

PUBLIC NOTICES

NOTICE

The Cabool Housing Authority (CHA) announces the draft copy of the PHA Annual Plan and components of their 5 Year Plan is available for public review per the guidelines of 24CFR903, a requirement of QHWR. These documents will be available Monday thru Friday from 9 am to 3 pm at the CHA business office located at 6B Cedar Bluff Ave. Cabool Mo 65689. The CHA has scheduled a Public Hearing to be held on Tuesday, May 28th at 10 am in the Cedar Bluff Community Room. At this time, the CHA shall receive and consider any and all comments prior to finalization of their agency plan for submission to HUD. 1/5t

TRUSTEE'S SALE

IN RE: Verna Jean Buckner and Larry L. Buckner, wife and husband Trustee's Sale:

For default in payment of debt and performance of obligation secured by Deed of Trust executed by Verna Jean Buckner and Larry L. Buckner, wife and husband dated April 10, 2007 and recorded in the Office of the Recorder of Deeds of Texas County, Missouri as Book 834 PG 103 modified by Modification of Deed of Trust recorded September 16, 2022, as Book 2022 and Pg 3696 the undersigned Successor Trustee, at the request of the legal holder of said Note will on Wednesday, June 5, 2024 between the hours of 9:00 a.m. and 5:00 p.m., (at the specific time of 10:45 AM), at the West Front Door of the Court House, City of Houston, County of Texas, State of Missouri, sell at public vendue to the highest bidder for cash the following described real estate, described in said Deed of Trust, and situated in Texas County, State of Missouri, to wit:

A PART OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SECTION TEN (10), TOWNSHIP THIRTY-TWO (32) NORTH, RANGE ELEVEN (11) WEST, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION TEN (10), TOWNSHIP THIRTY-TWO [THIRTY-TWO] (32) NORTH, RANGE ELEVEN (11) WEST, AND RUN SOUTH ONE HUNDRED FIF-

TEEN (115) FEET TO THE SOUTH LINE OF THE RIGHT OF WAY OF HIGHWAY NO. 17 FOR A TRUE PLACE OF BEGINNING OF THE TRACT HEREIN DESCRIBED; THENCE SOUTH FOUR HUNDRED SEVENTY-FIVE (475) FEET, THENCE EAST TWO HUNDRED FIFTEEN (215) FEET TO THE WEST LINE OF THE RIGHT OF WAY OF HIGHWAY NO. 17, THENCE IN A NORTHERLY [NORTHERLY] DIRECTION FOLLOWING THE WEST LINE OF THE RIGHT OF WAY OF HIGHWAY NO. 17 TO THE TRUE PLACE OF BEGINNING. [SUBJECT TO RESERVATION FOR ONEHALF INTERESTS IN ALL OIL, GAS OR MINERALS OF ANY KIND, ON OR UNDER SAID ABOVE DESCRIBED LAND, AS RESERVED IN DEED RECORDED IN BOOK 244 AT PAGE 83 OF THE DEED RECORDS OF TEXAS COUNTY, MISSOURI] [THE INFORMATION CONTAINED IN BRACKETS HAS BEEN ADDED TO MORE ACCURATELY REFLECT THE LEGAL DESCRIPTION]

To satisfy said debt and cost.

MILLSAP & SINGER, P.C.,
Successor Trustee
612 Spirit Drive
St. Louis, MO 63005
(636) 537-0110
File No: 219006.060524.439258 FC

NOTICE

Pursuant to the Fair Debt Collection Practices Act, 15 U.S.C. §1692c(b), no information concerning the collection of this debt may be given without the prior consent of the consumer given directly to the debt collector or the express permission of a court of competent jurisdiction. The debt collector is attempting to collect a debt and any information obtained will be used for that purpose.

PUBLISH ON: May 9, 2024 05/16/2024, 05/23/2024, 05/30/2024 3/4t

IN THE CIRCUIT COURT OF TEXAS COUNTY, MISSOURI DIVISION ONE

Case No. 24TE-CC00028

In the Marriage of: JARED ARLAND MARTIN and CHRISTY LEE MARTIN.

JARED ARLAND MARTIN Petitioner, vs. CHRISTY LEE MAR-

TIN, Respondent.

NOTICE UPON ORDER FOR SERVICE BY PUBLICATION

The State of Missouri to Respondent, Christy Lee Martin:

You are hereby notified that an action has been commenced against you in the Circuit Court of Texas County, Missouri, the object and general nature of which is a Dissolution of Marriage.

The names of all parties to said action are stated above in the caption thereof and the name and address of the attorney for Petitioner is:

Joshua D. Brown
Pointer Blackburn & Brown
P.O. Box 110
Mountain Grove, MO 65711
(417) 926-3270

You are further notified that, unless you file an answer or other pleading or shall otherwise appear and defend against the aforesaid petition within 45 days after the 16th day of May, 2024 judgment by default will be rendered against you.

Witness my hand and the seal of the Circuit Court this 10th day of May, 2024.

(Seal)
/s/ Erin Smith, Circuit Clerk
By: Taela W. Terillion, Deputy Clerk. 4/4t

NOTICE OF TRUSTEE'S SALE

WHEREAS, Paul J. Keilholz, Jr. and Carol L. Keilholz, husband and wife, by their deed of trust dated June 8, 2021, and recorded on June 9, 2021, in the office of the recorder of deeds for Texas County, Missouri, instrument #202102208, conveyed to Jay N. Williams, Trustee, ("Trustee"), the following-described property:

REAL ESTATE SITUATED IN TEXAS COUNTY, MISSOURI, TO WIT:

TRACT 1: A PART OF THE EAST HALF OF LOT 2 OF THE NORTHEAST QUARTER

OF SECTION 6, TOWNSHIP 30 NORTH, RANGE 8 WEST, MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE SOUTHWEST CORNER OF THE SAID EAST HALF OF LOT 2 OF THE NORTHEAST QUARTER AND RUN EAST TO THE

WEST LINE OF THE RIGHT OF WAY OF HIGHWAY NO. 137 AS NOW LOCATED FOR THE TRUE PLACE OF BEGINNING; THENCE

WEST 210 FEET, THENCE NORTH 210 FEET, THENCE EAST 101 FEET TO THE WEST LINE OF THE RIGHT OF WAY OF SAID HIGHWAY NO. 137 AND THENCE SOUTHEAST ALONG THE WEST RIGHT OF WAY LINE OF HIGHWAY NO. 137 A DISTANCE OF 238 FEET TO THE TRUE PLACE OF BEGINNING.

The Real Property or its address is commonly known as 133 S. Hwy. 137; Raymondville, MO 65555

Such conveyance was made to Jay N. Williams, Trustee, in trust to secure the payment of one promissory note in said deed of trust described; and

WHEREAS, default was made and still continues in the payment of said note;

NOW THEREFORE, at the request of the legal holder of said note and in accordance with the provisions of said deed of trust, I, Jay N. Williams, Trustee, will sell the property above described at public vendue, to the highest bidder for cash, at the West front door of the Texas County Courthouse (Old Courthouse / Administration Center) located at 210 N. Grand Ave, in the city of Houston, County of Texas, Missouri on June 12, 2024, between the hours of 9 o'clock a.m. and 5 o'clock p.m., and more particularly at 1:30 p.m. for the purpose of satisfying said indebtedness and the costs of executing this trust.

Dated: April 30, 2024. Jay N. Williams, Trustee, Raymond E. Williams, Attorney for Trustee, Williams Law Offices, LLC, P.O. Box 169, West Plains, MO 65775.

NOTICE

Pursuant to the Fair Debt Collection Practices Act, 15 U.S.C. Section 1692c(b), no information concerning the collection of this debt may be given without the prior consent of the consumer given directly to the debt collector or the express permission of a court of competent jurisdiction. The debt collector is attempting to collect a debt and any information obtained will be used for that purpose.

Insert dates: May 16, 23, 30, and June 6, 2024. 4/4t

IN THE CIRCUIT COURT OF TEXAS COUNTY, MISSOURI PROBATE DIVISION

Estate No. 24TE-PR00048

OPAL MARIE FRANKLYN, Petitioner, vs.

DONNA CAMPBELL, LOUISE DIANNA GRONEWALLER, LINDA SMITH, LAVELL JOHNSON, TIMOTHY NEAL, TRACY NEAL, TAMMY CANTRELL AKA TAMMY STALLCUP, PAMELA KATAFIAZ, CAROL NEAL, JESSIE MCCOWN, DARREN NEAL, NIDENNA LISENER, GERALD NEAL, KATRINA SANDERS, TODD UNKNOWN, SCOTT HEIRS, BRAD NEAL, ANGELA NEAL-WALKER, and UNKNOWN HEIRS, Respondents.

NOTICE UPON ORDER FOR SERVICE BY PUBLICATION

THE STATE OF MISSOURI TO ALL UNKNOWN HEIRS, GRANTEES, ASSIGNS OR SUCCESSORS: You are hereby notified that an action has been commenced against you in the Circuit Court for the County of Texas, Missouri, the object and general nature of which is a petition to determine heirship and which affects the following real property:

THE SOUTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 27, TOWNSHIP 31 NORTH, RANGE 12 WEST

The names of all parties to said action are stated above in the caption hereof and the name and address of the attorney for Petitioner is Emily Woodward Guffey, Williams, Robinson, Rigler & Buschjost, 901 N. Pine Street, 4th Floor, Rolla, Missouri 65401. You are further notified that, unless you file an answer or other pleading or shall otherwise appear and defend against the aforesaid Petition within 45 days after the 23rd day of May 2024, a judgment by default will be rendered against you.

WITNESS my hand and the seal of the Circuit Court this 16TH day MAY 2024.

(Seal)
/s/ Erin Smith, Circuit Clerk
By: Bobbi Martin, Deputy Clerk. 5/4t

IN THE CIRCUIT COURT OF TEXAS COUNTY, MISSOURI PROBATE DIVISION

IN THE ESTATE OF : ORAN THOMAS COEN, Deceased.

Estate No. 22TE-PR00149

NOTICE OF FILING OF STATEMENT OF ACCOUNT

TO ALL PERSONS INTERESTED IN THE ESTATE OF ORAN THOMAS COEN, Deceased:

AS COEN, Deceased:

You are hereby notified that the undersigned Independent Personal Representative will file a Statement of Account, along with a schedule of proposed distribution, in the Probate Division of the Circuit Court of Texas County, Missouri, on June 21, 2024, or as may be continued by the Court, and that any objections or exceptions to such statement of account or schedule of proposed distribution of any item thereof must be in writing and filed within twenty days after the filing of such statement of account. If no objections are filed in the Court within twenty days after the filing of the Statement of Account, the Independent Personal Representative will distribute in accordance with the Schedule of Proposed Distribution contained in the Statement of Account. If no proceeding is commenced in the Court within six months after filing of the Statement of Account, the Independent Personal Representative thereby will be discharged from further claim or demand by an interested party.

HAMBURG & LYONS, LLC

Amanda Fick
3315 E. Ridgeview St., Ste. 3000
Springfield, MO 65804
Telephone: 417-890-6600
Facsimile: 417-890-6616
Email: Amanda@hamburgandlyons.com

Mariah Reed,
Independent Personal Rep.
1803 Hartley St.
Ozark, MO 65721 5/4t

ADVERTISEMENT FOR BID

The City of Cabool, Missouri, is soliciting proposals for rental uniforms for city employees for a three (3) year period, beginning on the date that the bid is awarded. A bid sheet of specifications may be obtained at Cabool City Hall, 618 Main Street, PO Box 710, Cabool, Missouri, or by calling 417-962-3136. Proposals will be accepted until 10:00 a.m. on June 7, 2024. The proposals will be considered by the Board of Aldermen at their regular meeting on June 24, 2024, at 5:30 p.m.

The City of Cabool reserves the right to reject any or all bids.

Kim Elliott
City Clerk
Publish: Houston Herald: May 23 & May 30, 2024. 5/2t

GET HEADLINES ON YOUR PHONE



Our Web Site Automatically Detects Your Mobile Device!

An online service of the HOUSTON HERALD • www.houstonherald.com

SEARCH MISSOURI PUBLIC NOTICES



Online



www.mopublicnotices.com