber, made June 2, 1991, be the same more or less, but subject to all legal highways.

Property Address: 13018 Old State Road, Huntsburg, OH 44046
 Parcel No.: 12-065700
 Prior Deed Reference: O.R. Book 1797, Page 2644

Said Premises Located at: 13018 OLD STATE ROAD, CLARIDON TOWNSHIP, OH.

Said Premises appraised at (\$185,000.00) and cannot be sold for less than two-thirds of that amount (\$123,334.00). 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
 Ashley E. Rothfuss, attorney
 Jul29 Aug5-12, 2010

Sheriff's Sale of Real Estate
 General Code, Sec. 11661
 Revised Code, Sec. 2329.26
Case No. 09-F-001075

The State of Ohio, County of Geauga, ss:
WELLS FARGO BANK, N.A., Plaintiff vs. DAVID J. NIMRICHTER, 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 26th day of August, 2010, 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 Claridon to-wit:

Situated in the Township of Claridon, County of Geauga and State of Ohio: And known as being part of Lot No. 3, Section 3 in said Township and is bounded and described as follows:

Beginning at a monument found in the centerline of Chardon-Windsor Road (60 feet wide), said monument being North 87 degrees 45' West, 1858.87 feet from the intersection of

the centerline of Chardon-Windsor Road with the centerline of Kile Road; Thence South 87 degrees 45' East along the centerline of said Chardon-Windsor Road 38.40 feet to a point; Thence South 2 degrees 15' West, 30.00 feet to an iron pin set in the Southerly right-of-way line of Chardon-Windsor Road, the true place of beginning, said point also being the Northwesterly corner of the parcel herein described; Thence South 2 degrees 15' West, along the Westerly line of the parcel, 580.80 feet to an iron pin; Thence South 87 degrees 45' East, along the Southerly line of the parcel, 328.63 feet to a point; Thence North 2 degrees 15' East, along the Easterly line of the parcel, 580.80 feet to an iron pin in the Southerly right-of-way line of said Chardon-Windsor Road; Thence North 87 degrees 45' West, along said right-of-way line, 328.63 feet to the true place of beginning, containing 4.3817 acres, more or less, but subject to all legal highways.

Property Address: 15035 Chardon Windsor Road, Chardon, OH 44024
Parcel No.: 12-029340

Prior Deed Reference: O.R. Book 1413, Page 1113

Said Premises Located at: 15035 CHARDON WINDSOR ROAD, CLARIDON 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

Melanie D. Butler, attorney
Jul29 Aug5-12, 2010

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 09-F-001216

The State of Ohio, County of Geauga, ss:
UNITED STATES OF AMERICA, ACTING THROUGH THE RURAL DEVELOPMENT, UNITED STATES DEPARTMENT OF AGRICULTURE (USDA), Plaintiff vs. BRENDA L. TREADWAY, 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 26th day of August, 2010, 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 Hambden to-wit:

Situated in the Township of Hambden, County of Geauga and State of Ohio:
And known as being Sublot No. 18 in McClintock-Pike Subdivision as recorded in Geauga County Records of Plats Volume 6, Page 209 of Geauga County Records.

Parcel No.: 15-034700
Said property is known as 10795 Claridon Troy Road, Chardon, OH 44024 for street numbering purposes.

Said Premises Located at: 10795 CLARIDON TROY ROAD, HAMB DEN TOWNSHIP, OH.

Said Premises appraised at (\$80,000.00) and cannot be sold for less than two-thirds of that amount (\$53,334.00). 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

Gilbert L. Rieger, attorney
Jul29 Aug5-12, 2010

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 09-F-001422

The State of Ohio, County of Geauga, ss:
FARM CREDIT SERVICES OF MID-AMERICA, PCA, Plaintiff vs. ELI E. MILLER, 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 26th day of August, 2010, 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 Middlefield to-wit:

Situated in the Township of Middlefield,

County of Geauga and State of Ohio:

Known as being part of Lot 6 in said Township, further bounded as follows: Beginning at a point in the centerline of Peters Road at the Northeast corner of land conveyed to Joe M.L. Miller and Fannie T. Miller by deed recorded in Volume 355, Page 7 of Geauga County Deed Records; Thence South along the East line of said Millers' land and a prolongation thereof, a distance of 600 feet to a point; Thence East on a line parallel to the centerline of Peters Road, a distance of 218 feet to a point; Thence North on a line parallel to the East line of said Lot 6, a distance of 600 feet, to the centerline of Peters Road; Thence West along said road centerline 218 feet to the place of beginning, containing about 3 acres of land, be the same more or less, but subject to all legal highways.

Permanent Parcel No.: 18-050760
Prior Deed Reference: OR Vol. 1202, Page 835, Geauga County Recorder's Office.

Said Premises Located at: 17747 PETERS ROAD, MIDDLEFIELD TOWNSHIP, OH.

Said Premises appraised at (\$170,000.00) and cannot be sold for less than two-thirds of that amount (\$113,334.00). 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

Gregory F. Locke, attorney
Jul29 Aug5-12, 2010

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 09-F-001438

The State of Ohio, County of Geauga, ss:
BAC HOME LOANS SERVICING, L.P., FKA COUNTRYWIDE HOME LOANS SERVICING, L.P., Plaintiff vs. CASE HANSON, 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 26th day of August, 2010, 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 City of Chardon to-wit:

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

Known as being part of Lot No. 103, in the Village of Chardon, and bounded and described as follows:

Beginning on North margin of Court Street at the intersection of Washington Street in said Village; Thence North along the West margin of Washington Street Seventy-Eight and One-half (78 1/2) feet; Thence West parallel with Court Street, Seventy-Three (73) feet; Thence South parallel with Washington Street, Seventy-Eight and One-half (78 1/2) feet, to the North margin of Court Street; Thence East along the margin of Court Street Seventy-Three (73) feet to the place of beginning, be the same more or less, but subject to all legal highways.

Parcel No. 10-025440
Said Premises Located at: 200 COURT STREET, CITY OF CHARDON, OH.

Said Premises appraised at (\$80,000.00) and cannot be sold for less than two-thirds of that amount (\$53,334.00). 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

Jeffrey R. Jinkens, attorney
Jul29 Aug5-12, 2010

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 09-F-001443

The State of Ohio, County of Geauga, ss:
HOUSEHOLD REALTY CORPORATION, Plaintiff vs. CHRIS A. LEE, AKA CHRIS ALLEN LEE, 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 26th day of August, 2010, 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 Burton to-wit:

Situated in the Township of Burton, County of Geauga and State of Ohio; and being known as Sublot No. 8 in Broadwood Hills Subdivision No. 1 of part of Original Burton Township Lot No. 33, as shown by the recorded plat in Volume 8, Page 67 of Geauga County Records, and being 100 feet on the Westerly side of Broadwood Drive, and extending back 249.79 feet on the Northerly line, 249.88 feet on the Southerly line, and having a rear line of 100 feet, as appears by said plat, be the same more or less, but subject to all legal highways.

Situated in the Township of Burton, County of Geauga and State of Ohio; and being known as Sublot No. 8 in Broadwood Hills Subdivision No. 1 of part of Original Burton Township Lot No. 33, as shown by the recorded plat in Volume 8, Page 67 of Geauga County Records, and being 100 feet on the Westerly side of Broadwood Drive, and extending back 249.79 feet on the Northerly line, 249.88 feet on the Southerly line, and having a rear line of 100 feet, as appears by said plat, be the same more or less, but subject to all legal highways.

Parcel No.: 04-113400
Said Premises Located at: 14534 BROADWOOD DRIVE, BURTON TOWNSHIP, OH.

Said Premises appraised at (\$115,000.00) and cannot be sold for less than two-thirds of that amount (\$76,667.00). 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

Robert R. Hoose, attorney
Jul29 Aug5-12, 2010

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 10-F-000045

The State of Ohio, County of Geauga, ss:
JPMORGAN CHASE BANK, N.A., Plaintiff vs. UNKNOWN SPOUSE, HEIRS, CREDITORS, EXECUTORS, ADMINISTRATORS, LEGATEES AND DEVISEES, IF ANY, OF MARY L. SIDBECK, DECEASED, 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 26th day of August, 2010, 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 City of Chardon to-wit:

Situated in the City of Chardon, County of Geauga and State of Ohio:
And known as being Sublot No. 87 in the Chardon Park Estates Subdivision No. 1 of part of Original Lots 142 and 143, as shown by the recorded plat in Volume 7 of Maps, Page 6, of Geauga County Records as appears by said plat, be the same more or less, but subject to all legal highways.

Permanent Parcel No.: 10-080550
Prior Deed Reference: OR Book 1831, Page 3435

Said Premises Located at: 335 CYNTHIA DRIVE, CITY OF CHARDON, OH.

Said Premises appraised at (\$88,000.00) and cannot be sold for less than two-thirds of that amount (\$58,667.00). 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

Robert K. Hogan, attorney
Jul29 Aug5-12, 2010

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 10-F-000062

The State of Ohio, County of Geauga, ss:
FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF LAKEWOOD, Plaintiff vs. EDWARD J. BACKOS, 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 26th day of August, 2010, 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 Troy to-wit:

Situated in the Township of Troy County of Geauga and State of Ohio; and bounded and described as follows:

Known as being part of Section No. 13 in said Troy Township:

Beginning at an iron pipe on the Northeast margin of the Troy-Parkman Road also known as the Main Market Road, at the Southeast corner of lands conveyed July 3, 1934, to Madora E. Patch deed recorded in Volume 193, Page 446 of Geauga County Records of Deeds and running thence North 7° 50' East along the Easterly line of the said Patch lands, a distance of Three Hundred

Twenty-one and eight tenths (321.8) feet to the center line of the East and West center road running through said Section No. 13 and passing an iron pipe set 30.05 feet therefrom; Thence South 85° 16' East along the center line of said road, a distance of Three Hundred Twenty-seven and five hundredths (327.05) feet; Thence South 18° 13' West through an iron pipe 30.85 feet therefrom, a total distance of Four Hundred Thirty-Six and forty-five hundredths (436.45) feet to an iron pipe on the Northeast margin of said Main Market Road; Thence North 62° 15' West along said road margin, a distance of Two Hundred Sixty-three and seven tenths (263.7) feet to the place of beginning and containing Two and 50/100 (2.50) acres, according to the survey of F.R. Zethmayr, July, 1939, be the same more or less, but subject to all legal highways.

Excepting therefrom 1.4 acres of land conveyed to Western Reserve Management Research Corporation in deed dated June 29, 1964 and recorded in Volume 434, Page 169 of Geauga County Records.

Property address: 14083 Nash Road, Burton, OH 44021

Permanent Parcel No. 32-066320
Deed Reference: Volume 1136, Page 213
Said Premises Located at: 14083 NASH ROAD, TROY TOWNSHIP, OH.

Said Premises appraised at (\$70,000.00) and cannot be sold for less than two-thirds of that amount (\$46,667.00). 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

Manbir S. Sandhu, attorney
Jul29 Aug5-12, 2010

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 10-F-000220

The State of Ohio, County of Geauga, ss:
DEUTSCHE BANK TRUST COMPANY AMERICAS, AS TRUSTEE, Plaintiff vs. ROY V. REESE, 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 26th day of August, 2010, 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 Hambden to-wit:

Parcel No. 1:
Situated in the Township of Hambden, County of Geauga and State of Ohio:

And known as being Parcels No. 8 and 9 in the Andrew R. Evans and Margaret K. Evans Survey, in part of Lot No. 22 in the Bond Tract in Hambden Township, Geauga County, Ohio recorded in Volume 5, Page 23 and 24 of Geauga County Records of Plats and Surveys, and containing two acres of land more or less, be the same more or less.

Parcel No. 2:
Situated in the Township of Hambden, County of Geauga and State of Ohio; and being known as Lot No. 10 in the Andrew R. Evans and Margaret K. Evans Survey, and being part of Lot No. 22 in the Bond Tract in Hambden Township, Geauga County, and State of Ohio and being recorded in Volume 5, Pages 23 and 24 in the Geauga County Records of Plats and Surveys and containing 1 acre of land, be the same more or less.

Parcel Numbers: 15-004740, 15-004750 and 15-004760
Property Address: 10077 Cutts Road, Chardon, OH 44024
Deed Reference Number: dated November 12, 1984, filed February 3, 1987, recorded in Official Records Volume 777, Page 1300, Recorder's Office, Geauga County, Ohio

Said Premises Located at: 10077 CUTTS ROAD, HAMB DEN TOWNSHIP, OH.

Said Premises appraised at (\$130,000.00) and cannot be sold for less than two-thirds of that amount (\$86,667.00). 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

Rebecca R. Shrader, attorney
Jul29 Aug5-12, 2010

continued from page 33

PROBATE NOTICES

**LEGAL NOTICE
IN THE GAUGA COUNTY COURT OF
COMMON PLEAS, PROBATE DIVISION
CASE NO. 10-PE-000292- IN THE MATTER
OF THE ESTATE OF DAN O. ELLIOTT,
DECEASED**

Notice is hereby given to Ryan Maver, whose previous address and current address is unknown.

You are notified that the decedent, Dan O. Elliott, died intestate on September 30, 2009 and that Amanda Elliott filed an Application to Relieve Estate from Administration on July 12, 2010 with the Geauga County Probate Court, 231 Main Street, Suite 200, Chardon, Ohio 44024.

By Matthew W. Weeks, Attorney for Amanda Elliott, Applicant, Carl P. Kasunic Co., LPA, 38033 Euclid Avenue, Suite 1, Willoughby, Ohio 44094. (440) 946-9469.
Jul29 Aug5-12, 2010

BID NOTICES

**LEGAL BID NOTICE AND
NOTICE OF SPECIAL MEETING
Parkman Township**

Notice is hereby given that sealed bids marked as "Solar Panel Project - Solar Panels" or "Solar Panel Project - Installation" will be accepted by Parkman Township Board of Trustees, PO Box 688, Parkman, OH until 4:00 p.m. on Thursday, August 19, 2010. Bids received shall be publicly opened and read aloud at a special meeting of the Parkman Township Board of Trustees at 7:30 p.m., on Thursday, August 19, 2010 at the Parkman Township Community House, 16295 Main Market Road, Parkman, Ohio.

The specification for the solar panels are: 45- 230 watt Canadian Solar Panels or equivalent, 45-Enphase Micro Inverters 240vac or equivalent, Unirac Solarmount run N-S. Bids are to include all materials and wiring for install. Please contact Gary List with questions at (440) 667-8571 or email

at gary@remsl.com.

The installation of the solar panels require a Certified NABCEP installer to install 45 Canadian Solar Panels with Enphase Microinvertors on the Parkman Township Community House roof located at 16295 Main Market Road, Parkman, Ohio.

Each bid must be accompanied by either a Bid bond in the amount of 100% of the total bid amount with a surety satisfactory to the aforesaid Parkman Township Board of Trustees, or by a certified check, cashier's check, or letter of credit in the amount of not less than 10% of the bid amount, in favor of Parkman Township Board of Trustees. The Bid Guaranty must be submitted as a guarantee that if the proposal is accepted, a proper contract in accordance with the bid, plans, details, and bills of material will be entered into with Parkman Township Board of Trustees and its performance properly secured.

A 100% Performance bond will be required from the approved bidder on the installation of the solar panels prior to entering into a contract. Bid, Performance, Labor & Material and Maintenance bonds shall be issued by an approved surety company authorized to transact business in the State of Ohio and said company shall have local representation. All Bid, Performance, Maintenance and Labor & Material Bonds shall be accompanied by proof of authority of the official or agent signing the Bond.

Parkman Township Board of Trustees reserves the right to reject any and all bids or any part thereof, and to waive any informalities and/or irregularities in the bids and to accept any bid or bids which are deemed most favorable to the Township at the time and under conditions stipulated in accordance with the applicable provision of laws of State of Ohio governing conduct of Parkman Township Board of Trustees. The Township's decision on any award is final. Each bidder must insure that all employees and applicants for employment are not discriminated against because of national origin, creed, color, or gender.

This legal notice is also posted on the Parkman Township's Website at <http://www.parkmanohio.com>.

By order of the Parkman Township Board of Trustees,
Nancy A. Wheelock, Fiscal Officer
Aug12, 2010

LEGAL NOTICE GAUGA COUNTY CALENDAR YEAR 2011 UNDIVIDED LOCAL GOVERNMENT FUNDS DISTRIBUTION \$2,780,640

VILLAGES / CITY	Allocation Amount	% of Total Distribution
Aquilla	20,256	0.73
Burton	35,487	1.28
City of Chardon	87,847	3.16
Hunting Valley	17,049	0.61
Middlefield	46,549	1.67
South Russell	71,825	2.57
	279,013	
TOWNSHIPS		
Auburn	87,876	3.16
Bainbridge	169,228	6.09
Burton	56,086	2.02
Chardon	82,295	2.95
Chester	169,963	6.11
Claridon	54,574	1.96
Hambden	71,854	2.58
Huntsburg	61,582	2.22
Middlefield	77,420	2.78
Montville	43,031	1.55
Munson	106,130	3.82
Newbury	97,017	3.48
Parkman	65,100	2.34
Russell	93,117	3.35
Thompson	48,669	1.75
Troy	51,268	1.84
	1,335,209	
PARK DISTRICTS		
Chester Park	10,968	0.39
Russell Park	5,529	0.20
Thompson Park	2,383	0.09
Gaugua Park	90,895	3.27
	109,775	
GAUGA COUNTY	1,056,643	38.00
GRAND TOTAL	2,780,640	100%

I hereby certify the foregoing to be a true and correct copy of action taken by the Geauga County Budget Commission on August 2, 2010 pursuant to Sections 5747.53 and 5747.63 of the Ohio Revised Code, an alternative method as duly adopted by the participating legislative authorities. This notice filed in accordance with Sections 5747.51(J) and 5747.62(I) of the Ohio Revised Code.

FRANK J. GLIHA
Auditor/Secretary - Budget Commission

Aug12, 2010

CLASSIFIED ADS

Autos & Auto Parts

2000 Crown Vic, excellent condition, fully loaded, asking \$3,800. (440) 479-0856. Jul29 Aug5-12-19

For Hire

House cleaner with 20 years experience looking for more jobs. References available. Dependable and honest. Call Tammy at (440) 636-3815. Aug5-12-19-26

For Rent

Huntsburg, good location, ready to move-in condition. Ideal for single person. Lawn maintenance and utilities included in rent + security deposit. \$675/month. Call ASAP (440) 635-1133. Aug5-12-19-26

East Claridon. 3 bedroom, well-insulated home. Large family room plus living room, front and back porch, basement, garage, large yard. No pets. \$775 + plus security deposit and references. Utilities not included. (440) 636-5747. Aug12-19-26 Sep2

Chardon. 3BR/1BA, enclosed front porch, full basement, garage, refrigerator + stove included. No smoking. No pets. \$775/month + utilities. (440) 285-2247. Aug5-12-19-26

Newbury Home for Rent. 3 bedrooms, 3 baths, attached garage. \$850/month. Gas & electric not included. Nice yard. (440) 708-6039. Jul29 Aug5-12-19

Parkman duplex, Sept. 1. Two bedroom, bath upstairs. Living room, dining room, kitchen on first floor. Basement. No pets, non-smoking. Single car garage, big yard. \$600/month + utilities + security + references. (440) 548-8087. Aug12-19-26 Sep2

For Sale

Antique collector big iron kettle for sale. 12-inches deep. (440) 968-3633. Jul29 Aug5-12-19

For Sale. Honda Helix 250cc motor scooter, runs well. \$650. (440) 834-8326. Aug5-12-19-26

Window Air Conditioner, 18,000 BTU, 220 volt. Used only two months. Like new. \$100. Call (440) 729-9276 evenings. Aug5-12-19-26

Large upright freezer, \$275. Radial arm saw, \$150. 5x8 trailer with lights, \$275. New dry-wall stilts, \$150. (440) 286-1233. Aug5-12-19-26

Antique pitcher pump, \$50; large rock tongues, \$100; 700 feet Triplex #2 wire, \$350; large blacksmith vice, \$100; 5/4 black cherry lumber, all \$150. (440) 286-3529. Jul29 Aug5-12-19

TABLE SAW DeWalt 10-inch with mobile base, outfeed extend table & extras, excellent condition. RADIO CONTROL PLANE, 8-foot wing span, 0S25 motor with extras, excellent, \$250. (440) 834-1850. Jul29 Aug5-12-19

Roofing Slates: Barn roofing slates, 22 inches by 12 inches, \$0.90 each, minimum of 10. Over 30, \$0.80 each. Chesterland (440) 729-4895. Aug12-19-26 Sep2

Horses & Equine

MRC Stables, 10817 Sperry, Kirtland. Horse boarding, lessons, leases, training. Reasonable rates! Full care, arenas, trails, turn-out. Friendly, family, non-competitive atmosphere, club opportunities. (440) 478-8415. Aug5-12-19-26

Miscellaneous

ATTENTION swimming pool owners. Need water? Call (440) 487-3813. Jul22-29 Aug5-12

Hostas, Daylillies large pots, \$3 each. (440) 632-0700. Jul29 Aug5-12

Looking for Amish girls to take to Bainbridge & Solon area for cleaning job. Need to live in Middlefield / Parkman area. Call Tammy at (440) 636-3815. Jul22-29 Aug5-12

Perennials, "hens and chicks," easy to grow, excellent for rock gardening or containers. Dirt cheap. Hundreds to choose from. Troy Township, (440) 834-0592. Aug5-12-19-26

Brown eggs, no cages, no antibiotics, from a grandmother's old fashioned farm. Good nutrition, kindness, not chemicals. \$2/dozen. 13137 Old State Rod, East Claridon. Aug5-12-19-26

Pets & Pet Products

The Geauga County Dog warden takes in 700+ dogs each year. We need food to feed them — canned and dry. Please help. Geauga County Dog Warden, 12513 Merritt Road, Chardon OH 44024, (440) 286-8135. Aug5-12-19-26

Real Estate/Land For Sale

Lot for Sale. Thompson Township, quiet side street. One-acre lot buildable. Wooded, scenic, rolling, soil tested. Hurry! \$19,900. (440) 289-0708. Jul29 Aug5-12-19

Vacation Rental SW Florida, peaceful Pine Island townhouse, 2BR/2.5BA, lanai, boat canal to intercoastal, pools, hot tubs, golf nearby. Monthly October, February, March, April. (440) 285-3711, www.bluecrabkey.net. Aug12-19-26 Sep2

charges on the parcel prior to transfer of the real estate. The certificate can be obtained from the Village Municipal Center, 14860 N. State Ave. during normal business hours, Monday-Friday, between the hours of 8:00 a.m. and 5:00 p.m. Questions call (440) 632-5248. Aug12, 2010

**PUBLIC NOTICE
PASSAGE OF ORDINANCES/
RESOLUTIONS**

Notice is hereby given that the Council of the City of Chardon, duly passed and/or adopted the following legislation:

ORDINANCE NO. 2594
AN ORDINANCE AMENDING THE CODIFIED ORDINANCES OF THE CITY OF CHARDON, OHIO AND THE OFFICIAL ZONING MAP BY REZONING A PARCEL OF APPROXIMATELY 29.38 ACRES OF LAND LOCATED ON PARKER CT. TO (I) INDUSTRIAL DISTRICT AND (WTTO) WIRELESS TELECOMMUNICATION TOWER OVERLAY DISTRICT.

An ordinance amending the Codified Ordinances of the City of Chardon, Ohio and the official zoning map by rezoning a parcel of approximately 29.38 acres of land (Permanent Parcel No. 10-157000) located on Parker Ct. to (I) Industrial District and (WTTO) Wireless Telecommunication Tower Overlay District.

PASSED AND ADOPTED THIS 27TH DAY OF JULY, 2010.

ORDINANCE NO. 2595
AN ORDINANCE EXPANDING THE C-2 TRADITIONAL/CLASSIC COMMERCIAL DISTRICT ON EAST PARK STREET AND AMENDING THE ZONING MAP OF THE CITY OF CHARDON, OHIO.

An ordinance expanding the C-2 Traditional/Classic Commercial District on East Park Street and amending the Codified Ordinances and the official zoning map of the City of Chardon, Ohio to include Permanent Parcel Nos. 10-165594 (0.44 acres), 10-705600 (0.13 acres), 10-709569 (0.25 acres), 10-709570 (0.07 acres), 10-701600 (0.76 acres) and 10-701700 (0.31 acres) on East Park Street and at 111 Goodrich Court.

PASSED AND ADOPTED THIS 27TH DAY OF JULY, 2010.

ORDINANCE NO. 2596
AN ORDINANCE AMENDING THE CODIFIED ORDINANCES OF THE CITY OF CHARDON, OHIO AND THE OFFICIAL ZONING MAP BY REZONING APPROXIMATELY 8.27 ACRES OF LAND LOCATED ON WATER STREET FROM R-2 LOW DENSITY RESIDENCE DISTRICT TO RESIDENTIAL/LIMITED COMMERCIAL (R/LC).

An ordinance amending the Codified Ordinances of the City of Chardon, Ohio and the official zoning map by rezoning approximately 8.27 acres of land located on Water Street from R-2 Low Density Residence District to Residential/Limited Commercial (R/LC) District, which includes Permanent Parcel Nos. 10-142200, 10-101700, 10-102600, 10-165174, 10-059700, 10-088800, 10-008870, 10-019700, 10-135670, 10-023700, 10-150500, 10-033800, 10-106100, 10-135200, 10-109500, 10-090700, 10-165270, 10-098100, 10-103350, 10-039300, 10-151000, 10-052500, 10-127170, 10-161610, 10-074290 and 10-107300.

PASSED AND ADOPTED THIS 27TH DAY OF JULY, 2010.

ORDINANCE NO. 2597
AN ORDINANCE AMENDING THE CODIFIED ORDINANCES OF THE CITY OF CHARDON, OHIO AND THE OFFICIAL ZONING MAP BY REZONING APPROXIMATELY 9.22 ACRES OF LAND LOCATED ON COURT STREET FROM R-2 LOW DENSITY RESIDENCE DISTRICT TO R-3 MEDIUM DENSITY RESIDENCE DISTRICT.

Help Wanted



Care Corporation

The leading home care agency in Geauga County is seeking

**Certified Home Health Aides
and/or State Tested Nursing Assistants**

for immediate full and part-time openings in Geauga County.

If you are interested in a very rewarding and flexible job, call us today at:

440-286-2273 or 888-227-3811

Church Pianist/ Organist

Claridon Congregational Church is seeking pianist/organist for service music and to accompany choirs. Call 440-635-1467 or send resume to: First Congregational Church, 13942 Mayfield Road, Huntsburg, Ohio 44046. Join this small talented choir and spirit-led director.

Jonah Books - STORE CLOSING!

Fixtures for Sale: POS System w/touch screen, print, 4 piece register display, 4ft. jewelry display, glass shelves, slat wall hooks, free standing glass shelves, wood book cases, much more. Stop by (next to Peebles) or call for more information. 440-227-2024 and ask for Leslie

SERVICE DIRECTORY

Automotive



**RISING SUN
AUTOMOTIVE**

SPECIALIZING IN VW, AUDI, & ALL ASIAN VEHICLES

Visit our Website for Coupons and Specials at:

www.risingsungroup.net
(800) 854-3084 • 285-7100
12491 Bass Lake Rd., Munson
• A.S.E. CERTIFIED •

AUTOMOTIVE

\$\$ CASH PAID \$\$

Scrap Cars & Trucks • Used Cars & Trucks
Construction Equipment • Classics • Muscle Cars
Tractors • Motorcycles • Mechanic Tools
ALSO GOOD USED TIRES FOR SALE!
440 862-5706 • 440 254-4281

Landscaping

LaCava's Landscape

Bobcat/Mini Excavating • Landscape Design & Installation
Clearing/Tree Removal • Yard Drainage • Overseeding
Spring/Fall Cleanups • Renovations • Pruning
www.lacavaslandscape.com
Free Estimate 440-840-4600 Since 1982

PREPAYMENT PLEASE!

ALL PERSONAL CLASSIFIED ADS
MUST BE PREPAID.
WE ACCEPT VISA OR MASTER CARD.
PERSONAL CHECKS OR CASH ACCEPTED AT
CHARDON OFFICE.

LEGAL NOTICES

LEGAL NOTICE

**IN THE COURT OF COMMON PLEAS
GEAUGA COUNTY, OHIO**
10-F-000139 - BAC Home Loans Servicing, LP fka Countrywide Home Loans Servicing LP, Plaintiff vs. Gail C. Richardson, et al., Defendants

Michael D. Richardson, whose last known address is 730 West 300 South, Tipton, IN 46072, and the unknown heirs, devisees, legatees, executors, administrators, spouses and assigns and the unknown guardians of minor and/or incompetent heirs of Michael D. Richardson, all of whose residences are unknown and cannot by reasonable diligence be ascertained, will take notice that on the 8th day of February, 2010, BAC Home Loans Servicing, LP fka Countrywide Home Loans Servicing LP filed its Complaint in the Common Pleas Court of Geauga County, 100 Short Court, Chardon, OH 44024 in Case No. 10-F-000139, 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: 3680 Bainbridge Road, Chagrin Falls, OH 44023, and being more particularly described in plaintiff's mortgage recorded in Mortgage Book 1737, page 1574, 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.

BAC HOME LOANS SERVICING, LP FKA COUNTRYWIDE HOME LOANS SERVICING LP
By Lerner, Sampson & Rothfus, Attorneys for Plaintiff, P.O. Box 5480, Cincinnati, Ohio 45201-5480. (513) 241-3100.
Jul29 Aug5-12, 2010

**NOTICE OF PUBLIC HEARING
ON MOTION
PROPOSING TO AMEND THE AUBURN
TOWNSHIP ZONING RESOLUTION
R.C. 519.12(D)**

Notice is hereby given that the Auburn Township Zoning Commission will conduct a public hearing on a motion, which is an amendment, identified as number ZC2010-02, to the Auburn Township Zoning Resolution at the Auburn Township Administration Building, at 7:30 P.M. on Tuesday, August 24, 2010.

The motion proposing to amend the zoning resolution will be available for examination at the Auburn Administration Building from 8:00 A.M. to 4:00 P.M. from August 12 through August 24, 2010.

After the conclusion of the public hearing, the matter will be submitted to the board of township trustees for its action.

Dee Bewle, Secretary
Auburn Township Zoning Commission
Aug12, 2010

**PUBLIC NOTICE
Village of Middlefield**

Real Estate Transfer Certificate Required
The Village of Middlefield beginning September 6, 2010 requires all owners of real estate in the Village who enter into an agreement to sell or convey an interest in said real estate obtain a Real Estate Transfer Certificate listing all water and sewer

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

10-F-000321 - Christopher P. Hitchcock, Treasurer of Geauga County, Ohio, Plaintiff vs. Legacy Equity Partners LLC, et al., Defendants

Legacy Equity Partners LLC, whose last known address is 31005 Bainbridge Rd. #4, Solon, Ohio 44139; Delvin J. Samuels, whose last known address is 11690 Ascot Lane, Auburn, Ohio 44021; Roy Holcomb, whose last known address is 31005 Bainbridge Rd. #4, Solon, Ohio 44139 and present address is unknown, and cannot with reasonable diligence be ascertained shall take notice; and, if deceased, their unknown heirs, devisees, legatees, administrators, executors and assigns will take notice that on the 23rd day of March, 2010, the Treasurer of Geauga County, filed a Complaint in the Court of Common Pleas, 100 Short Court Street, Chardon, Geauga County, Ohio entitled Christopher P. Hitchcock, Treasurer of Geauga County vs. Legacy Equity Partners LLC, et al., Case No. 10-F-000321, against the above-named parties, praying that the premises hereinafter described be sold for the collection of delinquent real estate taxes, owed and unpaid, is Forty Five Thousand One Hundred Twenty Three Dollars and Three Cents (\$45,123.03) together with accruing taxes, assessments, penalties, interest and charges; as well as court costs.

Said premises described as follows:
Situating in the Township of Bainbridge, County of Geauga and State of Ohio: And known as being Lots Nos. 585, 586, 587 and 588 as shown on a certain plat entitled "Map of Chagrin Falls Park", which map is recorded in the Office of the Recorder of Geauga County, Ohio in Volume 1 Page 60-61 of Geauga County Records of Plats and surveys, be the same more or less.

Parcel Numbers: 02-021714, 02-021715, 02-021716 and 02-021717

Property located at: 16791 Elyria Street, Bainbridge Township, Ohio 44023

The object of the action is to obtain from the Court a judgment foreclosing the tax liens against such real estate and ordering the sale of such real estate for the satisfaction of delinquent taxes.

Such action is brought against the real property only and no personal judgment shall be entered in it. However, if pursuant to the action, the property is sold for an amount that is less than the amount of delinquent taxes, assessments, charges, penalties and interest against it, the Court, in a separate order, may enter a deficiency judgment against the owner of record of a parcel for the amount of the difference; if that owner of record is a corporation, the Court may enter the deficiency judgment against the stockholder holding a majority of the corporation's stock.

The above-named parties are required to answer on or before 28 days after the last date of publication. Such answer must be filed with the Clerk of Courts, and a copy must be served on the Prosecuting Attorney. By Bridget Matheny, Assistant Prosecuting Attorney, Attorney for Plaintiff.
Aug12-19-26, 2010