

PROPERTY SALES DISCLAIMER

Mortgage Foreclosures

The following property sale information is being provided as a public service and will be updated weekly. The information provided is limited and not required by law. The legally mandated description of properties are published either in The News Democrat (Fayetteville, Georgetown, Hamersville, Mt. Orab, Russellville, Sardinia) or in the Ripley Bee (Aberdeen, Higginsport, Ripley) depending upon the property location.

Sales are conducted at the west door of the Courthouse on the square (facing Main Street) in Georgetown, Ohio 45121. Sales are usually held on Mondays beginning at 1:00PM unless otherwise noted. Please see the sale dates listed below, as we DO NOT hold sales on every Monday.

Terms of the sale will be 10% of purchase price to be paid at the time of sale by cash or check, payable to the Brown County Sheriff's Office, with the remaining balance being due within 30 days of sale (unless otherwise announced on the day of sale). Any announcements made on the day of sale will take precedence.

The properties are purchased "as is" without any warranty or guarantee and are not available for tours or inspection. The Sheriff's Office does not have information on liens or real estate taxes. It is recommended that you consult with a real estate attorney before attempting any purchase. Employees of the Sheriff's Office are not permitted to give legal advice.

Questions regarding sale procedures can be directed to the Brown County Sheriff's Office execution division at 937-378-4435 ext. 103 or ext. 104 during the hours of Monday-Friday from 8:00AM-4:00PM.

This page last updated August 31, 2010 at 9:00 A.M.

Item	Case No.	Plaintiff	Defendant	Address	Twp/City	Attorney	Atty Phone	Appraisal	Min Bid	Sale Date	Withdrawn
1	20100162CVE	City Ice & Fuel Co.	Ibrahim Ammouri & Foodservice Corporation	201 South High Street	Mt. Orab	Douglas W. Little	740-992-6689	\$200,000.00	\$133,334.00	09-13-2010	No
2	20091225CVE	Wells Fargo Bank	Garry Wheeler, Et Al	5719 Stephans Road	Sardinia	David W. Cliffe	800-910-4249	\$135,000.00	\$90,000.00	09-13-2010	YES 08/16/10
3	20070925CVE	HSBC Bank USA	Donnie Crawford	330 South Columbus St.	Russellville	S. Scott Martin	513-241-3100	\$50,000.00	\$33,334.00	09-13-2010	No
4	20100173CVE	MidFirst Bank	Christopher Kathman	15262 Whispering Wynds West	Mt. Orab	Kevin L. Williams	614-222-4921	\$110,000.00	\$73,334.00	09-13-2010	YES 08/26/10
5	20091425CVE	WesBanco	David & Erin	311 Cherry	Georgetown	Forest S. Heis	513-421-4225	\$76,000.00	\$50,667.00	09-13-2010	No

		Bank	Carrington	Street							
6	20090848CVE	JPMorgan Chase Bank	James Trent, Et Al	1999 Old State Road	Mt. Orab	Anita L. Maddix	513-241-3100	\$40,000.00	\$26,667.00	09-13-2010	YES 08/18/10
7	20091265CVE	OCWEN Loan Servicing	Carolyn Taylor, Et Al	10376 State Route 774	Hamersville	Kriss D. Felty	216-588-1500	\$42,000.00	\$28,000.00	09-13-2010	No
8	20090479CVE	US Bank Ntl. Association	Karen Powers, Et Al	9904 John Woods Road	Winchester	Matthew J. Feeney	513-241-3100	\$150,000.00	\$100,000.00	09-13-2010	No
9	20091432CVE	Fifth Third Mortgage Co.	Lora B. Mingua	80 Harmony Lane	Georgetown	Jennifer N. Heller	513-241-3100	\$70,000.00	\$46,667.00	09-13-2010	No
10	20100093CVE	Ripley Federal Savings Bank	Dale E. Bonar, Et Al	Apt. 401, 403, 405, 407	Georgetown	Michael S. Pfeffer	937-392-4371	\$325,000.00	\$216,667.00	09-13-2010	No
11	20100319CVE	BAC Home Loans Servicing	David J. Pickrell, Et Al	101 Winterberry Road	Mt. Orab	Brian L. Bly	216-360-7200	\$125,000.00	\$83,334.00	09-13-2010	No
12	20100490CVE	PHH Mortgage Corporation	Patricia Smitson, Et Al	2213 Hess Road	Williamsburg	Julia E. Steelman	513-241-3100	\$40,000.00	\$26,667.00	09-13-2010	No
13	20080279CVE	Green Tree Servicing	Joe & Rebecca Jacobs, Et Al	16193 Sams Drive	Williamsburg	David J. Demers	614-939-0930	\$10,000.00	\$6,667.00	09-13-2010	No
14	20100448CVE	PHH Mortgage Corporation	Johnny Bowling, Jr., Et Al	65 Governor Street	Ripley	Anita L. Maddix	513-241-3100	\$150,000.00	\$100,000.00	09-13-2010	No
15	20100389CVE	Bank of New York	Ronald Moore, Et Al	2951 Greenbush West Road	Mt. Orab	Rachel A. Leier	614-222-4921	\$120,000.00	\$80,000.00	09-13-2010	No
16	20100165CVE	U.S. Bank Ntl. Association	Linda Foster, Et Al	262 Budig Drive	Aberdeen	Erin M. Laurito	937-743-4878	\$35,100.00	\$23,400.00	09-13-2010	No
17	20100497CVE	Green Tree Servicing	Julie Adams, Et Al	113 Buffalo Drive	Sardinia	Robert R. Hoose	330-436-0300	\$110,000.00	\$73,334.00	09-13-2010	No
18	20090016CVE	Wells Fargo Bank	James W. Burns, Et Al	2449 Upper Five Mile	Williamsburg	Elizabeth A. Carullo	513-241-3100	\$65,000.00	\$43,334.00	09-13-2010	YES 08/16/10

				West Road							
19	20100176CVE	Brown County Treasurer	Ronald Patterson, Et Al	307 Jackson Street	Higginsport	Steven W. Purtell	937-378-4151	Delinquent Tax Amount \$3,436.58	Delinquent Taxes plus penalties and Court Costs to date of sale	09-13-2010 (1 st sale date)	No
20	20090431CVE	Chase Home Finance	Flora Prather, Et Al	7021 St. Rt. 221	Georgetown	April A. Brown	513-241-3100	\$80,000.00	\$53,334.00	09-27-2010	No
21	20080520CVE	US Bank Ntl. Association	Louis A. Sass, Et Al	8990 Daugherty Marks Road	Hamersville	Ashley E. Rothfuss	513-241-3100	\$175,000.00	\$116,667.00	09-27-2010	No
22	20091429CVE	Bank of New York Mellon	Angela Ross	10133 Fincastle-Winchester Rd	Winchester	Kyle E. Timken	614-222-4921	\$110,000.00	\$73,334.00	09-27-2010	No
23	20090924CVE	Fifth Third Mortgage	James Cox, Et Al	8443 Katterman Rd.	Sardinia	Thomas D. Richards	513-871-8755	\$37,500.00	\$25,000.00	09-27-2010	YES 08/30/10
24	20100405CVE	Ripley Federal Savings	Rebecca L. Hertlein	12674 Heaton Road	Sardinia	Michael Pfeffer	937-392-4371	\$115,000.00	\$76,667.00	09-27-2010	No
25	20100532CVE	Beneficial Ohio Inc.	James Young, Et Al	317 Robin Avenue	Mt. Orab	Stephen D. Miles	937-461-1900	\$75,000.00	\$50,000.00	09-27-2010	No
26	20100184CVE	BAC Home Loans Servicing	Rodney Moore, Et Al	85 Douglas Circle	Georgetown	Matthew C. Gladwell	513-322-7000	\$85,000.00	\$56,667.00	09-27-2010	No
27	20100047CVE	Park National Bank	Scott Black, Et Al	3557 McCafferty Road	Fayetteville	Alan J. Statman	513-621-2666	\$48,000.00	\$32,000.00	09-27-2010	No
28	20081408CVE	Huntington National Bank	Donald Elkins, III	1292 State Route 756	Felicity	Kriss D. Felty	216-588-1500	\$67,500.00	\$45,000.00	09-27-2010	No
29	20091261CVE	Wells Fargo Bank	Jeffrey Haas, Et Al	2964 Upper Five Mile Rd.	Williamsburg	Christopher Schwieterman	513-241-3100	\$45,000.00	\$30,000.00	09-27-2010	No
30	20100533CVE	HSBC Mtg. Corporation	Melissa Dickson	16700 Gum Lane	Williamsburg	Robert R. Hoose	330-436-0300	\$50,000.00	\$33,334.00	09-27-2010	No

31	20100276CVE	BAC Home Loans Servicing	Eddie R. Richards, Et Al	110 Magnolia Circle	Mt. Orab	Brian L. Bly	216-360-7200	\$155,000.00	\$103,334.00	09-27-2010	No
32	20100327CVE	BAC Home Loans Servicing	Kyle Singleton, Et Al	2038 Clearview Drive	Fayetteville	Brian L. Bly	216-360-7200	\$55,000.00	\$36,667.00	09-27-2010	No
33	20100351CVE	BAC home Loans Servicing	Joshua Downing, Et Al	1902 Old State Road	Mt. Orab	Brian L. Bly	216-360-7200	\$75,000.00	\$50,000.00	09-27-2010	No
34	20100339CVE	Brown County Treasurer	Ricky L. Snider Jr.	5415 Mt. Aire Road	Ripley	Steven W. Purtell	937-378-4151	Delinquent Tax Amount \$6,807.09	Delinquent Taxes plus penalties and Court Costs to date of sale	09-27-2010	No
35	20100271CVE	Brown County Treasurer	Ralph Steven Waits	4698 Upper Five Mile Road	Mt. Orab	Steven W. Purtell	937-378-4151	Delinquent Tax Amount \$2,120.33	Delinquent Taxes plus penalties and Court Costs to date of sale	09-27-2010	No
36	20091373CVE	Brown County Treasurer	Beck Prather, Et Al	2281 & 2303 Tucker Road	Fayetteville	Steven W. Purtell	937-378-4151	Delinquent Tax Amount \$32,396.66	Delinquent Taxes plus penalties and Court Costs to date of sale	09-27-2010	No
37	20080506CVE	Washington Mutual Bank	Thomas Whisman	2953 North Feesburg Road	Hamersville	Jeffrey A. Tobe	513-241-3100	\$90,000.00	\$60,000.00	10-04-2010	No
38	20090807CVE	Fifth Third Mtg. Corp.	Wendy Blackburn	118 Virginia Street	Ripley	Kriss D. Felty	216-588-1500	\$95,000.00	\$63,334.00	10-04-2010	No
39	20100697CVE	HSBC Bank USA	Sandra Giar, Et Al	207 Olive Street	Higginsport	Robert R. Hoose	330-436-0300	\$60,000.00	\$40,000.00	10-04-2010	No
40	20100359CVE	Bank of New York Mellon	Jon Faris, Et Al	1002 Park Avenue	Ripley	Kriss D. Felty	216-588-1500	\$40,000.00	\$26,667.00	10-04-2010	No
		Wells Fargo	Robert	13578 New		Kevin L.					

