

PUBLIC NOTICES

**In the Circuit Court of Texas County, Missouri
Probate Division
In the Estate of Carmaline M. Sauro, Deceased.
Estate No. 19TE-PR00049
Notice of Filing
Petition For Complete Settlement and Proposed Order of Distribution**

To All persons interested in the above referenced estate:

You are hereby notified that the undersigned personal representative will file a petition for an order of complete settlement of the estate together with a final settlement and proposed order of distribution in the Probate Division of the Circuit Court of Texas County, Missouri on November 18, 2022, or as may be continued by the court.

If no objections to the settlement or proposed order of distribution are filed within 20 days after the date of the filing thereof, the court will consider said settlement and proposed distribution, and upon their approval, the court will determine the persons entitled to decedent's descendible interest in the estate and the extent and character of their interest therein.

Upon proof of compliance with the court's order of distribution by the personal representative, the court will discharge the personal representative and any sureties from further claim or demand by any interested person.

October 13, 2022

Aspaziya Petresku, Personal Representative
Respectfully submitted,
Pointer Blackburn & Brown

Joshua D. Brown, MO Bar No. 61371, 109 E Second Street/P.O. Box 110, Mountain Grove, Mo. 65711

Telephone: (417) 926-3270; Facsimile: (417) 926-3290

josh@pointerlaw.com,
Attorney For Personal Representative 25/4t

Trustee's Sale

In Re: Sandra J. Sutton, a single person Trustee's Sale:

For default in payment of debt and performance of obligation secured by Deed of Trust executed by Sandra J. Sutton, a single person dated February 27, 2021 and recorded in the Office of the Recorder of Deeds of Texas County, Missouri as Book: 2021, Page: 962 modified by Scrivener's

Error Affidavit recorded June 1, 2022 as Book: 2022, Page: 2191 the undersigned Successor Trustee, at the request of the legal holder of said Note will on Wednesday, November 9, 2022 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, and a part of the Southeast Quarter of the Northeast Quarter of Section 24, Township 28 North, Range 8 West of the 5th p.m., described as follows: Commencing at the Southeast corner of the Northeast Quarter of said Section 24; thence N 00 degrees 48' 05" E 257.47 feet along the East line of said Section 24 to the Southerly right of way line of Missouri Highway No. 137, as located June, 2015; thence S 86 degrees 33' 38" W 110.93 feet along said Southerly right of way line; thence S 23 degrees 14' 23" E 1083.34 feet; thence S 75 degrees 53' 12" W 897.41 feet; thence N 23 degrees 46' 23" W 339.25 feet; thence N 75 degrees 53' 12" E 105.07 feet for the true place of beginning, thence continuing N 75 degrees 53' 12" E 396.10 feet; thence N 23 degrees 14' 23" W 823.22 feet to the Southerly right of way line of said Missouri Highway No. 137; thence S 86 degrees 33' 30" W 41.70 feet, and S 02 degrees 59' 13" E 29.86 feet, and S 85 degrees 45' 32" W 72.09 feet, and N 00 degrees 35' 33" W 30.06 feet, and along a curve turning to the left with an arc length of 298.17 feet, with a radius of 1116.30 feet, with a chord bearing of S 76 degrees 41' 03" W with a chord length of 297.28 feet, all along said Southerly right of way line to a point which is N 23 degrees 46' 73" W of the true place of beginning; thence S 23 degrees 46' 23" E 848.99 feet to the true place of beginning. Subject to all easements of record. Description as per Survey C-7954 made by

Carmack Surveying, Inc. together with an easement or right-of-way for access to property by instrument filed 07/14/2015 in Book 2015 at page 1972, Deed Records of Texas County, Missouri.

to satisfy said debt and cost.

Millsap & Singer, P.C.,
Successor Trustee
612 Spirit Drive
St. Louis, MO 63005
(636) 537-0110
File No: 206845.110922.425153 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: Oct. 13, 20, 27, Nov. 3, 2022 25/4t

In The Circuit Court of Texas County, Missouri

Sam Fish, Plaintiff,

vs.
Genevieve Spier, and Bill Hedrick, and their heirs and assigns, and all persons and entities that claim any interest through them,

Defendants.

Case No. 22TE-CC00304

Notice Upon Order For Service By Publication

The State of Missouri to Defendants, Genevieve Spier, Billy Hedrick, their heirs and assigns, and all person and entities that claim any interest through them:

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 for Equitable Relief and which effects all property possessed or owned by Plaintiff or Defendants.

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 Brad D. Eidson, 112 East Main/P.O. Box 95, Houston, Missouri 65483.

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 20th day of October, 2022, a Judgment by default will be rendered against you.

Witness my hand and seal of the Circuit Court this 14th day of October, 2022.

/s/Marci Mosley,
Circuit Clerk
Bobbi Martin, Deputy Clerk 26/4t

Notice

Hawk Point Apartments
Legacy Construction and Rehabilitation Services, LLC, General Contractor, is requesting bids from Subcontractors for rehabilitation of the Hawk Point Apartments in Licking, MO. The project consists of 3 buildings with a total of 19 units (one being an office).

MBE/WBE and Section 3 contractors are highly encouraged to bid this project.

Proposals must be submitted by **November 30, 2022, at 4:00 P.M.** to

Legacy Construction and Rehabilitation Services, LLC
1800 North Westwood Blvd.

Poplar Bluff, MO. 63901
Plans can be viewed electronically at the following:

Builders Association Cross Rhodes Reprographics McGraw Hill NACCC

For additional information please contact:

Mike at 573-429-9150 or rclumber@yahoo.com or mallory@pbrealtyinc.com 26/3t

Notice of Successor Trustee's Sale

For default in the payment of principal and interest now past due on a certain promissory note dated June 25, 2013, and secured by a deed of trust dated June 25, 2013 signed by Doug Eugene Lathrom, a single person, and recorded on June 26, 2013, in Book 2013 at Page 1872 as Instrument # 201301872 in the Office of the Recorder of Deeds for Texas County, Missouri, Lee J. Viorel, III will, at the request of the legal holder thereof, on Friday, the 18th day of November, 2022, between the hours of 9 o'clock a.m. and 5 o'clock p.m., specifically at 1 o'clock p.m. at the West front Door of the former Texas County Courthouse, located at 210 N. Grand Ave., in the City of Houston Missouri, sell at public vendue to the highest bidder for cash, the property in the deed of trust described as:

A part of the Northwest Quarter of the Northeast Quarter of Section 25, Township 32 North, Range 11 West of the 5th P.M. lying North of Success

Road, as it is presently located.

which has an address of 13445 Success Road, Success, Missouri 65570. for the purposes of satisfying the note and costs.

By Lee J. Viorel, III, Successor Trustee, c/o Lowther Johnson, Attorneys at Law, LLC, 901 St. Louis St., 20th Floor, Springfield, Mo. 65806; Telephone: 417-866-7777 27/4t

Trustee's Sale

In Re: Kristina Leahy, a single person Trustee's Sale:

For default in payment of debt and performance of obligation secured by Deed of Trust executed by Kristina Leahy, a single person dated May 9, 2017 and recorded in the Office of the Recorder of Deeds of Texas County, Missouri in Book 2017, Page 1380 the undersigned Successor Trustee, at the request of the legal holder of said Note will on Wednesday, November 30, 2022 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:

Lot four (4), Block two (2), in Hamilton Addition to the town of Licking, Missouri.

to satisfy said debt and cost.

Millsap & Singer, P.C.,

Successor Trustee
612 Spirit Drive
St. Louis, MO 63005
(636) 537-0110
File No: 211655.113022.425658 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: Nov. 3, 10, 17, 24, 2022 28/4t

**In the Circuit Court of Texas County, Missouri
Honorable Douglas D. Gaston, Judge
Probate Division**

**Case Number: 22 TE-PR00083
In the Estate of Leslie N. Wells, Deceased.**

Notice to Creditors (Small Estate)

To All Persons Interested in the Estate of Leslie N. Wells, Decedent.

On July 22, 2022, a small estate affidavit was filed by the distributes for the decedent under Section 473.097, RSMo, with the Probate Division of the Circuit Court of Texas County, Missouri.

All creditors of the decedent, who died on Feb. 13, 2022, are notified that Section 473.444, RSMo, sets a limitation period that would bar claims one year after the death of the decedent. A creditor may request that this estate be opened for administration.

Receipt of this notice should not be construed by the recipient to indicate that the recipient may possibly have a beneficial interest in the estate. The nature and extent of any person's interest, if any, may possibly be determined from the affidavit on this estate filed in the Probate Division of the Circuit Court of Texas County, Missouri.

Date of first publication is Nov. 3, 2022.

(Seal)

Marci Mosley, Circuit Clerk

Shelly Cummins, Probate Clerk 28/2t

Notice

West Plains Bank and Trust Company, West Plains, Missouri, intends to relocate its current bank branch at 6783 Highway 63, Suite 2, Houston, Missouri 65483 to 1473 S Sam Houston Boulevard, Houston, Missouri 65483. West Plains Bank and Trust Company is applying to the Federal Deposit Insurance Corporation for permission to relocate the branch.

Any person wishing to comment on the application may file his or her comments in writing with the regional director of the Federal Deposit Insurance Corporation at its regional office, located at 1100 Walnut, Suite 2100, Kansas City, Missouri, 64106, not later than November 17, 2022. The non-confidential portions of the application are on file at the appropriate FDIC office and are available for public inspection during regular business hours. Photocopies of the non-confidential portion of the application file will be made available upon request. 28/1t

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