CLASSIFIED 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

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, remodeled newly Osgood. W/D hookup, street parking \$800/ month, no pets. 812-756-0922 40tfx

bath bdrm, downstairs apartment. gas heat. central air, totally remodeled. 104 Elm 812-756-1082 59-62p

POST FRAME BUILDINGS

advertisement

deemed detrimental

to the public interest

24x30x8 2-9x7 garage doors 1-3' entry door **\$10,500 30x50x8** 2-9x7 garage doors 1-3' entry door \$17,500 **10x60x10** 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

GOSMAN INC.

FOR SALE BY OWNER

35 ACRES (ALL WOODLAND)

Near Versailles.

\$360,000.00

812-593-2948

Madison Metals

We manufacture Premium Metal Roofing and Trim Buy Factory Direct 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

Ripley Publishing Company home of the Osgood Journal and The Versailles Republican

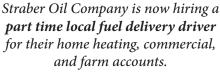
Subscribe today for online and/or in print at www.ripleynews.com or call

812-689-6364.

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



CDL REQUIRED

Call 812-934-2910 or stop in at the office at: 628 East Peart Street



Looking for an individual who can:

- manage their time · loves flexible hours
- can communicate well
- · reads the local paper
- wants to make \$\$\$

We have a full-time immediate opening for a sales person - no experience necessary

Please send resume to: wburnett@ripleynews.com, call Wanda Burnett at 812-689-6364 or send text to 812-584-0770

> Ripley Publishing Co. Publisher of Osgood Journal, The Versailles

Republican and On The Go



LEGALS

Administration IN THE RIPLEY COUNTY CIRCUIT COURT

COUNTY OF RIPLEY

CAUSE NO. 69C01-2509-EU-000041

Notice of

IN THE MATTER OF THE UNSUPERVISED ADMINISTRA-TION OF THE ESTATE OF: TIMOTHY A. ARTRIP (DOB: 5/24/68),

DECEASED In the Ripley County Circuit Court.

In the Matter of the Estate of Timothy A. Artrip, deceased Estate Cause No. 69C01-2509-EU-000041

Notice is hereby given that Victoria Ann Leesman was on September 22, 2025, appointed Personal Representative of the Estate of Timothy A. Artrip, deceased, who died on or about August 29, 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

Dated at Ripley County, Indiana, on September 26, 2025.

Liz Baumgartner CLERK OF THE RIPLEY COUNTY CIRCUIT COURT Blaine J. Timonera,

Attorney for the Personal Representative Timonera Law Office, LLC 1114 W State Rd. 46, Suite A, Batesville, Indiana, 47006

(812) 932-6500 Blaine@TimoneraLaw.com

hspaxlp L58

Verified Petition for Change of Name

IN THE RIPLEY CIRCUIT COURT

COUNTY OF RIPLEY CAUSE NO.

69C01-2510-MI-55

IN RE THE NAME CHANGE OF: Michael Edwin Denny,

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

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 Denney

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

Notice of Public Hearing

Notice is hereby given that the Batesville Planning Commission and the Board of Zoning Appeals will conduct a public hearing at 6:30 pm 12/04/25, in the Council Chamber of the Memorial Building 132 S. Main St. Batesville Indiana.

An application for a Variance for David Shane to Rezone the existing B-4 to R-4.

Written comments or suggestions may be filed with the Secretary of the Commission, prior to or at the Public Hearing, and will be considered by the Commission. Oral arguments will be heard at the above designated time and place.

Paul Gates -- Secretary Batesville Planning and Zoning Board

> 69022044101300017 Tax number 003-100311-00 1038 State Rd 46 E

Send the Statement to David Shane 4095 Harvey Branch Rd Oldenburg, In 47036

hspaxlp L39

PUBLIC AUCTION

At Lutz Auction Center 25980 Auction Ln. Guilford, IN 47022 Saturday November 22, 2025 at 9

a.m. Doors open at 8 a.m. 2005 GMC 3500 12 passenger window van; antique wood burning stove; pellet stove; antique and modern furniture;

fishing equipment; basketball autographed by Milan 1954 players; train sets and accessories; antiques and collectibles; Econo French horn; silver coins and paper money; Fiesta dishes Longaberger collection; jewelry; Christmas decorations and large Village collection; patio furniture; ladders; farm primitive items; garage & shop items and much more. 2 buildings full. AUCTIONEERS NOTE: Check lutzauctions.com

for details, pictures, sale order, and late additions. 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.

REAL ESTATE AUCTION

Offered by Cornerstone Realty, Inc./ **Lutz Auction Service LLC**

676 N State Rd 101 Milan, IN 47031 - 11.35 acres +/-Thursday December 4, 2025, at 11 a.m. Call auctioneer to schedule a showing

Auction held at the Lutz Auction Center located at 25980 Auction Lane Guilford, IN

Stone wall driveway entrance leads you to this property consisting of 11.35 acres with frontage on both S.R. 101 and County Road 50 N. The 3-bedroom, 1.5 bath crawlspace and slab home with electric baseboard heat needs repairs and updated. Living room has a wood burning insert. Family room has stone hearth for wood burning stove. Wrap around porch and 3 seasons room. Detached 3 car garage with insulated roof, electric and 2/3 concrete floor. Large livestock barn with lean to additions, and stalls. Home & barn has city water. Property is completely fenced for livestock as the owner pastured longhorn cattle. Great potential just needs some care. Put your

TERMS: Final bid is subject to court approval. Cash or qualified conventional buyers only. A \$10,000.00 non-refundable down payment is required from the highest bidder made payable to Cornerstone Realty Inc. Trust Account, sign a purchase agreement, and close on the property on or before January 14th, 2026. The purchase agreement has no contingencies. Have financing, inspections, and due diligence arranged before the auction. Immediate possession after closing. The seller will pay November 2025 tax installment. The property is selling "As ls, Where Is": no warranties or guarantees given by the Seller and/or Auctioneer/Broker.

AUCTIONEERS NOTE: Visit lutzauctions.com for pictures. Auction held at Lutz Auction Center, not on location. Edward Lewis - Owner

Dale & Randy Lutz - Auctioneers - AU01030327, AU10100126 513-266-1859 / 513-266-1860 / lutzauctions.com Announcements made day of auction take precedent over printed material

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 SUPERIOR Court of Ripley County, Indiana, in Cause No. 69D01-2207-MF-000022, JPMORGAN CHASE BANK, NATIONAL AS-SOCIATION was Plaintiff, and Unknown Heirs-at-Law, Beneficiaries, Legatees, Devisees and Donees of John D. Purnell, Jr., 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 6th day of January. 2026, at the hour of 1:00 p.m. tion.com, the fee simple of the whole body of Real Estate in Ripley County, Indiana: SHELBY TOWNSHIP: BE GINNING AT THE NORTH-

WEST CORNER OF SEC-TION 20. TOWNSHIP 6 NORTH, RANGE 11 EAST; THENCE NORTH 86 1/4 DEGREES EAST 22 POLES ON THE SECTION LINE TO THE WEST SIDE OF THE OLD PLANK ROAD; GREES WEST 34 POLES TO A POINT IN THE CENTER OF SAID PLANK ROAD WHERE THE SECTION LINE CROSSES; THENCE NORTH 5 DEGREES WEST 27 POLES TO THE PLACE OF BEGINNING AND CON-TAINING 1.85 ACRES State Parcel No. 69-18-20-200-006.000-020

More Commonly known as 8038 S Us 421, Madison, IN 47250

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

All sales are subject to any first and prior liens, taxes and assessments legally levied and assessed thereon. Neither the Sheriff nor the Plaintiff in this case warrants either expressly or implied any title. location or legal description of any real estate sold at the sale. Any prospective bidder should obtain their own title evidence before making any bid on any properties subject to this sale.

DATE: October 24, 2025 /s/ C. Wesley Pagles C. Wesley Pagles (37185-49) LOGS Legal Group LLP 4805 Montgomery Road, Suite 320 Norwood, OH 45212 (513) 396-8100 Fax: (847)

627-8805 cwpagles@logs.com Rob Bradley, Ripley County Sheriff

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

60, 62, 64xhspaxlp L93

Notice

The Holton Community Water Corporation (HCWC) Drinking Water State Revolving Fund Loan Program for water system improvements. The HCWC will add additional projects to the scope to include: SCADA communications upgrades and valve actuator installation at the booster station. The cost of the projects will come from unspent SRF loan funds that are available for use. For questions, call Michele Demaree, Office Manager, at 812-689-6736.

hspaxlp L20

Public Notice

On or about December 19, 2025, the City of Batesville intends to apply to the Indiana Office of Community and Rural Affairs for a grant from the State Community Development Block Gran (CDBG) program. This program is funded by Title I of the Housing and Community Developmen Act of 1974, as amended. These funds are to be used for a community development project for the Main Street Revitalization Program with the following activities: Improvements including pedestrian corridors with green spaces of the parking lot located immediately adjacent to the Women's Inspiration Park in downtown Batesville. The total amount of CDBG funds to be requested is \$500,000. The amount of CDBG funds proposed to be used for activities that will benefit low and moderate-income persons is approximately \$180,000. The Applicant also proposed to expend an estimated \$125,000 in non-CDBG funds on the project. The non-CDBG funds will be derived from the City of Batesville.

The City of Batesville will hold a public hearing on Wednesday December 3, 2025 at 12:00

pm, at the Batesville City Hall, Council Chambers, 132 S Main Street, Batesville, Indiana, 47006

to provide interested parties an opportunity to express their views on the proposed federally funded CDBG project. Persons with disabilities or non-English speaking persons who wish to attend the public hearing and need assistance should contact the Mayor's office located at 132 S Main Street, (812) 933-6100, no later than Thursday November 26, 2025. Every effort will be made to make reasonable accommodations for these persons. Information related to this project will be available for review prior to the public hearing as of Thursday November 26, 2025in the Mayor's office located at 132 S Main Street, Batesville, IN 47006 (812) 933-6100, between the hours of 8:00 A.M. until 4:00 P.M. Interested citizens are invited to provide comments regarding these issues either at the public hearing or by prior writ ten statement. Written comments should be submitted to Carrie Riley, Administrative Resources

plan to minimize displacement and provide assistance to those displaced has been prepared by Batesville and is available to the public. This project will result in no displacement of any perso For additional information concerning the proposed project, please contact the Carrie Riley at the address above or call (812) 376-9949 during normal business hours, 8:30 A.M to 4:30 P.M.

association, 748 Franklin St., Columbus, IN 47201, no later than Thursday November 26, 2025to

ensure placement of such comments in the official record of the public hearing proceedings. A

hspaxlp L102

RCCF now accepting applications for A Greener Tomorrow

The Ripley County Community Foundation is now accepting grant applications from local organizations with projects that promote A Greener Tomorrow. Established in 2020 by members of Ripley Youth Outreach, the A Greener Tomorrow initiative was created to promote sustainable practices and foster environmental stewardship within our communities.

A Greener Tomorrow's mission is to invest in projects and programs that protect and expand the natural landscapes and resources of Ripley County. Through this program, the community foundation aims to increase appreciation for our natural environment, enhance community well-being, boost economic growth, and ensure a thriving future for Ripley County

"Through A Greener Tomorrow, we are empowering young leaders and community members to become environmental stewards in their community," stated Amy Streator, Executive Director for the Ripley County Community Foundation. "From planting pollinator gardens and indigenous trees, to revitalize downtowns and expanding access to green spaces, we are preserving the beauty and vitality of Ripley County and creating a greener tomorrow."

Applications are now open to qualified charitable organizations that serve Ripley County. If your project or program aligns with the mission of A Greener Tomorrow, we encourage you to apply. You can learn more about A Greener Tomorrow and access the grant application on the Ripley County Community Foundation's webiste at www.rccfonline.org, or by contacting the community foundation at 812.933.1098 or through email at office@rccfonline.org. Orgnaizations can seek grants up to \$1,000 and the deadline to submit an application is December 19.

About the Ripley County Community Foundation

The Ripley County Community Foundation is a 501(c)(3) charitable organization established in 1997 to connect people who care with causes that matter in Ripley County, Indiana. It assists donors in building an enduring source of charitable funds to benefit local citizens and qualified organizations today, and forever. The foundation currently manages 260 funds and \$20 million in assets, which are strategically invested to enrich the quality of life available to all. The community foundation is dedicated to partnering with and serving local communities as a trusted source for charitable giving, focusing on key areas like arts and culture, business and entrepreneurship, education, health and well-being, and environment and natural resources. Learn more about the Foundation and how to donate at www.rccfonline.org.

Opening Day a success



Pictured left is Liam Pevlor, age 10 of Batesville, who looks forward to this time of year. He has been hunting with his dad, Victor, since 2024. Last year he got two deer within 8 days of each other. On Saturday, Nov. 15, he started off early in the morning and came home with a five-point buck that he shot within 20 yards. His mom, Ali, told The Versailles Republican he was determined to get one before his basketball game at 10:30 am and got the job done. **Congratulations Liam!**

SUBMITTED PHOTO