

PUBLIC NOTICES

IN THE 25TH JUDICIAL CIRCUIT, TEXAS COUNTY, MISSOURI

Judge or Division:
Probate

Case Number:
23TE-PR00093

JOHN ALPERS JR,
Deceased

Notice of Letters
Testamentary Granted
(Independent
Administration)

To All Persons Inter-
ested in the Estate of
JOHN ALPERS JR, De-
cedent:

On SEPTEMBER 5, 2023, the last will of De-
cedent having been ad-
mitted to probate, the
following individual(s)
was appointed the per-
sonal representative(s)
of the estate of JOHN
ALPERS JR, decedent,
by the Probate Division
of the Circuit Court of
TEXAS COUNTY Mis-
souri. The personal
representative(s) may
administer the estate
independently without
adjudication, order, or
direction of the Probate
Division of the Circuit
Court, unless a petition
for supervised admin-
istration is made to and
granted by the court.

The name(s), business
address(es) and phone
number(s) of the per-
sonal representative(s)
is(are): **BETH ANN
ALPERS 907 YALE CO-
LUMBIA, MO 65203**

The personal
representative's(s')
attorney's(s') name(s),
business address(es) and
phone number(s) is(are):
**KEITH BRUNSTROM
PO BOX 227 ASH-
LAND, MO 65010 573-
657-5755**

All creditors of said
decedent are notified
to file claims in court
within six months from
the date of the first pub-
lication of this notice or
if a copy of this notice
was mailed to, or served
upon, such creditor by
the personal represen-
tative, then within two
months from the date it
was mailed or served,
whichever is later, or
be forever barred to the
fullest extent permis-
sible by law. Such six-
month period and such
two-month period do not
extend the limitation
period that would bar
claims one year after the
decedent's death, as pro-
vided in Section 473.444,
RSMo. Or any other ap-
plicable limitation peri-
ods. Nothing in Section
473.033, RSMo, shall be
construed to bar any ac-
tion against a decedent's
liability insurance car-
rier through a defendant
ad litem pursuant to Sec-
tion 537.021, RSMo.

Date of the decedent's
death: APRIL 16, 2023

Date of first publica-
tion: SEPTEMBER 14,
2023

(Seal)
/s/ Erin Smith, Cir-
cuit Clerk

Kristine Logan, Depu-
ty Clerk

Receipt of this notice
by mail should not be
construed by the recipi-
ent to indicate that the
recipient necessarily
has a beneficial interest
in the estate. The nature
and extent of any per-
son's interest, if any, can
be determined from the
files and records of this

estate in the Probate Di-
vision of the above refer-
enced Circuit Court.

21/4t

IN THE 25TH JUDICIAL CIRCUIT, TEXAS COUNTY, MISSOURI

Judge or Division:
Probate

Case Number:
23TE-PR00075

GABRIELLE ELISE
LEWIS, a Disabled
Person

Notice of
Appointment of
Conservator

To All Persons Inter-
ested in the Estate
of GABRIELLE ELISE
LEWIS, a Disabled
Person:

On SEPTEMBER 13,
2023, ASHLEIGH AN-
DRUS was appointed
conservator of the estate
of GABRIELLE ELISE
LEWIS, a person adjudi-
cated disabled under the
laws of Missouri by the
Probate Division of the
Circuit Court of TEXAS
COUNTY, Missouri.

The business address
of the conservator is re-
spectively: ASHLEIGH
ANDRUS 880 HIGHWAY
AD MOUNTAIN GROVE,
MO 65711.

All creditors of said
disabled person are no-
tified to file their claims in
the Probate Division of
the Circuit Court.

Date of first publica-
tion: SEPTEMBER 21,
2023 (publication to run
4 consecutive weeks)

(Seal)
/s/ Erin Smith, Cir-
cuit Clerk

Kristine Logan, Depu-
ty Clerk 22/4t

IN THE 25TH JUDICIAL CIRCUIT, TEXAS COUNTY, MISSOURI

Judge or Division:
Probate

Case Number:
23TE-PR00091

John O. Nelson,
Deceased

Notice to Creditors
(Small Estate)

To All Persons Inter-
ested in the Estate of
JOHN O. NELSON, De-
cedent.

On AUGUST 22, 2023 a
small estate affidavit was
filed by the distributees
for the decedent under
Section 473.097, RSMo,
with the Probate Divi-
sion of the Circuit Court
of TEXAS COUNTY Mis-
souri.

All creditors of Dece-
dent, who died on De-
cember 17, 2022, are noti-
fied that Section 473.444,
RSMo, sets a limitation
period that would bar
claims one year after the
death of Decedent.
A creditor may request
that this estate be opened
for administration.

Receipt of this notice
should not be construed
by the recipient to in-
dicate that the recipi-
ent may possibly have
a beneficial interest in
the estate. The nature
and extent of any per-
son's interest, if any,
may possibly be deter-
mined from the affidavit
on this estate filed in the
Probate Division of the
Circuit Court of TEXAS
COUNTY Missouri.

Date of first publica-
tion: SEPTEMBER 21,
2023

(Seal)
/s/ Erin Smith, Cir-
cuit Clerk
Bobbi Martin, Deputy
Clerk 22/2t

TRUSTEE'S SALE IN RE: Mitchell R. Boatright and Robin G. Boatright Husband and Wife Trustee's Sale:

For default in payment
of debt and performance
of obligation secured by
Deed of Trust executed
by Mitchell R. Boatright
and Robin G. Boatright
Husband and Wife dated
September 12, 2003 and
recorded in the Office of
the Recorder of Deeds
of Texas County, Mis-
souri in Book 714, Page
614 the undersigned Suc-
cessor Trustee, at the re-
quest of the legal hold-
er of said Note will on
Wednesday, October 18,
2023 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 pub-
lic vendue to the high-
est bidder for cash the
following described real
estate, described in said
Deed of Trust, and situ-
ated in Texas County,
State of Missouri, to wit:

LOCATED IN TEXAS
COUNTY, MISSOURI,
TO-WIT:

A PART OF THE
NORTHWEST QUAR-
TER OF THE NORTH-
EAST QUARTER OF
SECTION 15, TOWN-
SHIP 32 NORTH,
RANGE 11 WEST, OF
THE 5TH P.M., DE-
SCRIBED AS FOLLOWS:
BEGINNING AT THE
NORTHEAST CORNER
OF THE NORTHEAST
QUARTER OF SAID
SECTION 15, THENCE
NORTH 89 DEGREES 09
[03] MINUTES 38 SEC-
ONDS WEST 1760.00
FEET, ALONG THE
NORTH LINE OF SAID
NORTHEAST QUAR-
TER; THENCE SOUTH 0
DEGREES 56 MINUTES
22 SECONDS WEST
64.06 FEET, TO THE
SOUTH RIGHT OF WAY
LINE OF HIGHWAY
"AP" (AS LOCATED
10/1997) FOR THE TRUE
POINT OF BEGINNING;
THENCE SOUTH 0 DE-
GREES 56 MINUTES
22 SECONDS WEST
440.00 FEET, THENCE
NORTH 89 DEGREES 03
MINUTES 38 SECONDS
WEST 491.16 FEET,
THENCE NORTH 0 DE-
GREES 56 MINUTES 22
SECONDS EAST 444.64
FEET, TO THE SOUTH
RIGHT OF WAY LINE
OF SAID HIGHWAY
"AP", THENCE SOUTH
89 DEGREES 03 [05]
MINUTES 05 SECONDS
EAST 226.17 FEET; AND
SOUTH 88 DEGREES 02
MINUTES 11 SECONDS
EAST 265.03 FEET, ALL
ALONG SAID SOUTH
RIGHT OF WAY LINE
TO THE TRUE POINT
OF BEGINNING. [THE
INFORMATION CON-
TAINED 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:
215196.101823.434680 FC

NOTICE

Pursuant to the Fair
Debt Collection Prac-
tices Act, 15 U.S.C.
§1692c(b), no informa-
tion

concerning the collec-
tion of this debt may be
given without the prior
consent of the consumer
given directly to the
debt collector or the ex-
press permission of a
court of competent ju-
risdiction.

The debt collector is
attempting to collect a
debt and any informa-
tion obtained will be
used for
that purpose.

PUBLISH ON: Sept. 21,
Sept. 28, Oct. 5, Oct. 12
22/4t

IN THE 25TH JUDICIAL CIRCUIT COURT, TEXAS COUNTY, MISSOURI Case No.: 23TE-CC00320 ACTION TO QUIET TITLE

SCOTT FERGUSON,
and RONDA FERGU-
SON, husband and wife,
Plaintiffs,
v.

FERN O'MALLEY,
if living; and, the un-
known spouse of the
above named person;

and, if the aforesaid
defendants be dead,
then the unknown con-
sorts, former consorts,
heirs, devisees, donees,
alienees, successors
and immediate, mesne,
remote, voluntary and
involuntary grantees,
executors, administra-
tors, personal repre-
sentatives and assign-
ees of the deceased per-
sons;

and,
DOYT E. LUSBY, and
SHIRLEY G. LUSBY,
husband and wife,

and,
MICHAEL PAUL
LUSBY, and DANA R.
SOOTER, Trustee of the
Michael Paul Lus-
by Self-settled Special
Needs Trust,
Defendants.

ORDER OF PUBLICATION OF NOTICE

The State of Missouri
to: Defendants listed
above.

You are hereby notified
that an action has been
commenced against you
in the Circuit Court for
the County of Texas, Mis-
souri, the object and gen-
eral nature of which is an
Action to Quiet Title.

The names of all of
the parties to said suit
are stated above in the
caption hereof and the
name and address of the
attorney for Petitioner
is Tyce S. Smith, Smith
and Turley, Attorneys at
Law, Post Office Box 494,
Waynesville, Missouri,
telephone (573)336-5222.

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 21 day of
SEPTEMBER 2023,
judgment by default will

be rendered against you
and orders will be entered
in favor of Petitioner.

It is ordered that a copy
hereof be published ac-
cording to law in The
Houston Herald, a news-
paper of general circula-
tion published in the
County of Texas, State of
Missouri.

A true copy from the re-
cord.

PUB.ORD

Witness my hand and
the seal of the Circuit
Court this 19th day of
SEPTEMBER, 2023.

(Seal)
/s/ Erin Smith, Cir-
cuit Clerk

Bobbi Martin, Deputy
Clerk 22/4t

TRUSTEE'S SALE

IN RE: Glen Kennedy
and Virginia Kenne-
dy, his wife Trustee's
Sale:

For default in payment
of debt and performance
of obligation secured by
Deed of Trust executed
by Glen Kennedy and
Virginia Kennedy, his
wife dated January 6,
2010 and recorded in the
Office of the Recorder of
Deeds of Texas County,
Missouri as Document#:
2010-159 the undersigned
Successor Trustee, at the
request of the legal hold-
er of said Note will on
Wednesday, October 25,
2023 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 pub-
lic vendue to the high-
est bidder for cash the
following described real
estate, described in said
Deed of Trust, and situ-
ated in Texas County,
State of Missouri, to wit:

THE LAND DE-
SCRIBED HEREIN IS
SITUATED IN THE
STATE OF MISSOURI,
COUNTY OF TEXAS,
AND IS DESCRIBED
AS FOLLOW, TO WIT:
ALL THE SOUTH HALF
OF THE NORTH WEST
QUARTER OF THE
SOUTH WEST QUAR-
TER AND THE NORTH
EAST QUARTER OF
THE SOUTH WEST
QUARTER OF SECTION
TWELVE (12), TOWN-
SHIP TWENTY-EIGHT
(28) NORTH, RANGE
TWELVE (12) WEST.

to satisfy said debt and
cost.

MILLSAP & SINGER,
P.C.,
Successor Trustee
612 Spirit Drive
St. Louis, MO 63005
(636) 537-0110
File No:
215802.102523.434538 FC

NOTICE

Pursuant to the Fair
Debt Collection Prac-
tices Act, 15 U.S.C.
§1692c(b), no informa-
tion concerning the col-
lection of this debt may
be given without the
prior consent of the con-
sumer given directly to
the debt collector or the
express permission of a
court of competent ju-
risdiction. The debt col-
lector is attempting to
collect a debt and any in-
formation obtained will
be used for that purpose.

PUBLISH ON: Sept. 28,
Oct. 5, Oct., 12, Oct. 19
23/4t

TRUSTEE'S SALE

IN RE: Rustin Mill-
er and Kristie Miller,
Husband and Wife
Trustee's Sale:

For default in payment
of debt and performance
of obligation secured by
Deed of Trust executed
by Rustin Miller and
Kristie Miller, Husband
and Wife dated August
17, 2018 and recorded in
the Office of the Rec-
order of Deeds of Tex-
as County, Missouri in
Book 2018, Page 2420 the
undersigned Successor
Trustee, at the request of
the legal holder of said
Note will on Wednesday
October 25, 2023 between
the hours of 9:00 a.m.
and 5:00 p.m., (at the spe-
cific time of 10:45 AM), at
the West Front Door of
the Court House, City of
Houston, County of Tex-
as, 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 Coun-
ty, State of Missouri, to
wit:

ALL OF LOT ELEVEN
(11) OF THE OAKWOOD
ESTATES AS SET
FORTH IN PLAT NO. 3,
RECORDED IN BOOK
2 AT PAGE 43, TEXAS
COUNTY RECORDS.

to satisfy said debt and
cost.

MILLSAP & SINGER
P.C.,
Successor Trustee
612 Spirit Drive
St. Louis, MO 63005
(636) 537-0110
File No:
215774.102523.433329 FC

NOTICE

Pursuant to the Fair
Debt Collection Prac-
tices Act, 15 U.S.C.
§1692c(b), no informa-
tion concerning the col-
lection of this debt may
be given without the
prior consent of the con-
sumer given directly to
the debt collector or the
express permission of a
court of competent ju-
risdiction. The debt col-
lector is attempting to
collect a debt and any in-
formation obtained will
be used for that purpose.

PUBLISH ON: Sept. 28,
Oct. 5, Oct. 12, Oct. 19
23/4t

See NOTICES, B8

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PHOTOS: Houston Senior
Center holds walk Friday to
benefit meals program

PHOTOS: Houston Senior
Center holds walk Friday to
benefit meals program

PUBLIC NOTICES

Cont. from Page B7

IN THE CIRCUIT COURT OF TEXAS COUNTY, MISSOURI DIVISION ONE
 Case No.: 23TE-CC00216
LEIGHTON SWANK,
 Plaintiff,
 vs.
PAUL KEILHOLTZ and DZURICK HOLDINGS, LLC,
 Defendants.
NOTICE UPON ORDER FOR SERVICE BY PUBLICATION
 The state of Missouri to Defendant, Paul Keilholtz: 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 Quiet Title.
 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 28th day of September, 2023 judgment by default will be rendered against you.
 Witness my hand and the seal of the Circuit Court this 26th day of SEPTEMBER, 2023.
 (Seal)
 /s/ **Erin Smith, Circuit Clerk**
 Bobbi Martin, Deputy Clerk 23/4t



HOUSTON SCHOOLS
Jackson Rust was Houston Middle School's Pizza Hut Student of the Month. This month's character trait was "kindness."
 From left: Jackson Rust, Eli Koch, Armodea Mullen, Claire Benoist and Brooklin Bertke. Not pictured: Nastia Zveniatkovskaia.

No Hunting or Trespassing

Notice is hereby given that hunting with either dog or gun, trapping, fishing, or trespassing on land belonging to or in care of the undersigned is strictly forbidden and violators of this notice will be liable to prosecution.

■ F.E. and Ellen Lee property. Absolutely no trespassing, no hunting, no fishing, no dogs on property at Sand Shoals or Licking. Violators will be prosecuted!

2-23-2024

■ Edna Gordon property, 4581 Hwy. PP in Cabool. Absolutely no trespassing, no hunting, no fishing, no dogs on property. Violators will be prosecuted!

4tp

Properties added to this list at the rate of \$2.50 each per week paid in advance.

SCHOOL NEWS

HOUSTON STUDENTS NAMED TO HONOR CHOIR

Hudson Volk, 9/10 bass; Addison Cook, 11/12 alto; and Jaelyn Scholz, 9/10 alto were named to the SCMMEA District Honor Choir.

All students selected for the choir are required to participate in a "Pre-Rehearsal", and then attend an all-day rehearsal with the guest clinician. At the end of that day's rehearsal, the 9/10 and 11/12 District Choirs perform a concert open to the public.

BAND DINNER ON FRIDAY CANCELED

A band dinner set for Friday evening has been canceled, organizers said. Band members instead will participate in senior night activities at Tiger Stadium. Alumni had earlier been invited to participate.



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 417-967-1036
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 P.O. BOX 489
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 HOUSTON, MO. 65483

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