

Sheriff's Sales

Geauga County Sheriff's Office

Geauga County Sheriff – Daniel C. McClelland

THIRD RUN

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 07-F-000152

The State of Ohio, County of Geauga, ss:
LASALLE BANK, N.A., AS TRUSTEE FOR THE MLMI TRUST SERIES 2006-FM1, Plaintiff vs. MATTHEW COX, ET AL., Defendants

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 29th day of December, 2011, at 10:00 o'clock A.M.** the following described real estate, situated in the County of Geauga and State of Ohio, and in the Township of Chester to wit:

Situated in the Township of Chester, County of Geauga and State of Ohio; and known as being part of Original Lot No. 19 and No. 9, Tract No. 3, and further described as follows, also known as Sublot No. 1 of Winchester Valley Estates as recorded in Volume 12, Page 108 of Geauga County Records of Plats.

Beginning at a point in the centerline of Sperry Road, said point being the Northwest corner of property owned by I. Schwartz, as recorded in Volume 478, Page 659, Geauga County Deed Records; Thence S. 83 deg. 22' 25" E. 428.51 feet to a point; Thence N. 39 deg. 28' 53" W. 130.83 feet to a point and the principal place of beginning; Thence continuing N. 39 deg. 28' 53" W. 475.50 feet to a point; Thence N. 6 deg. 30' 03" E. 482.06 feet to a point on the center line of Winchester Valley Drive (60 feet wide); Thence S. 83 deg. 21' 57" E. 342.72 feet along the centerline of Winchester Valley Drive to a point; Thence S. 6 deg. 38' 03" W. 811.68 feet to a point and the principal place of beginning and containing 5.088 acres of land, be the same more or less, but subject to all legal highways.

Property Address: 9285 Winchester Way, Chesterland, Ohio 44026

Prior Instrument No.: OR Book 1787, page 512
Said Premises Located at: 9285 WINCHESTER VALLEY DRIVE, CHESTER TOWNSHIP, OH.

Permanent Parcel Number: 11-281880
Said Premises appraised at (\$290,000.00) and cannot be sold for less than two-thirds of that amount (\$193,334.00). 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 A. Carullo, attorney
Dec1-8-15, 2011

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 08-F-000739

The State of Ohio, County of Geauga, ss:
COUNTRYWIDE HOME LOANS, INC., Plaintiff vs. ALLISON BENCOS, ET AL., Defendants

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 29th day of December, 2011, 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 part of Sublot No. 27 in W.A. Eaton's Dalebrook Estates Subdivision of Original Bainbridge Township Lot No. 24, Tract No. 1 as shown by the recorded plat in Volume 7 of Plats, Page 8 of Geauga County Records and bounded and described as follows:

Beginning at the Southwesterly corner of said Sublot No. 27 and the Northerly margin of Tulip Lane (60 feet wide); Thence North 1 deg. 04' 08" West a distance of 479.48 feet to a point in the Westerly line of said Sublot No. 27; Thence North 88 deg. 55' 51" East a distance of 159.17 feet to a point in the Easterly line of said Sublot No. 27; Thence South 1 deg. 04' 08" East a distance of 438.37 feet to the Southeastery corner of said Sublot No. 27 and the Northerly margin of Tulip Lane; Thence Southwesterly along the margin of Tulip Lane as are distance of 164.52 feet, to the place of beginning and containing 1.671 acres of land, be the same more or less, but subject to all legal highways.

Prior Instrument No.: Instrument No. 200500732921 - OR Book 1783, Page 1111
Said Premises Located at: 8210 TULIP LANE, BAINBRIDGE TOWNSHIP, OH.

Permanent Parcel Number: 02-095100
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

Rachel K. Pearson, attorney
Dec1-8-15, 2011

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 09-F-000681

The State of Ohio, County of Geauga, ss:
BAC HOME LOANS SERVICING, L.P., FKA COUNTRYWIDE HOME LOANS SERVICING, L.P., Plaintiff vs. ESTHER M. MACNAUGHTON, ET AL., Defendants

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 29th day of December, 2011, 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 Sublot No. 23 in Harold Drive Allotment of a part of Original Chester Township Lot No. 35 Tract No. 3 as shown by the recorded plat in Volume 5 of Maps, Page 43 of Geauga County Records and being 134.90

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, DECEMBER 29, 2011 — 10:00 A.M.

	MINIMUM APPRAISAL	BID
BAINBRIDGE TOWNSHIP		
Case No. 08-F-000739 — Countrywide Home Loans, Inc. vs. Allison Bencos, et al., 8210 Tulip Lane (1.68 acres). PPN: 02-095100. Rachel K. Pearson, atty.	\$150,000.00	\$100,000.00
Case No. 11-F-000287 — Wells Fargo Bank, N.A., not in its individual capacity but solely as Trustee for the RMAC Trust, Series 2010-7T vs. Ronald Korfant, et al., 7335 Country Lane (8.53 acres). PPN: 02-404200. Robert R. Hoose, atty.	\$300,000.00	\$200,000.00
CHESTER TOWNSHIP		
Case No. 09-F-000849 — BAC Home Loans Servicing, L.P., etc. vs. Raymond D. Matray, et al., 7550 Mayfield Road (1.04 acres). PPN: 11-029000, 11-389044. Miranda S. Hamrick, atty.	\$100,000.00	\$66,667.00
Case No. 09-F-000681 — BAC Home Loans Servicing, L.P., etc. vs. Esther M. MacNaughton, et al., 12600 Harold Drive (0.54 acres). PPN: 11-034300. Channing L. Ulbrich, atty.	\$115,000.00	\$76,667.00
Case No. 10-F-000851 — CitiMortgage, Inc., etc. vs. Jeffrey V. Zyzanski, et al., 13035 Caves Road (1.00 acres). PPN: 11-060500. Douglas A. Haessig, atty.	\$55,000.00	\$36,667.00
Case No. 11-F-000259 — Park View Federal Savings Bank vs. Kelli Coleman, aka Kelli A. Coleman, aka Kelli Ann Coleman, et al., 12859 Caves Road (1.00 acres). PPN: 11-121700. Kriss D. Felty, atty.	\$120,000.00	\$80,000.00
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. Elizabeth A. Carullo, atty.	\$290,000.00	\$193,334.00
RUSSELL TOWNSHIP		
Case No. 10-F-000458 — U.S. Bank, National Association, etc. vs. Mark Rychik, et al., 14949 Hook Hollow Road (1.55 acres). PPN: 26-051180. Jeffrey R. Jinkens, atty.	\$140,000.00	\$93,334.00
Case No. 10-F-000666 — Geauga Savings Bank vs. William G. Skuski, Jr., aka William Skuski, Jr., et al., 14630 Sleepy Hollow Drive (4.41 acres). PPN: 26-206114. Larry R. Rothenberg, atty.	\$290,000.00	\$193,334.00

feet front on the westerly side of Harold Drive and extending back 161.92 feet on the southerly line, 161.98 feet on the northerly line, and having a rear line of 134.90 feet, as appears by said plat, be the same more or less, but subject to all legal highways.

Property Address: 12600 Harold Drive, Chesterland, OH 44026

Prior Deed Reference: Book 1831, Page 231
Said Premises Located at: 12600 HAROLD DRIVE, CHESTER TOWNSHIP, OH.

Permanent Parcel Number: 11-034300
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

Channing L. Ulbrich, attorney
Dec1-8-15, 2011

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 09-F-000549

The State of Ohio, County of Geauga, ss:
BAC HOME LOANS SERVICING, L.P., FKA COUNTRYWIDE HOME LOANS SERVICING, L.P., Plaintiff vs. RAYMOND D. MATRAY, ET AL., Defendants

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 29th day of December, 2011, at 10:00 o'clock A.M.** the following described real estate, situated in the County of Geauga and State of Ohio, and in the Township of Chester to wit:

Situated in the Township of Chester, County of Geauga and State of Ohio:
And known as being part of Lot No. 38 in Tract No. 3 in said Township and Sublot No. 2 in L.S. Mapes Subdivision in said Township, bounded and described as follows:

Beginning in the center of the East and West road at a point 426 feet West of the South-West corner of B.A. Herrick's land and at the South-West corner of land of Mrs. Christina H. Voracheck, thence North on the West line of said Voracheck's land 242 feet passing over an iron stake on the North margin of said road and extending back to an iron stake on the West line of said Voracheck's land 242 feet from the center of said road. Thence westerly on the North line of Sublot No. 2, 80 feet to an iron stake at the Northwest corner of said Lot No. 2; thence South on the West line of Sublot No. 2, 242 feet to the center of said East and West road passing over an iron stake on the North margin of the road. Thence Easterly in the center of said road 80 feet to the place of beginning, containing 19360 sq. ft. of land.
Subject to restrictions of record.

Also a parcel situated in the Township of Chester, County of Geauga and State of Ohio;
Being part of Lot No. 38 in Tract No. 3 of said Township and is bounded and described as fol-

lows:
Beginning in the centerline of the East and West highway running along the South line of said lot at the South West corner of a 0.44 acre parcel of land conveyed to William C. Bierman, et al. by deed recorded in Vol. 173, Page 440 of Geauga County Records; thence Westerly along the center line of said highway a distance of 50 feet; thence Northerly on a line parallel to the West line of a parcel of land conveyed to Dallas E. Bierman by deed recorded in Vol. 226, Page 73 of Geauga County Records to a point in the North line of said parcel so conveyed to Dallas E. Bierman; thence Easterly along the Northerly line of said parcel so conveyed to Dallas E. Bierman approximately 130 feet to the Northeastery corner of said parcel so conveyed to Dallas E. Bierman thence Southerly along the Easterly line of said parcel so conveyed to Dallas Bierman 242 feet to the North-East corner of land conveyed to William C. Bierman, et al.; thence Westerly along the Northerly line of said parcel conveyed to William C. Bierman, et al. 80 feet to the North-West corner of said parcel so conveyed to William C. Bierman, et al. thence South along the West line of said parcel of land conveyed to William C. Bierman, et al. a distance of 242 feet to the place of beginning. Containing approximately One acre of land, be the same more or less, but subject to all legal highways.

Excepting therefrom 17424 square feet of land deeded to W.C. & S.M. Bierman by deed recorded in Vol. 259, Page 532, Geauga County Records of Deeds.

Property Address: 7550 Mayfield Road, Chesterland, OH 44026
Prior Deed Reference: O.R. Volume 1275, Page 1054

Said Premises Located at: 7550 MAYFIELD ROAD, CHESTER TOWNSHIP, OH.
Permanent Parcel Number: 11-029000, 11-389044

Said Premises appraised at (\$100,000.00) and cannot be sold for less than two-thirds of that amount (\$66,667.00). 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

Miranda S. Hamrick, attorney
Dec1-8-15, 2011

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 10-F-000458

The State of Ohio, County of Geauga, ss:
U.S. BANK, NATIONAL ASSOCIATION, AS TRUSTEE FOR HARBORVIEW 2006-1 TRUST FUND, Plaintiff vs. MARK RYCHIK, ET AL., Defendants

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 29th day of December, 2011, 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 Sublot No. 24 in Hemlock Hill Development No. 1 as recorded in Volume 6, Page 5 to 10 inclusive, Geauga County Records of Plats, be the same more or less, but subject to all legal highways.

Commonly known as: 14949 Hook Hollow Road, Novelty, OH 44072.

Said Premises Located at: 14949 HOOK HOLLOW ROAD, RUSSELL TOWNSHIP, OH.

Permanent Parcel Number: 26-051180
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

Jeffrey R. Jinkens, attorney
Dec1-8-15, 2011

Sheriff's Sale of Real Estate
General Code, Sec. 11661
Revised Code, Sec. 2329.26
Case No. 10-F-000666

The State of Ohio, County of Geauga, ss:
GEAUGA SAVINGS BANK, Plaintiff vs. WILLIAM G. SKUSKI, JR., AKA WILLIAM SKUSKI, JR., ET AL., Defendants

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 29th day of December, 2011, 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 a being Sublot No. 7 in Sleepy Hollow Estates Subdivision of a part of Original Russell Township Lot 1, Tract 2, and Lot 4, Tract 1, as shown by the recorded plat of said Subdivision in Volume 10 of Maps, Page 150 of Geauga County Records. Be the same more or less, but subject to all legal highways.
Street Address: 14630 Sleepy Hollow Drive, Novelty, OH 44072.

Said Premises Located at: 14630 SLEEPY HOLLOW DRIVE, RUSSELL TOWNSHIP, OH.

Permanent Parcel Number: 26-206114
Said Premises appraised at (\$290,000.00) and cannot be sold for less than two-thirds of that amount (\$193,334.00). 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

Larry R. Rothenberg, attorney
Dec1-8-15, 2011

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

Case No. 10-F-000851

The State of Ohio, County of Geauga, ss:
CITIMORTGAGE, INC., SUCCESSOR BY
MERGER TO ABN AMRO MORTGAGE
GROUP, INC., Plaintiff vs. JEFFREY V.
ZYZANSKI, ET AL., Defendants

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 29th day of December, 2011, 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 Sublot No. 27 in Chester
Estates Subdivision No. 1 of part of Original
Chester Township Lot Nos. 14 and 24, Tract No.
3, as shown by the recorded plat in Volume 7,
Page 32 of Geauga County Records and being
100.00 feet front on the easterly side of Caves
Road and extending back of equal width 435.60
feet as appears by said plat, be the same more
or less, but subject to all legal highways.

Said Premises Located at: 13035 CAVES
ROAD, CHESTER TOWNSHIP, OH.

Permanent Parcel Number: 11-060500

Said Premises appraised at (\$55,000.00) and
cannot be sold for less than two-thirds of that
amount (\$36,667.00). 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

Douglas A. Haessig, attorney
Dec1-8-15, 2011

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

And being a part of Original Lot Nos. 42 and
43 of Tract No. 1 in said Township and further
described as follows:

Beginning at an iron stake in the center line
of Holbrook Road which is South 89 degrees 50'
45" East, a distance of 214.00 feet from the
Northwesterly corner of said Original Lot No.
43; Thence due South, parallel with the
Westerly line of Original Lot No. 43, passing
through an iron pin in the Southerly line of said
Holbrook Road, a distance of 123.66 feet to an
iron pin set at the principal place of beginning;
Thence South 34 degrees 15' 52" West, a distance
of 211.36 feet to an iron pin; Thence North
89 degrees 50' 45" West, a distance of 95.00 feet
to an iron pin; Thence due North, a distance of
175.00 feet to a point; Thence South 89 degrees
50' 45" East, a distance of 214.00 feet to the
principal point of beginning, containing 0.62
acres of land, be the same more or less, but sub-
ject to all legal highways.

Prior Deed Info: Warranty Deed, Book 700,
Page 472, recorded July 1, 1983.

Said Premises Located at: 7335 COUNTRY
LANE, BAINBRIDGE TOWNSHIP, OH.

Permanent Parcel Number: 02-404200

Said Premises appraised at (\$300,000.00) and
cannot be sold for less than two-thirds of that
amount (\$200,000.00). 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

Dec1-8-15, 2011

LEGAL NOTICES

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

Notice is hereby given that the Hambden
Township Zoning Commission will conduct
public hearings on motions which are amend-
ments, identified as numbers ZC-2011-2, ZC-
2011-3, ZC-2011-4, and ZC-2011-5, to the Hamb-
den Township Zoning Resolution at the Hambden
Town Hall starting at 7 o'clock
p.m. on January 9, 2012.

The motions proposing to amend the zoning
resolution will be available for examina-
tion at the Hambden Town Hall from 9
o'clock a.m. to 3 o'clock p.m. weekdays from
December 16, 2011 through January 9, 2012,
except on legal holidays.

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

Helen Scheuring, Chairman
Zoning Commission

Dec15, 2011

NOTICE OF PUBLIC MEETING
Auburn Township

Notice is hereby given that the Auburn
Township Board of Zoning Appeals will hold
its 2012 Organizational Meeting on Tues-
day, January 10, 2012 at 7:00 p.m., at the
Auburn Township Administration Building,
11010 East Washington Street, Auburn Town-
ship, Ohio.

Jane Hardy, Secretary

Dec15, 2011

LEGAL NOTICE
Auburn Township

Notice is hereby given that the Auburn
Township Board of Trustees will hold a
special meeting on Monday, December 19,
2011 at 6:30 p.m. at the Auburn Township
Administration Building, 11010 Washington
Street, Auburn Township, OH 44023. The
Trustees will immediately go into Executive
Session for the purpose of application inter-
views for openings on the KCE Board, Board
of Zoning Appeals and Zoning Commission.

BY THE ORDER OF THE AUBURN
TOWNSHIP TRUSTEES

Susan Playcan, Fiscal Officer

Dec15, 2011

Bon Appetit!

Invite new customers to enjoy
your restaurant.

Advertise in the
Gauga Maple Leaf.
Call 440-285-2013



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

Case No. 11-F-000259

The State of Ohio, County of Geauga, ss:
PARK VIEW FEDERAL SAVINGS BANK,
Plaintiff vs. KELLI COLEMAN, AKA KELLI
A. COLEMAN, AKA KELLI ANN COLEMAN,
ET AL., Defendants

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 29th day of December, 2011, 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 City of Chester, County of
Gauga and State of Ohio, and known as being
Sublot No. 9 in the Chester Estates Subdivision
No. 1 being a part of Original Chester Township
Lots 14 and 24 in Tract 3, as shown by the
recorded plat of said Allotment recorded in
Volume 7, Page 32 of Geauga County, Ohio
Records.

Said Premises Located at: 12859 CAVES
ROAD, CHESTER TOWNSHIP, OH.

Permanent Parcel Number: 11-121700

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

Kriss D. Felty, attorney
Dec1-8-15, 2011

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

Case No. 11-F-000287

The State of Ohio, County of Geauga, ss:
WELLS FARGO BANK, N.A., NOT IN ITS
INDIVIDUAL CAPACITY BUT SOLELY AS
TRUSTEE FOR THE RMAC TRUST, SERIES
2010-7T, Plaintiff vs. RONALD KORFANT, ET
AL., Defendants

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 29th day of December, 2011, 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:

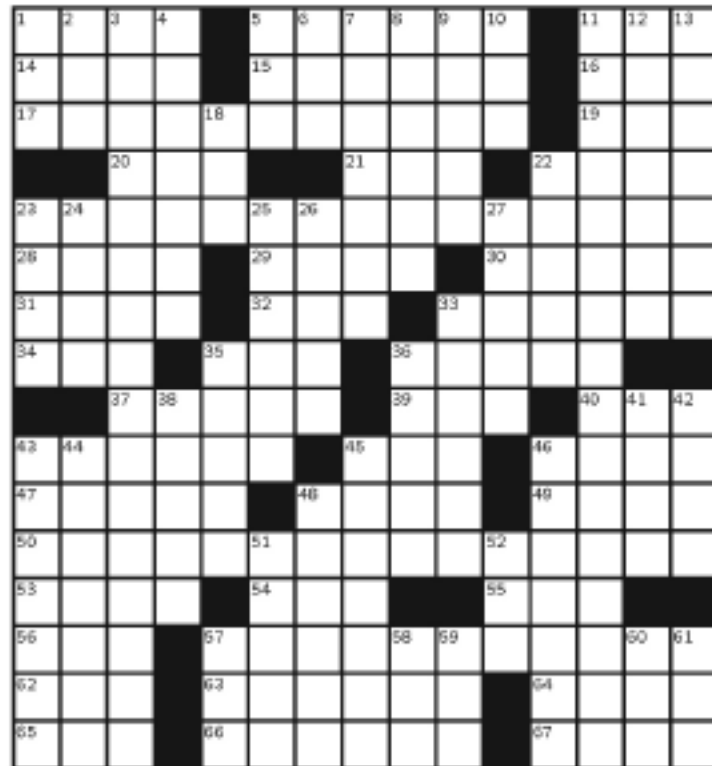
And known as being part of Original
Bainbridge Township Lot No. 43, Tract No. 1
and further described as follows: Beginning in
the centerline of Holbrook Road, 60 feet wide,
at a point which is distant North 89 degrees 50'
43" West (measured along said centerline of
Holbrook Road) 2600.37 feet from the Northeast
corner of said Original Lot No. 43, said point
also being the Northwest corner of land con-
veyed to Harold F. and Betty C. James by deed
dated August 16, 1955 and recorded in Volume
278, Page 282 of Geauga County Records of
Deeds; thence South 0 degrees 05' 12" East a
distance of 1176.17 feet along the Westerly line
of the said James land to a point in the southerly
line of a parcel of land conveyed to Mary Fencil
by deed dated January 27, 1933, and
recorded in Volume 189, Page 514 of Geauga
County Records; thence North 89 degrees 50'
45" West along the Southerly line of the said
land conveyed to Mary Fencil for a distance of
359.21 feet to a point in the westerly line of said
Original Lot No. 43; thence North 0 degrees 05'
12" West along said Westerly line of Original
Lot No. 43 for a distance of 1052.51 feet to a
point; thence South 89 degrees 50' 45" East for
a distance of 214.00 feet to a point; thence due
North along a line parallel with the Westerly
line of said Original Lot No. 43 for a distance of
123.66 feet to a point in the centerline of the
said Holbrook Road; thence Easterly along
said centerline of Holbrook Road for a distance
of 145.21 feet to the place of beginning, and con-
taining approximately 9.15 acres of land,
according to a survey in November 1948 by
Frank B. Krause, Jr. Be the same more or less,
but subject to all legal highways.

EXCEPTING THE FOLLOWING: (Book 750,
Page 595)

The New York Times
Crossword

Edited by Will Shortz No. 1108

- Across
1 "Mamma Mia" singers
5 Sheath of connective tissue
11 Buddy, for short
14 Object of pity for Mr. T
15 Parthenon goddess
16 Sock-in-the-gut reaction
17 1960 Jerry Lewis fairy tale spoof
19 UV ray-blocking stat
20 Once known as
21 Stephen of "Still Crazy"
22 Suit to ___
23 Reality show featuring Whitney Houston and her then-husband
28 Help pull off a crime
29 \$5 bills, slangily
30 Radius neighbors
31 Judge's wear
32 Poppycock
33 "Ciao for now!"
34 NBC show with skits, in brief
35 Part of a bray
36 Mrs. Gorbachev
37 Eurasian range
39 M.D. concerned with tonsils
40 Backyard pond fish
43 Great Chicago Fire scapegoat Mrs. ___
45 "Just as I suspected!"
46 "Hor." neighbor, on old TVs
47 Second offer, as on eBay
48 Flair
49 Poems of praise
50 Healthy delivery, perhaps
53 Some QB turnovers: Abbr.
54 Rap's Dr. ___
55 Norma ___ (Sally Field role)
56 Up to, in ads
57 Bowl over
62 Suffix with ethyl
63 Got back, as hair by a Rogaine user
64 Nephew of Abel
65 ___ Bingle (Crosby)
66 Think creatively
67 Invitation letters



Puzzle by Scott Atkinson

ANSWER TO PREVIOUS PUZZLE



- 26 High-pitched double-reeds
27 Salesman's exhortation
33 Daiquiri fruit
35 Corporate head?
36 Post-op program
38 Claude of "Casablanca"
41 Cookie with creme in the middle
42 ___-bitsy
43 Traveled like Sputnik
44 Like Simba or Nala
45 "Solve for x" subject
46 First spacecraft to reach Uranus and Neptune
48 Cause to see red
51 Sat
52 Comment during a cold snap
57 Popular party day: Abbr.
58 Vegas action
59 Meadow mother
60 Part of U.S.S.R.: Abbr.
61 Recipe amt.

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