

NOTICE OF REAL PROPERTY
COMMISSIONERS' CERTIFICATE SALE
Vermillion County Indiana
Beginning 10:00 AM Local Time, March
5, 2024
Vermillion County Courthouse

STATE OF INDIANA

Vermillion County

Pursuant to the laws of the Indiana General Assembly and by resolution of the Vermillion County Commissioners, notice is hereby given that the following described tracts or items of real property are listed for sale for delinquent taxes and/or special assessments. Pursuant to a change in law, this publication will appear only once in newspapers. Subsequent notices can be found at www.vermilliongov.us.

The minimum sale prices listed below are less than the minimum sale prices when offered in the immediately preceding county tax sale held under Section 5 of IC 6-1.1-24 and include all fees and expenses of the county directly attributable to the Commissioners' Certificate Sale. The Vermillion County Commissioners will accept bids for the certificates of sale, for the price referred to in IC 6-1.1-24-6.1(a)(3), by public auction on 03/05/2024 at 10:00 AM Courthouse Time at Vermillion County Courthouse. At the discretion of local officials, the tax sale may switch to an online format. If those measures are taking place, the public auction will be conducted as an electronic sale under IC 6-1.1-24-2(b)10 at www.zeusauction.com commencing on the same date / time listed above. All location updates will be posted at www.sriservices.com prior to the tax sale.

Pursuant to IC 6-1.1-24-5.1, a business entity that seeks to register to bid in an Indiana Commissioners' Certificate Sale must provide to the county treasurer, a Certificate of Existence or Foreign Registration Statement in accordance with IC 5-23 from the Secretary of State.

Pursuant to IC 6-1.1-24-3(e), property descriptions may be omitted for properties appearing on the certified list in consecutive years. A complete property list may be obtained at www.sriservices.com or in an alternative form upon request.

A person redeeming each tract or item of real property after the sale of the certificate must pay: (A) the amount of the minimum bid under Section 5 of IC 6-1.1-24 for which the tract or item of real property was last offered for sale; (B) ten percent (10%) of the amount for which the certificate is sold; (C) the attorney's fees and costs of giving notice under IC 6-1.1-25-4.5; (D) the costs of a title search or of examining and updating the abstract of title for the tract or item of real property; (E) all taxes and special assessments on the tract or item of real property paid by the purchaser after the sale of the certificate plus interest at the rate of ten percent (10%) per annum on the amount of taxes and special assessments paid by the purchaser on the redeemed property; and (F), all costs of sale, advertising costs, and other expenses of the county

directly attributable to the sale of the certificate.

If the certificate is sold for an amount more than the minimum bid under Section 5 of IC 6-1.1-24 for which the tract or item of real property was last offered for sale and the property is not redeemed, the owner of record of the tract or item of real property who is divested of ownership at the time the tax deed is issued may have a right to the tax sale surplus.

Indiana law prohibits a person who owes delinquent taxes, special assessments, penalties, interest, or costs directly attributable to a prior tax sale, from purchasing tracts or items of real property at a tax sale. Prior to bidding at a tax sale, each bidder must affirm under the penalties for perjury that he or she does not owe delinquent taxes, special assessments, penalties, interest, costs directly attributable to a prior tax sale, amounts from a final adjudication in favor of a political subdivision in this county, any civil penalties imposed for the violation of a building code or ordinance of this county, or any civil penalties imposed by a health department in this county. Further, each bidder must acknowledge that any successful bid made in violation of the above statement is subject to forfeiture. In the event of forfeiture, the bid amount shall be applied to the delinquent taxes, special assessments, penalties, interest, costs, judgments, or civil penalties of the ineligible bidder, and a certificate will be issued to the county executive.

The Commissioners specifically reserve the right to withhold from the sale any parcel which has been listed in error, or which otherwise becomes ineligible for sale either prior to the start or during the duration of the auction. The Auditor's Office does not warrant the accuracy of the key numbers or street addresses published herein and any misstatement in the key number or street address does not invalidate an otherwise valid sale.

Dated: 01/10/2024

832300044 83-13-33-100-034.000-001
\$150.00 Smith, Robert A Etux 001-019-0139-00 PT S END SW 1/4 NE 1/4 33-14-9 .25 AC North Of 18628 S 250 E Clinton 47842

832300047 83-14-10-330-026.000-001
\$150.00 Byczynski, Edward F Etal 001-002-0114-00 JACKSONVILLE 2ND ADD LOT 719 Land Locked E Sr 71 Blanford 47831

832300048 83-14-10-330-027.000-001
\$150.00 Byczynski, Edward F Etal 001-002-0116-00 JACKSONVILLE 2ND ADD LOT 728 Land Locked E Sr 71 Blanford 47831

832300075 83-13-15-210-015.000-002
\$150.00 Gupta, Vinod C 002-003-0036-00 KNOWLES & BOGART 2ND ADD LOT 20 Vacant Land S Side Of Anderson Clinton 47842

832300078 83-13-15-215-002.000-002
\$150.00 Gupta, Vinod C 002-008-0095-00 COANS ADD LOT 2 223 Desota St Clinton 47842

832300085 83-13-15-230-001.000-002
\$150.00 Grace, Evalyn 002-007-0085-00 PT KNOWLES & BOGART ADD LOT 6 .060 AC 846 North St Clinton 47842

832300086 83-13-15-230-036.000-002
\$150.00 Martin, II, George 002-014-0028-00 KNOWLES & BOGARTS ADD LOTS 40 & 41 714 Sycamore St Clinton 47842

832300087 83-13-15-230-055.000-002
\$150.00 Allee, Ashley 002-007-0089-00 KNOWLES & BOGART ADD ALL LOT 26 KNOWLES & BOGART EX 6' OFF N SIDE LOT 13 218 N 6th St Clinton 47842

832300088 83-13-15-230-066.000-002
\$150.00 Oaks, Brandy 002-010-0057-00 KNOWLES & BOGART LOT 70 120 N 6th Clinton 47842

832300091 83-13-15-240-063.000-002
\$150.00 East, Trina 002-004-0035-00 O.P. 42' S SIDE NE OF RR LOT 4 BLK 28 Vacant Land W Side Of 3rd St Clinton 47842

832300101 83-13-15-337-023.000-002
\$150.00 Liberty, Nancy 002-018-0096-01 NEBEKERS 3RD ADD LOT 34 714 S 7th Street Clinton 47842

832300114 83-13-16-111-047.000-002
\$150.00 Winn, Michelle Lynn 002-013-0043-00 BOGARTS & ANDERSON 4" FROM NE COR OF 158'X57.9' LOT A BOGARTS & ANDERSON NE COR OF 158'X19' LOT A BOGARTS & ANDERSON 158'X25' LOT A 328 N 9th St Clinton 47842

832300115 83-13-16-111-050.000-002
\$150.00 Patterson, Steve 002-023-0014-00 BOGART & ANDERSON 34'X158' LOT A 292 N 9th Clinton 47842

832300116 83-13-16-111-053.000-002
\$150.00 Patterson, Steve 002-023-0013-00 BOGART & ANDERSON 48'X158' LOT A 290 N 9th Clinton 47842

832300120 83-13-16-141-002.000-002
\$150.00 Patterson, Steve 002-002-0008-00 C.W. SHEPARDSON SUB LOT 1 BLOCK 1 260 N 9th Clinton 47842

832300127 83-13-22-220-019.000-002
\$150.00 Vaughn, Randy 002-004-0042-00 COMMERCIAL CLUB ADD LOTS 207 & 208 806 N 9th St Clinton 47842

832300128 83-13-22-220-028.000-002
\$150.00 Vaughn, Randy 002-022-0010-00 COMM CLUB ADD LOT 203 1124 S 9th St Clinton 47842

832300130 83-13-22-220-091.000-002
\$150.00 Vaughn, Randy 002-022-0011-00 COMM CLUB ADD LOT 204 1124 S 9th Clinton 47842

832300131 83-13-22-220-096.000-002
\$150.00 Vaughn, Randy 002-022-0012-00 COMM CLUB ADD LOTS 205 & 206 1124 S 9th Clinton 47842

832300146 83-13-04-340-047.000-003
\$150.00 King, Richard L & Shirley A H/W 003-018-0027-00 GILBERT SUB 6.5' N SIDE LOT 122 358 Chestnut Ave Vacant Land S O Clinton 47842

832300156 83-13-31-120-009.000-004
\$150.00 Hyde, Charles J 004-008-0013-00 CHUNNS FORD 22' E SIDE LOT 46 CHUNNS FORD 16' W SIDE LOT 47 531 E Universal Ave Universal 47884

832300158 83-04-31-111-007.000-005
\$150.00 Fincher, Jerry L & Ginger R 005-011-0040-00 ORIG PLAT OF EUGENE LOTS 9 10 ADD 9' WIDTH 165' LENGTH VACATED ALLEY 5495 N Main St Cayuga 47928

832300182 83-10-11-220-004.000-007
\$150.00 Spurgeon, James H 007-019-
0077-00 ALTA CASEBEER & SMITH ADD
LOT 1 S Casebeer St Hillsdale 47854

832300183 83-10-11-220-005.000-007
\$150.00 Bugg, Melvin G 007-002-0105-
00 HILLSDALE CASEBEER & SMITH LOTS
9,12,13,16, BLK 2 8118 S Beer Case
Rd Hillsdale 47854

832300184 83-11-27-110-024.000-007
\$150.00 Sturm, Albert Etux 007-019-
0108-00 JONES N1/2 LOT 45 BLK 7 1795
W Us 36 Dana 47847

832300199 83-11-33-140-036.000-007
\$150.00 Huffman, Ashley 007-016-
0053-00 W CL JCT LOT 58 Carpenter
Ave Saint Bernice 47875

832300248 83-06-26-330-069.000-012
\$150.00 Harrison, Ruth Ann 119/120
Int 012-008-0004-00 ORIG PLAT LOT 70
Main St Newport 47966

832300249 83-06-26-330-129.000-012
\$150.00 Harrison, Ruthann 012-003-
0030-00 ORIG PLAT 1/120 INT LOT 70
Main St Newport 47966

832300299 83-13-28-100-021.000-001
\$150.00 Morgan, John & James Neely
001-013-0152-00 SW COR NE 1/4 28-14-
9 .72 AC Vacant Grd Clinton 47842

832300302 83-13-22-220-026.000-002
\$150.00 Wright, Brenda 002-019-0239-
00 COMM CLUB ADD LOT 136 1107 S 7th
St Clinton 47842

832300303 83-13-31-120-058.000-004
\$150.00 Hyde, Charles J 004-008-
0012-00 CHUNNS FORD 38' W SIDE LOT
46 523 E Wood Ave Universal 47884

832300305 83-06-26-342-005.000-012
\$150.00 Park Seven, LLC 012-023-
0013-00 PARRETT'S 1ST ADD LOT 6
28'X197' OUTLOT 8 350 E Market St
Newport 47966

Total Number of Properties: 32

I hereby certify that the above real
properties have been offered in one
tax sale, have not received a bid
for at least the amount required
under I.C. 6-1.1-24-5 and have been
identified in a resolution of the
Board of Commissioners for
Vermillion County, Indiana, to be
offered for sale.

Brenda Furry, Auditor, Vermillion
County Indiana.