

SHERIFF'S SALE OF REAL ESTATE
Revised Code, Sec. 2329.26

The State of Ohio, Highland County.

MTGLQ Investors LP

Plaintiff

vs.

Case No. 17-CV-0057

Curtis C. Carman, et al.

Defendant

In pursuance of an Order of Sale in the above entitled action, I will offer for sale at public auction, in the small meeting room in the basement of the Highland County Administration Building, located at 114 Gov. Foraker Place in Hillsboro, Ohio 45133, in the above named County, on Thursday, September 7th and 21st, 2017, at 10:00 o'clock A.M., the following described real estate, situate in the County of Highland, Madison Township and State of Ohio, to-wit:

Situate in the County of Highland, in the State of Ohio, and in the City of Greenfield, and bounded and described as follows:

Being In-Lot No. 753 of the McKell-Waddell Addition, as the same is known and designated on the recorded plat thereof.
and

Being In-Lot No. 754 of the McKell-Waddell Addition, as the same is known and designated on the recorded plat thereof.
PARCEL ID # 27-21-001-126.00 AND 27-21-011-125.00

Said Premises Located At: 453 McKell Avenue, Greenfield, Ohio 45123.

Said Premises Appraised At: Forty Five Thousand Dollars and 00/100 (\$45,000.00) and cannot be sold for less than two-thirds of that amount on First Sale Date. Property will be sold to winning bidder with no minimum opening bid at Second Sale Date if property was not purchased at first sale date.

Terms of Sale: $\leq \$10,000 =$ Deposit of \$2,000.00, $> \$10,000.00 \leq \$200,000 =$ Deposit of \$5,000, $> \$200,000 =$ Deposit of \$10,000.00 day of sale, balance upon delivery of deed.

Public notice is hereby given that all such real property to be sold at public auction may be subject to a federal tax lien that may not be extinguished by the sale and prospective buyers are urged to search the federal tax lien index, that is maintained by the county recorder, to determine if a Federal Tax Lien has been filed, with respect to this property prior to day of sale.

Donald E. Barrera, Sheriff
Highland County, Ohio

Angela D. Kirk

MANLEY, DEAS & KOCHALSKI, LLC

P.O. Box 165028

Columbus, Ohio 43216

614-222-4921

Attorney for Plaintiff

(Fri., July 28, Aug. 4, 11, 2017)

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