

LEGALS

Notice of Sheriff’s Sale

SALE #22-042827
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, wherein JPMORGAN CHASE BANK, NATIONAL ASSOCIATION 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. of said day at www.zeusauction.com, the fee simple of the whole body of Real Estate in Ripley County, Indiana: SHELBY TOWNSHIP: BEGINNING AT THE NORTHWEST CORNER OF SECTION 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; THENCE SOUTH 35 DEGREES 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 CONTAINING 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 appraisalment 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 herein

60, 62, 64x hspaxlp L93
NOTICE OF SHERIFF’S SALE
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. 69D01-2308-MF-000017 wherein Lakeview Loan Servicing, LLC was Plaintiff, and Melba Ann Graham, et al., 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 6 day of January, 2026, 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.
SUBJECT TO ALL LIENS, EASEMENTS AND ENCUMBRANCES OF RECORD.
A PART OF THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 28, TOWNSHIP 8 NORTH, RANGE 12 EAST, MORE FULLY DESCRIBED AS FOLLOWS:
COMMENCING AT A STONE AT THE SOUTHWEST CORNER OF THE SOUTHEAST ONE FOURTH OF THE NORTHWEST QUARTER OF SAID SECTION 28; THENCE EAST, ON THE HALFSECTION LINE, 67.83 FEET TO THE CENTERLINE OF THE VERSAILLES AND MILAN ROAD; THENCE NORTH 47 DEGREES 00 MINUTES EAST, 486.15 FEET TO A RAILROAD SPIKE WHICH IS THE TRUE POINT OF BEGINNING; THENCE CONTINUING ALONG SAID CENTERLINE NORTH 47 DEGREES 00 MINUTES EAST, 208.72 FEET TO A RAILROAD SPIKE; THENCE LEAVING SAID CENTERLINE, SOUTH 43 DEGREES 24 MINUTES EAST, 208.72 FEET TO AN IRON PIN; THENCE SOUTH 47 DEGREES 00 MINUTES WEST, 208.72 FEET TO AN IRON PIN; THENCE NORTH 43 DEGREES 24 MINUTES WEST, 208.72 FEET TO THE TRUE POINT OF BEGINNING AND CONTAINING 1 ACRES, MORE OR LESS, BUT SUBJECT TO ALL LEGAL HIGHWAYS AND EASEMENTS OF RECORD.
More commonly known as: 2578 N. Milan Versailles Pike, Milan, IN 47031
Parcel No. 69-09-28-200-011.001.013
Together with rents, issues, income, and profits thereof, said sale will be made without relief from valuation or appraisalment laws.
“Subject to all liens, encumbrances and easements of record not otherwise extinguished in the proceedings known as Cause No. 69D01-2308-MF-000017 in the Circuit/Superior Court of the County of Ripley, Indiana.”
Plaintiff Attorney: Matthew C. Gladwell (30493-49)
Christopher J. Arlinghaus (31680-15)
Aaron Rodgers (28418-84)
Reisenfeld & Associates LLC
3962 Red Bank Road
Cincinnati, OH 45227
Voice: 513-322-7000
Facsimile: (513) 322-7099
Rob Bradley
Sheriff of Ripley County
2578 N. Milan Versailles Pike, Milan, IN 47031
The Sheriff’s Department does not warrant the accuracy of the street addressed published herein.
SERVICE DIRECTED TO: Melba Ann Graham
2578 N. Milan Versailles Pike Milan, IN 47031

State of Indiana, Department of Revenue c/o Highest Executive Officer Present
1 00 North Senate NI 05
Indianapolis, IN 46204
State of Indiana, Attorney General
c/o Highest Executive Officer Present
302 West Washington Street, South 5th Floor Indianapolis, IN 46204
Cavalry SPY I, LLC
Serve Highest Officer Found 334 North Senate Avenue
Indianapolis, IN 46204

63, 65, 67x hspaxlp L147
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. 69D01-2209-MF-000035 wherein Nationstar Mortgage LLC was Plaintiff, Serbank, N.A., was Judgment Assignee, and Kris A. Martin, was Defendant, requiring me to make the sum as provided for in said Decree with interest and cost, I will expose at public online sale to the highest bidder, on the 6th day of January, 2026, 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.
Lot Number Three Hundred Ten (310) as laid out and designated on the Original Plat of the Town of Osgood, Indiana.
More commonly known as:

131 N Sycamore St, Osgood, IN 47037
Parcel No. : 69-10-22-223-010.000-007
Together with rents, issues, income, and profits thereof, said sale will be made without relief from valuation or appraisalment laws.
Kara Brodowski 33954-45
Doyle & Foutty, P.C.
41 E Washington Street Suite 400 Indianapolis, IN 46204
Rob Bradley, Sheriff of Ripley County
Center Township
131 N Sycamore St, Osgood, IN 47037
Street Address
The Sheriff’s Department does not warrant the accuracy of the street addressed published herein.
SERVICE DIRECTED TO: Kris A. Martin
131 North Sycamore St Osgood, IN 47037
MANNER OF SERVICE: Sheriff

NOTICE
DOYLE & FOUTTY, P.C.
IS A DEBT COLLECTOR
62, 64, 66x hspaxlp L70

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 12/15/2025, and will consider the following Additional Appropriations in excess of the budget for the current year.

Fund Name	Clerk Perpetuation	Amt Requested
10000	Personal Services	\$1,062.00
20000	Supplies	
30000	Services & Charges	
40000	Capital Outlay	
	Total of Fund	\$1,062.00
Fund Name	Highway	Amt Requested
10000	Personal Services	
20000	Supplies	
30000	Services & Charges	\$2,400.00
40000	Capital Outlay	
	Total of Fund	\$2,400.00
Fund Name	CCMG	Amt Requested
10000	Personal Services	
20000	Supplies	
30000	Services & Charges	\$105,294.69
40000	Capital Outlay	
	Total of Fund	\$105,294.69
Fund Name	EMS	Amt Requested
10000	Personal Services	\$10,000.00
20000	Supplies	
30000	Services & Charges	\$12,563.14
40000	Capital Outlay	
	Total of Fund	\$22,563.14
Fund Name	RCCF IV Pumps	Amt Requested
10000	Personal Services	
20000	Supplies	
30000	Services & Charges	\$5,000.00
40000	Capital Outlay	
	Total of Fund	\$5,000.00
Fund Name	RCCF Crum Grant Rabbit Barn	Amt Requested
10000	Personal Services	
20000	Supplies	
30000	Services & Charges	\$1,677.00
40000	Capital Outlay	
	Total of Fund	\$1,677.00
Fund Name	Adult Probation	Amt Requested
10000	Personal Services	\$1,540.00
20000	Supplies	
30000	Services & Charges	
40000	Capital Outlay	
	Total of Fund	\$1,540.00
Fund Name	FIMR Grant	Amt Requested
10000	Personal Services	\$72,000.00
20000	Supplies	\$760.00
30000	Services & Charges	\$600.00
40000	Capital Outlay	
	Total of Fund	\$73,360.00
Fund Name	CIP Grant	Amt Requested
10000	Personal Services	\$20,001.00
20000	Supplies	
30000	Services & Charges	
40000	Capital Outlay	
	Total of Fund	\$20,001.00

Amy R. Copeland, Ripley County Auditor
11/26/2025
64X hspaxlp L68

Tax Abatements for Tax Year 2025 Payable 2026

Pursuant to Indiana Code 6-1.1-12.1-8, the Ripley County Auditor is required to publish the following in reference to Real Estate Property and Personal Property in Economic Revitalization Areas for the 2025 payable 2026 tax year.

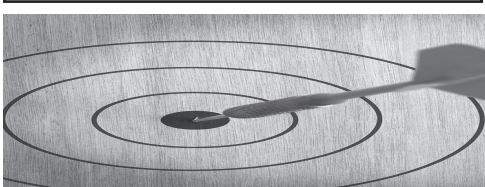
Real Estate					
Parcel Number	Owner of Record Mailing Address	Term %	Term	Exemption Amount	
69-02-20-100-020.001-017	Batesville Tool & Die Inc. 177 Six Pine Ranch Rd Batesville, IN 47006	10	10	142,340	
69-02-20-334-011.000-017	Depot Square Landowner, LLC 315 East Pearl St Batesville, IN 47006	65	10	887,900	
69-02-29-111-001.000-017	Gillman Family, LLC 480 Main St Brookville, IN 47012	5	10	19,170	
69-01-29-400-026.000-001	John R Jurgensen Co. 11641 Mosteller Road Cincinnati, OH 45241	100	10	751,900	
69-07-17-400-021.000-004	MGPI of Indiana, LLC PO Box 130 100 Commercial St Atchison, KS 66002	20	5	0 (Did Not File)	
69-08-30-100-057.009-022	Pike Lumber Company, Inc. PO Box 247 Akron, IN 46910	10	10	10,560	
69-08-30-100-057.009-022	Pike Lumber Company, Inc. PO Box 247 Akron, IN 46910	80	10	338,800	
69-02-21-400-042.015-003	St. Lazurus, LLC 80 Commerce Drive Batesville, IN 47006	35	5	141,750	
				2,292,420	

Personal Property					
Parcel Number	Owner of Record Mailing Address	Term	Exemption Amount		
69-003-200028-00	Batesville Tool & Die, Inc. 177 Six Pine Ranch Rd. Batesville, IN 47006	10	189,830		
69-003-200004-55	Hiviz Custom Outfitter, LLC 237 Six Pine Ranch Rd Suite B Batesville, IN 47006	5	0 (Did Not File)		
69-020-200001-75	MGPI of Indiana, LLC PO Box 130 Atchison, KS 66002	5	247,270		
69-015-250000-15	Pike Lumber Company, Inc. PO Box 247 Akron, IN 46910	10	232,670		
69-003-200002-16	Trinity Guardian, Llc 4 S. Park Ave Suite 204 Batesville, IN 47006	5	60,680		
			730,450		

The total amount for all deductions for real property for 2025 payable 2026 is \$2,292,420
The total amount for all deductions for personal property for 2025 payable 2026 is \$730,450
The total amount for all deductions for new manufacturing equipment, new research and development equipment, new logistical distribution equipment, or new information technology equipment for 2025 payable 2026 is \$0.
The total amount of all deductions for eligible vacant buildings for 2025 payable 2026 is \$0.
Amy Copeland, Ripley County Auditor

64x hspaxlp L66

SOUTHEASTERN INDIANA SOLID WASTE DISTRICT BOARD OF DIRECTORS
2026 Meeting Schedule
February 18
May 20
August 19
November 18
February & August meetings will be held in the Ripley County Annex Building in Versailles. May & November meetings will be held at the SISWD office in the proving grounds, 6556 North Shun Pike Road, Madison. All meetings begin at 6:00 p.m.



REPORT.....Con’t from PAGE 7
2871 S SR 129. Versailles.
5:39 p.m. Accident Unkn. S SR 129 & E US 50. Dillsboro.
5:50 p.m. Missing Person. 11434 N Four Seasons Dr. Batesville.
5:58 p.m. Traffic Stop. 200 N / County Line Rd. Moores Hill.
5:46 p.m. Accident Pd. N SR 129 & E Bischoff Rd. Batesville.
6:34 p.m. Accident Pd. Washington St / Water St. Versailles.
6:50 p.m. Civil Dispute. 2071 S Friendship Rd. Milan.
6:52 p.m. Domestic. Milan.
7:45 p.m. Traffic Stop. S US 421 & Quality Ln. Versailles.
7:57 p.m. Traffic Hazard. US 421 & W Hopewell Rd. Versailles.
8:50 p.m. Accident Pd. 3979 E Olean Rd Versailles.
9:19 p.m. Welfare Check. 115 E Ripley St. Osgood.
9:25 p.m. Civil Dispute. 309 W Fairground Av. Osgood.
9:57 p.m. Accident Unkn. 7181 N SR 101. Milan.
11:10 p.m. Susp Person. N SR 129 & 1100 N. Batesville.

Tuesday November 25
1:10 a.m. Information. 210 N Monroe St. Ripley County Sheriffs Office. Versailles.
1:11 a.m. Suicidal. 309 W Fairground Av. Osgood.
2:06 a.m. Sick Person. 830 S Buckeye St. #13. Osgood.
3:48 a.m. 911 Hangup. 7498 N 600 E. Milan.
4:05 a.m. Overdose. 4011 E 1100 N. Batesville.
4:57 a.m. Alarm. 3104 E SR 350. Osgood.



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IT’S CALLED APPLAUSE.
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American Heart Association
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RIPLEY PUBLISHING
HOME OF THE VERSAILLES REPUBLICAN AND OSGOOD JOURNAL



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

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.
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FOR SALE BY OWNER
35 ACRES (ALL WOODLAND)
Near Versailles.
\$360,000.00
812-593-2948

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 December 6, 2025 at 9 a.m. Doors open at 8 a.m.
John Deere X 500 lawn mower; 5' by 8' utility trailer; 70 firearms including hand and long guns; ammunition; silver coins; Hobart meat grinder; baseball cards and commemorative plates; Longaberger basket and accessories; new 72" commercial refrigerated prep table; power and hand wood working tools; construction, garage & shop items; chainsaws; metal garage shelving; large selection of sound equipment includes speakers, amplifiers, tuners, receivers, and turn tables; patio furniture; event tent; car shelter; Christmas villages and decorations; antiques and collectibles; exercise equipment; and more. 2 buildings plus few items outside.
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.

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
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Publisher of Osgood Journal, The Versailles Republican and On The Go

