

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 Federal 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.**

For Rent

Large 1 bdrm apt, newly remodeled in Osgood. W/D hookup, off street parking, \$800/month, no pets. 812-756-0922 40tfx

POST FRAME BUILDINGS

24x30x8 2-9x7 garage doors
1-3' entry door \$10,500

30x50x8 2-9x7 garage doors
1-3' entry door \$17,500

40x60x10 2-9x7 garage doors
1-3' entry door \$24,500

(812) 265-5290

Built on your lot! Over 60 years experience. Large selection of colors & sizes. Material packages available.

GOSMAN INC.

www.gosmaninc.com

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

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

Straber Oil Company is now hiring a part time local fuel delivery driver for their home heating, commercial, and farm accounts.

CDL REQUIRED

Call 812-934-2910 or stop in at the office at: 628 East Peart Street Batesville, IN 47006.

M

MARATHON

Straber oil co.

JOIN OUR TEAM!

IT Architect Wanted

We're seeking an experienced IT Architect to design, secure, and maintain our network and cybersecurity systems.

View job requirements, responsibilities, and apply today at seiremc.com/employment.

REMC

SOUTHEASTERN INDIANA

ELECTRIC | FIBER

Home Helpers®

Home Care

LOOKING FOR AN EXCITING NEW CAREER WITH A FLEXIBLE SCHEDULE!

JOIN OUR TEAM TODAY AND MAKE A DIFFERENCE IN THE LIVES OF OTHERS!

Home Helpers is a leading provider of in-home care services. Proudly serving Southern Indiana for over eighteen years. Due to our continuing growth, we currently have immediate openings for the following positions in the Versailles, Osgood, Batesville and surrounding areas:

Caregiver, CNA, Home Health Aide

No experience required for Caregiver positions.

Full Time Benefits: Health, Dental, Vision Insurance, Affrac Benefits, Paid Time Off, 401K, Employee Discounts

* Part Time and Full Time Openings * Flexible Schedules Available

* One-on-one patient care * Competitive Pay

* Fun friendly work atmosphere * Career Growth Opportunities

APPLY TODAY: 812-752-6000 EXT 218

VISIT OUR WEBSITE: homehelpershomecare.com

EMAIL RESUME: asebastian@homehelpershomecare.com

Notice of

Unsupervised Administration
IN THE RIPLEY CIRCUIT COURT, PROBATE DIVISION
In the Matter of the Estate of: DAN R. DALTON, Deceased.
CAUSE NO.
69C01-2510-EU-044

Notice is hereby given that CATHERINE M. DALTON was on 10/20/25, appointed Personal Representative of the Estate of DAN R. DALTON, Deceased, who died on or about July 24, 2025. The Personal Representative was authorized to administer the Estate without Court supervision.

All persons who have 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 DAN R. DALTON's death, whichever is earlier, or the claims will be forever barred.

DATED at Versailles, Indiana, this 10/20/2025.
Liz Baumgartner,
Clerk of the Ripley Superior Court, Probate Division
Patrick V. Toole Disc. No. 37351-42
Frank & Kraft, A Professional Corporation BMO Plaza – Suite 1100
135 North Pennsylvania Street Indianapolis, Indiana 46204
54, 56x
hspalp L49

Verified Petition for Change of Name

IN THE RIPLEY CIRCUIT COURT
STATE OF INDIANA
COUNTY OF RIPLEY
IN RE THE NAME CHANGE OF:
SHAWNA RAIE BRANDES
f/k/a SHAWNA RAIE SOWDER,
Petitioner.

Shawna Raie Brandes, whose mailing address is 1514 North County Road 575 East, Milan, Indiana 47031, in Ripley, Indiana hereby gives notice that Shawna Raie Brandes has filed a petition in the Ripley Circuit Court requesting that her previous improperly changed name of Shawna Raie Retherford, be amended to have been properly changed pursuant to I.C. § 34-28-2-4. Notice is further given that the hearing will be held on said Petition on 12/16/2025.
DATE: 10/22/2025

Liz Baumgartner
Clerk, Ripley County Circuit Court
Moore Law, LLC
54,56,58x
L38

Notice of

Administration

IN THE CIRCUIT COURT OF RIPLEY COUNTY
STATE OF INDIANA
COUNTY OF RIPLEY
CAUSE NO.
69C01-2510-EU-000048
IN THE MATTER OF THE UNSUPERVISED ESTATE OF
TERRY D. WISSEL, DECEASED

IN THE CIRCUIT COURT OF JEFFERSON COUNTY, INDIANA.

IN THE MATTER OF THE ESTATE OF TERRY D. WISSEL, DECEASED.

Notice is hereby given that Jacob Werner was, on the 28 day of October, 2025, appointed personal representative of the estate of Terry D. Wissel, deceased, who died on the 28th day of September, 2025.

All persons who have claims against this 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 29 day of October, 2025.
Liz Baumgartner
Clerk of the Circuit Court of Ripley County, IN

William Joseph Jenner,
JENNER, PATTISON, & SHARPE,
508 E. Main Street,
Madison, IN 47250
(812) 265-5132

56, 58x
hspaxlp L52

Switzerland County • Craig Township, IN

SOUTHEAST INDIANA LAND AUCTION

Monday, December 15 • 6pm

140[±] acres

Offered in 6 Tracts or Combinations

• Farmhouses, Barns, Potential Cropland & Woods • Great Hunting & Recreation Potential • Potential Building Sites

AUCTION LOCATION: Switzerland County Technology & Education Center, 708 West Seminary St, Vevay, IN 47043

PROPERTY LOCATION: Tracts 1-S: 4994 Parks Ridge Rd, Vevay, IN 47043 Tract 6: 6828 Hastings Rd, Vevay, IN 47043

INSPECTION DATES: Fri, Nov. 7 • 3-5pm; Sat, Nov. 8 • 10am-12pm; Fri, Nov. 21 • 3-5pm & Sat, Nov. 22 • 10am-12pm. Meet Auction Manager onsite or call for a private showing.

SELLER: The Revocable Living Trust of Larry & Kathleen Perlich, Kathleen Perlich as Grantor & as Trustee

AUCTION MANAGER: Steven Coil • 260.446.2037 (Cell) #AU12300065, #R282001310, #C081291723, #AC63001504 2.5% Buyer's Premium

SCHRADER

800.451.2709

SchraderAuction.com

PUBLIC AUCTION

At Lutz Auction Center

25980 Auction Ln. Guilford, IN 47022

Saturday November 8, 2025 at 9 a.m.

Doors open at 8 a.m.

2005 Bennington pontoon boat with Honda 4 stroke engine and tandem axle trailer; Case 450 dozer with tilt blade; 2014 Ford F350 diesel Super Duty XL with 12 ft. flatbed; 2006 Chevrolet Silverado K3500 extended cab, 4 wheel drive with 8 ft. flatbed; Massey Fergusson 165 diesel tractor; Rotary Lift portable heavy duty 4 point truck lift; Amoco 9,000 lb. car lift; skid steer Wolverine and a Ambusher 6 ft. rotary cutters; 18 ft. tandem axle trailer; small single axle trailer; barn cart; Cub Cadet 1450 lawn tractor; several 3 pt. plows, grader blades, disc and rotary cutter; gas power log splitter; snowblower; chipper; Danuser post driver; New Holland 275 hay baler; Pequea hay tedder; Hesston hay tedder; Long 3 pt. backhoe attachment; Cyclone seeder; Meyer snow plow; antique steel wheel farm equipment; landscape boulders; Riteway add on furnace; overhead fuel tanks; truck transfer fuel tank; Longaberger baskets and accessories; household furniture and furnishings; Powerhouse bench press weight set; power wheel chairs and invalid items; antiques and collectibles; military items; musical instruments; garage & shop items; leaf blowers and lawn maintenance equipment; kid's toys and bikes; and much more. 2 buildings full plus the outside items. Large items sell first.

AUCTIONEERS NOTE: Check lutauctions.com for details, pictures, sale order, and late additions. Several Estates & Various Consignors – 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.

LEGALS

Notice of

Sheriff's Sale

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

By virtue of a certified copy of a decree to me directed from the Clerk of Circuit Court of Ripley County, Indiana, in Cause No. 69D01-2411-MF-000023 wherein Freedom Mortgage Corporation was Plaintiff, and John Immenhort and Tina Immenhort, were Defendants, requiring 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 December, 2025, at the hour of 1:00 p.m. or as soon thereafter as is possible, at www.zeusauction.com, the fee simple of the whole body of Real Estate in Ripley County, Indiana.

Part of the West half of the Southeast Quarter of Section 23, Township 8 North, Range 11 East, Center Township, Ripley County, Indiana, described as follows: Commencing at a corner stone found in place at the Northeast corner of the Southeast Quarter of said Section 23; thence South 89 degrees 33 minutes 43 seconds West, along the North line of said quarter section 1,334.96 feet to a railroad spike set at the Northeast corner of the West half of said quarter section and the point of beginning; thence South 00 degrees 05 minutes 29 seconds East along the East line of said West half, a distance of 290.40 feet to the iron pin; Thence South 89 degrees 33 minutes 43 seconds West 150.00 feet to an iron pin; -Thence North 00 degrees 05 minutes 29 seconds West 290.40 feet to a railroad Spike set in the North line of said quarter section and County Road 350N; thence North 89 degrees 33 minutes 43 seconds East along the North line of said quarter section and said road 150.00 feet to the point of beginning. This tract contains 1.00 acre from the land of Bertha Pfieffel (D.R. 204, p. 827) and is subject to The public use of that part of County Road 350N herein included. More commonly known as: 250 W County Road 350 N, Osgood, IN 47037
Parcel No. : 69-10-23-400-017.001-006

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

Alan W. McEwan
24051-49
Doyle & Foutty, P.C.
41 E Washington Street Suite 400
Indianapolis, IN 46204
Rob Bradley,
Sheriff of Ripley County
Center Township
250 W County Road 350 N, Osgood, IN 47037
Street Address
The Sheriff's Department does not warrant the accuracy of the street addressed published herein.

NOTICE
DOYLE & FOUTTY, P.C. IS A DEBT COLLECTOR
52, 54, 56x
hspaxlp L104

Notice to Taxpayers of Additional Appropriations

Notice is hereby given to the Taxpayers of Ripley County, located in the State of Indiana, that the Council of Ripley County will meet at the Ripley County Annex at 6:00:00 PM on 11/17/2025, and will consider the following Additional Appropriations in excess of the budget for the current year.

Fund Name	County General	Amt Requested
10000	Personal Services	\$1,355.61
20000	Supplies	
30000	Services & Charges	
40000	Capital Outlay	
	Total of Fund	\$1,355.61
Fund Name	LIT Public Safety	Amt Requested
10000	Personal Services	
20000	Supplies	
30000	Services & Charges	
40000	Capital Outlay	\$45,000.00
	Total of Fund	\$45,000.00
Fund Name	LIT 911	Amt Requested
10000	Personal Services	\$2,000.00
20000	Supplies	
30000	Services & Charges	
40000	Capital Outlay	
	Total of Fund	\$2,000.00
Fund Name	Opioid Unrestricted	Amt Requested
10000	Personal Services	
20000	Supplies	
30000	Services & Charges	\$3,005.00
40000	Capital Outlay	
	Total of Fund	\$3,005.00
Fund Name	RCCF Comprehensive Plan	Amt Requested
10000	Personal Services	
20000	Supplies	
30000	Services & Charges	\$40,000.00
40000	Capital Outlay	
	Total of Fund	\$40,000.00
Fund Name	State Probation Grant 'B'	Amt Requested
10000	Personal Services	
20000	Supplies	
30000	Services & Charges	\$1,000.00
40000	Capital Outlay	
	Total of Fund	\$1,000.00
Fund Name	Communitied Corrections 'B'	Amt Requested
10000	Personal Services	
20000	Supplies	
30000	Services & Charges	\$18,000.00
40000	Capital Outlay	
	Total of Fund	\$18,000.00
Fund Name	Drug Awareness Coalition/RCATS	Amt Requested
10000	Personal Services	
20000	Supplies	
30000	Services & Charges	\$400.00
40000	Capital Outlay	
	Total of Fund	\$400.00
Fund Name	IN Juv Behavioral Grant	Amt Requested
10000	Personal Services	
20000	Supplies	
30000	Services & Charges	\$4,095.00
40000	Capital Outlay	
	Total of Fund	\$4,095.00

Amy R. Copeland, Ripley County Auditor
10/31/2025
56X
hspaxlp L68

Verified

Petition for Change of Name

IN THE RIPLEY CIRCUIT COURT
STATE OF INDIANA
COUNTY OF RIPLEY
CAUSE NO.
69C01-2510-MI-55
IN RE THE NAME CHANGE OF:
Michael Edwin Denny,
Petitioner.

Petitioner, Michael Edwin Denny, pro se, respectfully petitions this Court to change his name. In support of this Petition, Petitioner states as follows:
That my current name is: Michael Edwin Denny
I have a valid Indiana drivers license, and will bring it to my Change of Name Hearing for verification.
That my mailing address is: 225 Olive St. Osgood, IN 47037
The following is a list of all my previous names: Michael Ewin Denney
That I have not been convicted of a felony.
That I am not seeking to defraud creditors by changing my name.
That I wish to change my name to: Michael Edwin Denny
WHEREFORE, I respectfully request that this Court grant my petition for Name Change, and for all other just and proper relief. I affirm under the penalties for perjury that the foregoing representations are true.

Michael Edwin Denny
225 Olive St.
Osgood, IN 47037
56, 58, 60x
L52

Notice of

Sheriff's Sale

TO THE OWNERS OF THE WITHIN DESCRIBED REAL ESTATE AND ALL INTERESTED PARTIES

By virtue of a certified copy of a decree to me directed from the Clerk of the Superior Court of Ripley County, Indiana, in Cause No. 69D01-2208-MF-000030, wherein NewRez LLC d/b/a Shellpoint Mortgage Servicing (f/k/a Specialized Loan Servicing LLC) was plaintiff and Douglas W. Cole, et. al., were the defendants, requiring me to make the sum as provided for in said Decree with interest and costs, I will expose at public sale to the highest bidder, on the 2 day of December 2025, at the hour of 1:00 pm or as soon thereafter as is possible, at www.zeusauction.com, the fee simple of the whole body of real estate in Ripley County, Indiana:

Tract 1: Part of the northeast quarter of Section 22, Township 7 North, Range 11 East, Johnson Township, Ripley County, Indiana, described as follows: Commencing at a railroad spike found at the northeast corner of said quarter section; thence South 90 degrees 00' 00" West, along the north line of said quarter section and centerline of County Road 200 South, 1141.53 feet to a railroad spike set at the point of beginning; thence South 04 degrees 56' 06" East, a distance of 581.62 feet to an iron pin set this survey; thence South 52 degrees 21' 52" West, a distance of 230.44 feet to an iron pin set this survey; thence North 47 degrees 54' 52" West, a distance of 117.98 feet to an iron pin set this survey; thence North 00 degrees 00' 00" East, a distance of 640.79 feet to a railroad spike set this survey; thence North 90 degrees 00' 00" East, along the north line of said quarter section and centerline of County Road 200 South, 1141.53 feet to the point of beginning. This tract contains 3.7600 acres, more or less from the land of Strubros, Inc. (D.R. 150, page 200) and is subject to the right-of-way of County Road 200 South and all easements and right-of-ways of record. This tract included the following described ingress and egress easement over, and across the land of Strubros, Inc. (D.R. 150, page 200); Commencing at a railroad spike found at the northeast corner of said quarter section; thence South 90 degrees 00' 00" West, along the north line of said quarter section and centerline of County Road 200 South, I 109.58 feet to a railroad spike set at the point of beginning; thence South 04 degrees 24' 35" East, a distance of 556.34 feet to an iron pin set this survey; thence South 25 degrees 21' 30" West, a distance of 72.35 feet to an iron pin set this survey; thence South 60 degrees 30' 25" West, a distance of 202.71 feet to an iron pin set at the southerly most point of the above described 3.7600 acres tract, thence North 52 degrees 27' 52" East, along the easterly line of said tract 230.44 feet to an iron pin set this survey; thence North 04 degrees 56' 06" West, along the easterly Line of said tract, 581.62 feet to a railroad spike set in the centerline of County Road 200 South on the north line of said quarter section; thence North 90 degrees 00' 00" East, along said line, 31.95 feet to the point of beginning, Ripley County, Indiana The Grantor reserves the right of usage of said easement.

Tract 2: Part of the northeast quarter of Section 22, Township 7 North, Range 11 East, Johnson Township, Ripley County, Indiana described as follows: Commencing at a railroad spike found at the northeast corner of said quarter section; thence South 90 degrees 00' 00" West, along the north line of said quarter section and the center of County Road 200 South, 1361.79 feet to a railroad spike found at the northwest corner of Cole property (D.R. 2003-6470), also being the point of beginning; thence South 00 degrees 00' 00" East, along part of the westerly line of said Cole property, 640.79 feet to an iron pin found in place; thence South 47 degrees 54' 52" East, along part of the westerly line of said Cole property, 117.98 feet to an iron pin set at the southwest corner of said Cole property, thence South 90 degrees 00' 00" West, a distance of 367.02 feet to the center of Graham Creek; thence along the physical center of said creek the following four courses; 1) North 06 degrees 13 '02" East, a distance of 288.31 feet; 2) North 21 degrees 58' 46" West, a distance of 144.33 feet; 3) North 34 degrees 15' 40" West, a distance of 171.56 feet; 4) North 08 degrees 05' 32" West, a distance of 159.19 feet to the north line of said quarter section in the center of a concrete bridge on County Road 200 South, thence North 90 degrees 00' 00" East along the center of said road, on said quarter section line, 421.25 feet to the point of beginning, Ripley County, Indiana This tract contains 5.2861 acres, more or less from the land of Strubros, Inc., Deed Record 150, page 200 and is subject to the right-of-way of County Road 200 South and all easements and right of ways of record.

More commonly known as: 1213 West County Road 200, Versailles, IN 47042

Parcel No. : 69-13-22-4100-001.002-013

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

Marsha A. Dailey
Attorney No. #25539-88
Padgett Law Group
10475 Crosspoint Blvd. Suite 250
Indianapolis, IN 46256
(850) 422-2520
Rob Bradley,
Sheriff of Ripley County, Indiana
Johnson Township
SERVICE DIRECTED TO:
Douglas W. Cole
1213 West County Road 200
Versailles, IN 47042
United States of America
c/o Gina M. Shields
Office of the United States Attorney Southern District of Indiana
10 West Market, Suite 2100
Indianapolis, Indiana 46204
The Sheriff's Department does not warrant the accuracy of the street addressed published herein.

52, 54, 56x
hspaxlp L1212

Notice of

Administration

IN THE RIPLEY CIRCUIT COURT
CAUSE NO.
69C01-2510-EU-000045
STATE OF INDIANA
COUNTY OF RIPLEY

IN THE MATTER OF THE UNSUPERVISED ADMINISTRATION OF THE ESTATE OF
MICHAEL GLEN WEBB,
DECEASED.

IN THE RIPLEY CIRCUIT COURT OF RIPLEY COUNTY, INDIANA
In the matter of the Estate of Michael Glen Webb, deceased.
Cause Number:
69C01-2510-EU-000045

Notice is hereby given that Dolcie Michele Mueller and Paige Nicole Butler were on October 21, 2025, appointed co-personal representatives of the estate of Michael Glen Webb, deceased, who died on October 14, 2025.

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, on 10/27/2025.

Liz Baumgartner
Clerk of the Ripley Court of Ripley County
Prepared by:
Matthew C. Moore,
Atty. #26506-41
Moore Law, LLC
104 Aspen Drive
Batesville, Indiana 47006
(812) 932-1227

56, 58x
hspaxlp L54

DAEGER AUCTION GROUP

PUBLIC AUCTION

FRIDAY, NOV. 14 • 5:30 PM

WHERE: SCIPIO AUCTION HOUSE

23 Pcs. Stoneware - Jars - Jugs - Crocks - Churn - Indian - Crown - Western Bee Sting - Etc.

For pictures and info go to www.agnewauction.com

TERMS:CASH OR CHECK W/ PICTURE ID. Not responsible for accidents

AUCTIONEER: KELLEY AGNEW - AU08601006

Statements made at sale supersede all printed material

Look Locally

Shop Local