

IN THE DISTRICT COURT OF MIAMI COUNTY, KANSAS

THE BOARD OF COUNTY COMMISSIONERS
OF MIAMI COUNTY, KANSAS,

Plaintiffs,

vs.

Case No. 17 CV 35

CLYDE E. BEATTY, et al,

Defendants.

NOTICE OF SHERIFF'S SALE ON FORECLOSURE OF TAX LIENS

NOTICE IS HEREBY GIVEN TO THE ABOVE NAMED DEFENDANTS AND ALL OTHER PERSONS CONCERNED:

You are hereby notified that under and by virtue of an Order of Sale issued, directed and delivered to me out of the above Court and cause, I will offer for sale and sell at public auction to the highest and best bidder, for cash in hand, to be held in the Commission Chambers of the Miami County Administrative Building, 201 South Pearl, City of Paola, Miami County, Kansas on the 2nd day of November, 2017 at 10:00 a.m., the tracts, lots, parcels, real estate or mineral rights described in Exhibit A, all being situated in Miami County, Kansas, for the tax liens in the amounts set out in Exhibit A, attached hereto, to satisfy said tax liens, all pursuant to the judgment of the above Court rendered September 7, 2017. Registration for the sale will begin at 9:00 a.m. on the date and at the location above described.

FRANK W. KELLY
Sheriff of Miami County, Kansas

ATTEST:
STEPHANIE J. GERKEN
Clerk of the District Court

DAVID R. HEGER
Miami County Counselor

TRACT # 15

CAMA # 105-22-0-00-00-006.00-0

LEGAL DESCRIPTION: Tract 1) A tract of land in the Northwest Quarter of the Northwest Quarter (NW1/4 NW1/4) of Section 22, Township 16 South, Range 25 East, Miami County, Kansas, said tract being more particularly described as follows, to-wit: Beginning at a point 254.8 feet East of the Northwest corner of the Northwest Quarter (NW1/4) of Section 22, Township 16 South, Range 25 East, Miami County, Kansas, said point being on the North line of said Quarter Section; thence South 300.0 feet and parallel to the West line of said Quarter Section; thence East 145.2 feet and parallel to the North line of said Quarter Section; thence North 300.0 feet and parallel to the West line of said Quarter Section to at point on the North line of said Quarter Section; thence West 145.2 feet and along the North line of said Quarter Section to the point of beginning, all in Miami County, Kansas, except that part thereof in roads; Tract 2) A tract of land in the Northwest Quarter of the Northwest Quarter (NW1/4 NW1/4) of Section 22, Township 16 South, Range 25 East, Miami County, Kansas, said tract being more particularly described as follows, to-wit: Beginning at the Northwest corner of the Northwest Quarter (NW1/4) of Section 22, Township 16 South, Range 25 East, Miami County, Kansas; thence East 254.8 feet and along the North line of said Quarter Section; thence South 300.0 feet and parallel to the West line of said Quarter Section; thence East 145.2 feet and parallel to the North line of said Quarter Section; thence South 350.0 feet and parallel to the West line of said Quarter Section; thence West 400.0 feet and parallel to the North line of said Quarter Section to a point on the West line of said Quarter Section; thence North 650.0 feet and along the West line of said Quarter Section to the point of beginning, all in Miami County, Kansas, except that part thereof in roads.

APPRAISED VALUE: \$131,190 DELINQUENT YEARS: 2012-2016
TAX & INTEREST: \$11,847.24 STATUTORY COSTS: 5% tax & interest
SITUS ADDRESS: 4615 W 263rd St, Louisburg KS 66053
RECORD OWNER: Janet S. Haeberle and Vincent P. Haeberle
MORTGAGE: Pacific Finance Loans, Inc.
OTHER: Medical Assistance Lien

TRACT #22

CAMA #134-17-0-40-04-011.00-0

LEGAL DESCRIPTION: Lots 3, 4, 5, 6, 7, and 8 in Block 57, in the City of Paola, Miami County, Kansas. **NOTE:** Title Company has been unable

locate ordinance(s) vacating alleys or streets, as shown on the County's tract description.

APPRAISED VALUE: \$960 DELINQUENT YEARS:
2013-2016
TAX & INTEREST: \$141.65 STATUTORY COSTS: 5% tax & interest
SITUS ADDRESS: 00000 S Diamond St, Paola KS 66071
RECORD OWNER: Richard E. Picek and Shirley I. Picek

TRACT # 24 CAMA #135-16-0-20-02-009.00-0

LEGAL: Beginning at a point on East side of public highway leading from Paola to Kansas City, Mo., it being 392 feet South and 21 degrees West of intersection of East line of highway and South line of M.K.&T. R.R. right-of-way, thence East at right angles with public road 242 feet; thence North parallel with said road 55 feet; thence West parallel with South line 242 feet; thence South along East side of public highway 55 feet to point of beginning, being part of the Northwest Quarter of Section 16, Township 17 South, Range 23 East, Miami County, Kansas, subject to any part thereof in roads.

APPRAISED VALUE: \$49,500 DELINQUENT YEARS:
2012-2016
TAX & INTEREST: \$4,728.77 STATUTORY COSTS: 5% tax & interest
SITUS ADDRESS: 507 N Pearl St, Paola KS 66071
RECORD OWNER: Clyde E. Beatty

TRACT # 25 CAMA #135-16-0-20-12-004.00-0

LEGAL: The North 50 feet of the following described tract of ground: A tract of land 95 feet wide by 137 1/2 feet long off of the West end of the following described lands and real estate: Beginning at the Northeast corner of Out Lot owned by G.A. Colton, from which the Northeast corner of Block 91 in the City of Paola, Kansas, bears South Var. 10 deg. 30' West distant 4 chains; thence North Var. 10 deg. & 30' East 190 feet for a starting point to described lands hereby conveyed. Thence North Var 10 deg. & 30' East 95 feet; thence North 79 deg. 30' West 275 feet; thence South var. 10 deg. & 30' West 95 feet to the land sold to Charles Gould; thence South 79 deg. & 30' East 275 feet, along the North line of land sold to Charles Gould to place of beginning, being a part of the Northwest Quarter of Section 16, in Township 17, Range 23, Miami County, Kansas.

APPRAISED VALUE: \$64,600 DELINQUENT YEARS:
2012-2016
TAX & INTEREST: \$5,261.24 STATUTORY COSTS: 5% tax & interest
SITUS ADDRESS: 405 N Silver St, Paola KS 66071
RECORD OWNER: Charles F. Wells, Sr. and Patricia A. Wells
MORTGAGE: Mortgage Electronic Registration Systems, Inc

TRACT # 26 CAMA # 135-16-0-20-48-005.00-0

LEGAL: A part of Lot 2 of Block 46, of the City of Paola, Kansas, more fully described as follows: Beginning 22 feet West of the Northeast corner of Lot 2, in Block 46, in the City of Paola; thence West 22 feet; thence South 127 1/2 feet; thence East 22 feet; thence North 127 1/2 feet to the place of beginning, all in Miami County, Kansas.

APPRAISED VALUE: \$23,290 DELINQUENT YEARS:
2013-2016
TAX & INTEREST: \$5,484.21 STATUTORY COSTS: 5% tax & interest
SITUS ADDRESS: 115 W Wea St, Paola KS 66071
RECORD OWNER: Richard M. Reese,
MORTGAGE: Keith Washburn
OTHER: Affidavit and Memorandum of Agreement executed by Patricia C. Campbell.

TRACT #28 CAMA # 147-35-0-00-01-049.00-0

LEGAL DESCRIPTION: Commencing at a point 982 feet West and 760 feet South of the Northeast corner of the Northwest Quarter of Section 35, Township 17 South, Range 22 East; thence East 321 feet; thence South 140 feet; thence West 321 feet; thence North 140 feet to the point of beginning, all in Miami County, Kansas, **TOGETHER WITH** the right and privilege to use an existing easement for road purposes recorded in Book 231, at page 542, in the Office of the Register of Deeds of Miami County, Kansas, the same being 20 feet in width and adjoining the above described real estate on the West side thereof, with said easement more particularly described as follows: Commencing at a point 982 feet West of the Northeast corner of the Northwest Quarter of Section 35, Township 17 South, Range 22 East; thence South 2640 feet; thence West 20 feet; thence North 2640 feet; thence East 20 feet to the point of beginning,

in Miami County, Kansas, **excepting and reserving** unto the grantor, her heirs and assigns, and to all persons using the same, a perpetual right of way in common with the said grantee, at all times and for all purposes, with or without vehicles or animals, over and along the West 11 feet of the real estate first above described; **also excepting and reserving** unto the grantor, her heirs and assigns, a utility easement 5 feet in width on the North, East and South side of the real estate first above described, and on the East 5 feet of the West 16 feet of the real estate first above described.

APPRAISED VALUE: \$16,630 DELINQUENT YEARS: 2012-2016
TAX & INTEREST: \$1,105.35 STATUTORY COSTS: 5% tax & interest
SITUS ADDRESS: 32832 Primrose Dr, Paola KS 66071
RECORD OWNER: Barbara Bolt, c/o Richard & Barbara Stull

TRACT # 29 CAMA #147-35-0-00-01-053.00-0

LEGAL DESCRIPTION: Commencing at a point 982 feet West and 200 feet South of the Northeast corner of the Northwest Quarter of Section 35, Township 17 South, Range 22 East, thence East 321 feet, thence South 140 feet, thence West 321 feet, thence North 140 feet to the point of beginning, in Miami County, Kansas, **TOGETHER WITH** the right and privilege to use an existing easement for road purposes recorded in Book 231 Misc., at page 542, in the Office of the Register of Deeds of Miami County, Kansas, the same being 20 feet in width and adjoining the above described real estate on the West side thereof, with said easement more particularly described as follows: Commencing at a point 982 feet West of the Northeast corner of the Northwest Quarter of Section 35, Township 17 South, Range 22 East, thence South 2640 feet, thence West 20 feet, thence North 2640 feet, thence East 20 feet to the point of beginning, in Miami County, Kansas, **excepting and reserving** unto the Grantors, their heirs and assigns, and to all persons using the same, a perpetual right of way in common with said grantees at all times and for all purposes, with or without vehicles or animals, over and along the West 11 feet of the real estate first above described, **also excepting and reserving** unto the Grantors, their heirs and assigns, a utility easement 5 feet in width on the North, East and South side of the real estate first above described, and on the East 5 feet of the West 16 feet of the real estate first above described, in Miami County, Kansas.

APPRAISED VALUE: \$87,300 DELINQUENT YEARS: 2012-2016
TAX & INTEREST: \$5,822.07 STATUTORY COSTS: 5% tax & interest
SITUS ADDRESS: 32751 Primrose Dr, Paola KS 66071
RECORD OWNER: Jeremy Spurlock

TRACT #34 CAMA #171-11-0-20-21-003.00-0

LEGAL DESCRIPTION: Lot 3, Block 21, in the City of Osawatomie, Miami County, Kansas, according to the recorded plat thereof.
APPRAISED VALUE: \$1,970 DELINQUENT YEARS: 2012-2016
TAX & INTEREST: \$8,244.61 STATUTORY COSTS: 5% tax & interest
SITUS ADDRESS: 709 Parker St, Osawatomie KS 66064
RECORD OWNER: Bat Holdings Eight LLC

TRACT #36 CAMA #171-11-0-30-08-017.00-0

LEGAL: Lot 12, Block 78, Ellensville, William Chestnut's Addition to the City of Osawatomie, Miami County, Kansas, according to the recorded plat thereof.
APPRAISED VALUE: \$1,970 DELINQUENT YEARS: 2011-2016
TAX & INTEREST: \$1,040.52 STATUTORY COSTS: 5% tax & interest
SITUS ADDRESS: 706 Pacific, Osawatomie KS 66064
RECORD OWNER: Cimarron Properties, Inc
LIENS: Internal Revenue Service

TRACT # 37 CAMA #171-11-0-30-12-005.00-0

LEGAL: Lot Six (6), Block Ninety (90), Ellensville, William Chestnut's Addition to the City of Osawatomie, Miami County, Kansas, according to the recorded plat thereof.
APPRAISED VALAUE: \$79,520 DELINQUENT YEARS: 2012-2016
TAX & INTEREST: \$6,786.54 STATUTORY COSTS: 5% tax & interest
SITUS ADDRESS: 517 Pacific, Osawatomie KS 66064
RECORD OWNER: Bill Edwards and Janet Edwards

TRACT # 40**CAMA # 171-11-0-30-17-008.00-0**

LEGAL: Commencing at the Northwest corner of Lot 1, in Block 101, Ellensville, William Chestnut's Addition to the City of Osawatomie; thence South 86 feet; thence East 37 feet; thence North 86 feet; thence West 37 feet to the place of beginning, in Miami County, Kansas, according to the recorded plat thereof.

APPRAISED VALAUE: \$840 DELINQUENT YEARS: 2013-2016

TAX & INTEREST: \$340.91 STATUTORY COSTS: 5% tax & interest

SITUS ADDRESS: 733 Walnut St, Osawatomie KS 66064

RECORD OWNER: Troy Medlin

TRACT # 41**CAMA # 171-11-0-30-19-002.00-0**

LEGAL: Lot Eleven (11), in Block Four (4), of J.C. Chestnut's Addition to the City of Osawatomie, Miami County, Kansas, according to the recorded plat thereof.

APPRAISED VALAUE: \$7,280 DELINQUENT YEARS: 2011-2016

TAX & INTEREST: \$1,616.05 STATUTORY COSTS: 5% tax & interest

SITUS ADDRESS: 805 Chestnut, Osawatomie KS 66064

RECORD OWNER: William G. Smith, Record Owner

TRACT # 42**CAMA # 171-11-0-30-20-001.00-0**

LEGAL: Part of lot 3, Block 3, J. C. Chestnut's Addition to the City of Osawatomie, Miami County, Kansas, **EXCEPT** a strip of land 30 feet wide, adjoining and adjacent to the Missouri Pacific Railway right-of-way across said Lot 3; **ALSO** Part of Lot 2, Block 3, J. C. Chestnut's Addition to the City of Osawatomie, Miami County, Kansas, **EXCEPT** a strip of land 30 feet wide, adjoining and adjacent to the Missouri Pacific Railway right-of-way across said lot 2.

APPRAISED VALAUE: \$3,650 DELINQUENT YEARS: 2011-2016

TAX & INTEREST: \$2,888.18 STATUTORY COSTS: 5% tax & interest

SITUS ADDRESS: 715 Chestnut, Osawatomie KS 66064

RECORD OWNER: William G. Smith

TRACT # 49**CAMA # 171-11-0-40-09-022.00-0**

LEGAL: The East Fifty (50) of Lot Twelve (12), Block "A" County Clerk's Addition to the City of Osawatomie, Miami County, Kansas, according to the recorded plat thereof.

APPRAISED VALAUE: \$1,970 DELINQUENT YEARS: 2011-2016

TAX & INTEREST: \$1,057.68 STATUTORY COSTS: 5% tax & interest

SITUS ADDRESS: 300 Martin, Osawatomie KS 66064

RECORD OWNER: Claud Blackmon

TRACT # 51**CAMA # 171-11-0-40-11-029.00-0**

LEGAL: The South 62 feet of Lots 1 and 2, Block "C", County Clerk's Addition to the City of Osawatomie, Miami County, Kansas, according to the recorded plat thereof.

APPRAISED VALAUE: \$66,090 DELINQUENT YEARS: 2013-2016

TAX & INTEREST: \$5,583.67 STATUTORY COSTS: 5% tax & interest

SITUS ADDRESS: 1108 3rd St, Osawatomie KS 66064

RECORD OWNER: Peggy Chase

MORTGAGE: Gardner National Bank

LIEN: Small Business Association,

TRACT # 53**CAMA # 172-10-0-40-09-003.00-0**

LEGAL: Lots 7 and 8 in Block 1, Mary P. Smith's Subdivision of Lots 8, 9, 10, 14 and 19 of Mary G. Crane's Addition to the City of Osawatomie, Miami County, Kansas, according to the recorded plat thereof.

APPRAISED VALAUE: \$86,500 DELINQUENT YEARS: 2012-2016

TAX & INTEREST: \$9,882.89 STATUTORY COSTS: 5% tax & interest

SITUS ADDRESS: 911 Main St, Osawatomie KS 66064

RECORD OWNER: Charles Preston and Donna Preston

MORTGAGE: Green Tree Financial Servicing Corporation

TRACT # 54**CAMA # 172-10-0-40-17-010.00-0**

LEGAL: Fractional Lot Twenty (20) in Block Three (3) Caffery and Sheldon's Addition to the City of Osawatome, Miami County, Kansas, and also Fractional Lot Nineteen (19) in Block Two (2), Jones Subdivision of Lot Eleven (11), Mary G. Crane's Addition to the City of Osawatome, Miami County, Kansas.

APPRAISED VALAUE: \$87,000 DELINQUENT YEARS: 2012-2016

TAX & INTEREST: \$7,525.01 STATUTORY COSTS: 5% tax & interest

SITUS ADDRESS: 1028 Walnut St, Osawatome Ks 66064

RECORD OWNER: Morgan Richards

TRACT # 55 CAMA # 175-15-0-00-00-016.00-0

LEGAL: Part of the Northeast Quarter of the Southeast Quarter (NE1/4 SE1/4) of Section Fifteen (15), Township Eighteen (18), Range Twenty-two (22), described as follows: Beginning at a point 126 feet North of the Southeast corner of the Northeast Quarter of the Southeast Quarter (NE1/4 SE1/4) of said Section 15; thence West 180 feet; thence North 127 feet; thence East 180 feet; thence South 127 feet to the point of beginning; (together with the mobile home located thereon, being one 1970 Elcon Trailer, ID #1165221802); **ALSO** Part of the Northeast Quarter of the Southeast Quarter (NE1/4 SE1/4) of Section Fifteen (15), Township Eighteen (18), Range Twenty-two (22), described as follows: Beginning at a point 126 feet North and 180 feet West of the Southeast corner of the Northeast Quarter of the Southeast Quarter (NE1/4 SE1/4) of said Section 15; thence West 32 feet; thence North 127 feet; thence East 32 feet; thence South 127 feet to the point of beginning, all in Miami County, Kansas.

APPRAISED VALAUE: \$13,250 DELINQUENT YEARS: 2013-2016

TAX & INTEREST: \$904.00 STATUTORY COSTS: 5% tax & interest

SITUS ADDRESS: 35674 Plum Creek Rd, Osawatome KS 66064

RECORD OWNER: Donja C. Cain

TRACT # 56 CAMA # 176-14-0-10-02-009.00-0

LEGAL: A tract of land in the Northeast Quarter (NE1/4) of Section Fourteen (14), Township Eighteen (18) South, Range twenty-two (22) East, Miami County, Kansas, more particularly

described as follows: Beginning at the Northwest corner of the Northeast Quarter of Section 14, Township 18 South, Range 22 East, Miami County, Kansas; thence along the North line of said Section 14 on a bearing of North 88°38'45" East a distance of 30.86 feet; thence South 05°14'22" East a distance of 153 feet; thence North 88°38'45" East 120 feet; thence North 150 feet to a point 191.86 feet East of the Northwest corner of said Northeast Quarter; thence Westerly along the North line of said Section 14 a distance of 161 feet to the point of beginning, all in Miami County, Kansas.

APPRAISED VALAUE: \$6,910
2016

DELINQUENT YEARS: 2013-

TAX & INTEREST: \$8,309.49

STATUTORY COSTS: 5% tax & interest

SITUS ADDRESS: 1201 4th St, Osawatomie KS 66064

RECORD OWNER: Michael Carrington, d/b/a MC34

TRACT # 60

CAMA # 231-02-0-00-17-002.00-0

LEGAL: Lots 2 and 3, Block 9, and Lot 6, Block 9, in the City of Fontana, Miami County, Kansas, according to the recorded plat thereof.

APPRAISED VALAUE: \$11,970
2012-2016

DELINQUENT YEARS:

TAX & INTEREST: \$1,155.08
interest

STATUTORY COSTS: 5% tax &

SITUS ADDRESS: 00000 Dorman Ave, Fontana KS 66026

RECORD OWNER: Billy W. Penn, Jr. and Treva Penn

MORTGAGE: First National Bank of Louisburg