

# THE CLASSIFIEDS

small ads **BIG** deals

## CLASSIFIED AD DEADLINES

All classified ads must be in our office by the following deadlines.

For the Osgood Journal, by Friday at 11:00 a.m.

For The Versailles Republican, by Tuesday at 11:00 a.m.

## ADJUSTMENT OF ERRORS

The Ripley Publishing Company cannot be responsible for more than the first publication of any ad, so please check your ad for accuracy. Subsequent repeated errors are the responsibility of the advertiser. If a classified ad should be under a heading other than the advertiser would like it to be please contact the paper and it will be corrected for the following insertion, however, no credit will be given on the ad. The Ripley Publishing Company reserves the right to reclassify, revise or reject at its option any advertisement deemed detrimental to the public interest or the policy of the newspapers.

**All real estate advertised herein is subject to the Fed-**

**eral Fair Housing Act, which makes it illegal to advertise any preference, limitation or discrimination because of race, color, religion, sex, handicap, familial status, or national origin or intention to make any such preference, limitation, or discrimination. We will not knowingly accept any advertising for real estate which is in violation of the law. All persons are hereby informed that all dwellings advertised are available on an equal opportunity basis.**

### Wanted

**Will buy and haul scrap cars and trucks**

**Fast pick up. Cash paid. Call 1-812-933-8151. 56tfxp**

### Excavating

Land clearing, ponds, building pads, basements, etc. Fully Insured. Terry Struckman Sr. Excavating 812-689-3716/812-621-2512 79-15p

### For Sale

Burial plots for sale, Cliff Hill Cemetery, Versailles, IN. 12 plots (1-1/2 Lots) in the Rowland H. Jackson Addition, Lots 89 & 90. Would like to sell in 4 plot increments, but will consider all possibilities @ \$850/plot. Questions, please call 256-221-7217 or odmyrtle@gmail.com. 8-11p

## MULTI-FAMILY YARD SALE

*Rain or Shine*

**Thurs. May 23 & Fri. May 24 8 a.m. - 5 p.m.**

**Sat. May 25 8 a.m. - ?**

3240 S. Benham Rd. Versailles, IN 47042

## Madison Metals

We manufacture Premium Metal Roofing and Trim  
 • Buy Factory Direct  
 • 15 Colors  
 • 40 Year Warranty  
 • Next Day Service  
 • Custom Trim Available  
 • 20', 24', 30', & 40'  
 Trusses in Stock  
 Call for current pricing  
 Scratch & Dent - \$1.25 per linear foot  
 DELIVERY AVAILABLE  
**(812) 273-5214**

## POST FRAME BUILDINGS

24x24x8 w/2 doors \$7,995  
 24x40x8 w/2 doors \$11,900  
 30x50x10 w/2 doors \$17,500  
**(812) 265-5290**  
*Built on your lot! 60 years experience. Large selection of colors & sizes. Material packages available.*  
**GOSMAN INC.**  
 www.gosmaninc.com

## Country Wood Apts.

is currently taking applications for low-income apartments. Rent subsidy is available.

All apts. are furnished with stove, refrig., & central air. Water & sewer are included in rent. Applications accepted daily 10 am - 4 pm, closed Thursday. Office hours: Mon., Tues., Wed. & Fri. 10 am - 4 pm.

**745 Ashwood Drive Versailles 812-689-7205**

## PUBLIC AUCTION

**At Lutz Auction Center 25980 Auction Ln. Guilford, IN 47022**

**Saturday May 25, 2024 at 9 a.m. Doors open at 8:00 a.m.**

Antique and modern furniture; Railroad train cars, track, and accessories; antiques and collectibles; new hunting deer stands; wide section of contractor's items includes new doors, windows, and some flooring; nails and screws; large selection of contractor's power tools; double sided Valvoline sign and more. We will have 2 buildings full.

**AUCTIONEERS NOTE: We will run 2 auction rings simultaneously starting at 9 am. Check lutzauctions.com for details, pictures, and late additions.**

Various Consignor - Owners  
 Dale & Randy Lutz - Auctioneers AU01030327, AU10100126 513-266-1859 / 513-266-1860

**TERMS: Cash or check with ID. No Buyers Premium. Indiana sales tax collected.**

## SCHOOL BUSES FOR SALE

The Milan Community School Corporation, 412 East Carr Street, Milan, Indiana 47031, will be accepting sealed bids for the sale of 2 school buses. The first is a 2012 Thomas Freightliner, 72 passenger school bus, mileage of 91,955. The second is a 2012 Thomas Freightliner 72 passenger school bus, mileage of 80,841. Buses will be sold as is.

Bids should be stated for individual buses. Bids will be accepted at the office of the Superintendent until 12:00 pm on Friday, May 31, 2024. Bids may be delivered in person or mailed to the above address.

**For further information, bidders may contact Mike Brandes, Director of Operations, at 812-654-2365 ext 311.**

## Notice of

### Administration

IN THE RIPLEY CIRCUIT COURT STATE OF INDIANA SS: COUNTY OF RIPLEY CAUSE NO. 69C01-2404-EU-000016 IN THE MATTER OF THE UNSUPERVISED ADMINISTRATION OF THE ESTATE OF BERNARD J. AMBERGER, DECEASED IN THE CIRCUIT COURT OF RIPLEY COUNTY, INDIANA In the matter of the Estate of Bernard J. Amberger, deceased.

Notice is hereby given that Jacob L. Amberger was on March 22nd, 2024, appointed personal representative of the estate of Bernard J. Amberger, deceased, who died on April 10th, 2024.

All persons having claims against said estate, whether or not now due, must file the claim in the office of the Clerk of this Court within three (3) months from the date of the first publication of this notice, or within nine (9) months after the decedent's death, whichever is earlier, or the claims will be forever barred.

Dated at Versailles, Indiana, this April 24, 2024.

**Liz Baumgartner Clerk of the Circuit Court of Ripley County**

Prepared by: **Ethan Runnebohm, Atty #36217-49 Moore Law, LLC 104 Aspen Drive Batesville, Indiana 47006 (812) 932-1227**

6, 8x hspaxlp L52

## Notice of Public Hearing on Resolution for Economic Revitalization Area

Notice is given that on May 20, 2024, the Ripley County Council Indiana adopted a Preliminary Resolution designating certain real estate in Adams Township, Ripley County, Parcel Number 69-01-29-400-026.000-001, Indiana, as an Economic Revitalization Area, consisting of approximately 16 acres more or less, on the Northwest area of the . This designation is in conjunction with a request by John J. Jurgensen Co. for a ten (10) year property tax abatement incentive for proposed capital improvements for a corporate office and truck and equipment service center, utilized by John J. Jurgensen Co., and its affiliates. A public hearing for final action to confirm or rescind the Resolution, will be held by the Ripley County Council on June 5, 2024, at 6:00 p.m. in the Commissioner's Meeting Room at the Courthouse Annex in Versailles, Indiana. The public is invited to attend and be heard. Remonstrances by interested persons shall be filed with the Auditor of Ripley County, at the time of the meeting and heard by Council during the meeting. A copy of the Preliminary Resolution and Statement of Benefits Form is available at the Office of the Ripley County Auditor, and information related to the real estate in question may be inspected at the Ripley County Assessor's office.

hspalp L55

8x

**Subscribe Today!**  
*publication@ripleynews.com or call 812-689-6364*



# LEGALS

## ADVERTISEMENT FOR BIDS TOWN OF VERSAILLES, INDIANA

### 2024 CCMG R1 RESURFACING

Notice is hereby given, that the Town of Versailles, Ripley County, Indiana, by and through its Town Council, hereinafter referred to as the Owner, will receive sealed bid packets for the construction of the TOWN OF VERSAILLES 2024 CCMG R1 RESURFACING.

Sealed bids must be received by the Town of Versailles (P.O. Box 436, Versailles IN 47042) Town Hall 128 North Main Street, Versailles, IN 47042 no later than **3:30 P.M.** (Local Time) on Tuesday, June 11, 2024. No late bids will be accepted and bids received after such hour will be returned unopened. Bids received prior to this time shall be opened and publicly read at the public meeting scheduled to take place on June 11, 2024 at **7:00 P.M.** at the Town Hall. All interested citizens are invited to attend and should any citizens require special provisions, such as handicapped modifications or non-English translation personnel, the Town will provide such provisions as long as the request is made 1 week prior to the meeting.

The Town of Versailles 2024 CCMG R1 Resurfacing consists of, but is not necessarily limited to, the resurfacing of Fern Drive, Floyd Avenue, Tanglewood Drive, High Street, Water Street and 2nd North Street, with patching of sections of streets as required, and replacement of concrete sidewalks, ADA ramps and approximately 50 feet of 3 foot high concrete retaining wall as noted. Approximately 24,972 SY of milling and 1.5" HMA resurfacing overlay, 60 SY of ADA concrete ramp replacement, and 24 SY concrete sidewalk replacement shall be required.

All work must be completed within 60 calendar days of award of contract.

The plans and specifications may be examined at the following locations:  
 Curry & Associates, Inc., 110 Commerce Dr., Danville, IN 46122 Telephone: 317-745-6995

Versailles Town Hall, 128 North Main Street, Versailles IN 47042 Telephone: 812-689-6181 Complete digital project bidding documents are available at www.questcdn.com. The digital plan documents may be downloaded for \$30.00 by inputting Quest project number, **9124140**, on the website's Project Search page. Please contact QuestCDN.com at 952-233-1632 or info@questcdn.com for assistance.

The work to be performed and the bid to be submitted shall include sufficient and proper sums for all general construction, mechanical installation, labor, materials, permits, licenses, insurance, and so forth incidental to and required for the construction of the facilities.

Each bid must be enclosed in a sealed envelope bearing the title of the Project and the name and address of Bidder. All bids must be submitted on the bid forms as identified in the Contract Documents and Specifications.

Each proposal shall be accompanied by a bid guaranty conforming to the Indiana Revised code. Said bid guaranty shall be a certified check in an amount equal to FIVE percent (5%) of the Bid; or a bid bond for FIVE percent (5%) of the Bid as surety for the execution of the contract. The bond or certified check should be made out to the Town of Versailles. A bid bond form is included in the bidding documents.

Approved performance and payment bonds guaranteeing faithful and proper performance of the work and materials, to be executed by an acceptable surety company, will be required of the Contractor at the time of contract execution. The bonds will be in the amount of 100% of the Contract Price and must be in full force and effect throughout the term of the Construction Contract plus a period of twelve (12) months from the date of substantial completion.

The Owner reserves the right to reject any bid, or all bids, or to accept any bid or bids, or to make such combination of bids as may seem desirable, and to waive any and all informalities in bidding. Any bid may be withdrawn prior to the above scheduled time for the opening of bids or authorized postponement thereof. Any bid received after the time and date specified shall not be considered. No bid may be withdrawn after the scheduled closing time for receipt of bids for at least ninety (90) days.

A conditional or qualified Bid will not be accepted. Award will be made to the low, responsive, responsible bidder.

All applicable laws, ordinances, and the rules and regulations of all authorities having jurisdiction over construction of the project shall apply to the project throughout.

Bids shall be properly and completely executed on bid forms included in the Specifications. Bids shall include all information requested by Indiana Form 96 (Revised 2010) included with the Specifications. Under Section III of Form 96, the Bidder shall submit a financial statement.

Each Bidder is responsible for inspecting the Project site(s) and for reading and being thoroughly familiar with the Contract Documents and Specifications. The failure or omission of any Bidder to do any of the foregoing shall in no way relieve any Bidder from any obligation with respect to its Bid.

TOWN OF VERSAILLES, INDIANA

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## Notice of Sheriff Sale

By virtue of a certified copy of a decree to me, directed from the Clerk of Ripley Superior Court of Ripley County, Indiana, in Cause No. 69D01-2401-MF-000001, wherein Freedom Mortgage Corporation was Plaintiff, and Duane E. Price, Indiana Housing and Community Development Authority and Mariner Finance were Defendants, required me to make the sum as provided for in said Decree, with interest and cost, I will expose at public sale to the highest bidder on the 2nd day of July, 2024, at the hour of 1:00 p.m., or as soon thereafter as is possible, at Ripley Co Annex, 2nd Floor, 102 W First North Street, Versailles, IN 47042, the fee simple of the whole body of Real Estate in Ripley County, Indiana.

Being a part of the Southeast Quarter of Section 24, Township 8 North, Range 12 East, located in the Town of Milan, more particularly described as follows, to-wit: Beginning at the Southeast corner of a tract of land owned by Margaret Wilson at the west line of Josephine Street in the Town of Milan; thence South 52 feet; thence West 190 feet; thence North 52 feet; thence East 190 feet, containing .25 of an acre, more or less.

More commonly known as 500 Josephine St, Milan, IN 47031 Parcel No. 69-09-24-444-071.000-010

Together with rents, issues, income and profits thereof, said sale will be made without relief from valuation or appraisalment laws.

/s/ Matthew S. Love MATTHEW S. LOVE, Plaintiff Attorney Attorney # 18762-29 FEIWELL & HANNOY, P.C. 8415 Allison Pointe Blvd., Suite 400 Indianapolis, IN 46250 Rob Bradley, Sheriff Franklin Township

The Sheriff's Department does not warrant the accuracy of the street address published herein.

NOTICE FEIWELL & HANNOY, P.C. IS A DEBT COLLECTOR. 8,10,12xpp hspaxlp L70

## Notice to Customers

South Eastern Natural Gas Company, Inc. filed on May 17, 2024, an application under Indiana Code 8-1-2-61.5 for a rate increase designed to generate a total revenue increase of 35.19% without the necessary costs of an Indiana Utility Regulatory Commission hearing. The rate increase will be applied across-the-board for customers in all rate classes.

The utility's last general rate adjustment was in 2018. Since that time, South Eastern Indiana Natural Gas, Inc. has decreased its rates as a result of removing the Utility Receipts Tax from utility bills beginning July 1, 2022. The only other adjustments for South Eastern Indiana Natural Gas Company, Inc. customers since 2018 have been the quarterly gas costs adjustments in accordance with Indiana Code 8-1-2-42 and the removal of a monthly energy efficiency refund of \$0.83 per customer after all amounts had been refunded by the end of December 2023 as authorized by the Indiana Utility Regulatory Commission.

A formal public hearing by the Indiana Utility Regulatory Commission will be held if any public or municipal corporation, ten individuals, firms, corporations or associations, or ten complainants of any of these classes affected by the proposed rate change, or the Indiana Office of Utility Consumer Counselor, requests a formal public hearing by filing with the Secretary, Indiana Utility Regulatory Commission, 101 West Washington Street, Suite 1500 East, Indianapolis, Indiana 46204 a written signed request within forty (40) days of the date the application for rate change was filed with the commission. There likely shall be no hearing in the absence of a written request.

South Eastern Indiana Natural Gas Company, Inc. 312 West Carr Street Milan, Indiana 47031

8x hspaxlp L64

**Do you want to inspire others?**

Share your success story with us to get published in the Osgood Journal or The Versailles Republican. Send your story to [publication@ripleynews.com](mailto:publication@ripleynews.com).

Have Questions? Call (812) 689-6364

# CollegeChoice 529 is now Indiana 529

Treasurer of State Daniel Elliott today announced that Indiana's CollegeChoice 529 Savings Plans has rebranded to Indiana529. The new name and updated look reflect the expansion of 529 plans to provide more opportunities for families.

"Over the years, 529 plans have evolved to become more inclusive of all higher education pursuits, including college, technical school, apprenticeships, and beyond," said Treasurer of State Daniel Elliott. "This rebrand is an exciting representation of that. Hoosiers have big dreams and Indiana529 is helping families save early and often - expanding opportunities and paving the way for all students to find future success."

Indiana529 is the state-sponsored investment plan, offering a simple and tax-smart way to save for your children's (or grandchildren's) future education expenses. For every dollar you invest, savings grow tax-free and can be used for qualified expenses like tuition, fees, and equipment at eligible schools across the country, including 2- and

4-year colleges, tech and trade schools, graduate schools, and registered apprenticeship programs.

Indiana taxpayers may also be eligible for a generous state income tax credit of 20 percent of contributions to an Indiana529 account, up to \$1,500 (\$750 for married couples filing separately) per year. Since you don't have to own the account to receive the credit, this makes gifting to an Indiana529 account very attractive to family and friends who want to support a child's dreams.

"Saving for the future is easier than you think," said program Executive Director Marissa Rowe. "Indiana529 offers families the flexibility they need to save on every budget and timeline. And with additional gift tax and estate planning benefits, contributors can save in the process, too!"

For just \$10, you can open an Indiana529 account and begin saving today. Visit [MyIndiana529.com](http://MyIndiana529.com) to learn more and get started - because their dreams are worth saving for.

## 2024-2025 RIPLEY COUNTY GUIDE

is coming again!

*Available to Over 12,000 Homes in Ripley County!*

To add or update your organization's details call 812-689-6364 or email [publication@ripleynews.com](mailto:publication@ripleynews.com) by July 5

In order to sponsor an advertisement in this guide contact Amy Davidson [adavidson@ripleynews.com](mailto:adavidson@ripleynews.com) by July 5

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