

NOTICE OF REAL PROPERTY TAX SALE CLINTON COUNTY, INDIANA

Beginning Wednesday, September 30, 2026 - 10:00 AM

STATE OF INDIANA, COUNTY OF CLINTON, SS:

Notice is hereby given that each parcel of real property in the following list will be offered by the Clinton County Treasurer (the "Treasurer") at public auction to the highest bidder subject to the right of redemption. This auction will begin at 10:00 AM on Wednesday, September 30, 2026 in the CLINTON COUNTY ANNEX BUILDING, COUNTY MEETING ROOM, STE 105, 2 E WASHINGTON ST, FRANKFORT in the City of Frankfort, Indiana. The sale will continue until all tracts and real property have been offered for sale. Each parcel of real property in the following list will be sold for an amount that will not be less than the sum of the following:

- (a) the delinquent taxes and special assessments on each tract or item of real property;
- (b) the taxes and special assessments on each tract or item of real property that are due and payable in the year of the sale, whether or not they are delinquent;
- (c) the penalties that are due on the delinquencies;
- (d) \$25.00 for postage and publication costs; and
- (e) \$110.00 for tax sale costs.

If the real property is sold in the tax sale, the amount required to redeem such property will be 110% of minimum bid, and any other actual costs if redeemed not more than six (6) months after the date of sale, or 115% of the minimum bid, and any other actual costs if redeemed more than six (6) months, but not more than one (1) year after the date of the sale. If the purchase price exceeds the minimum bid, then the total amount required for redemption will include 5% per annum interest on the amount by which the purchase price exceeds the minimum bid. All taxes and special assessments upon the property paid by the purchaser subsequent to the sale, plus 5% per annum interest on those taxes and special assessments, will also be required to be paid to redeem such property.

For parcels that are sold, the period of redemption will expire one (1) year after the date of sale. A person redeeming each tract or item after the sale must pay the costs described in IC 6-1.1-25-2(e).

If a tract or item of real property is sold for more than the minimum bid 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.

The Clinton County Auditor (the "Auditor") and Treasurer will apply on Tuesday, September 8, 2026, for a judgment in Clinton County Superior Court against the tracts or real property for an amount that is not less than the amounts set under (a) through (e) above (IC 6-1.1-24-2(a) (3)), and for an order to sell the real property at public auction to the highest bidder, subject to the right of redemption.

The Auditor and Treasurer specifically reserve the right to withhold from the sale any parcels that have been listed in error or that otherwise become ineligible for sale prior to Wednesday, September 30, 2026. Clinton County, Indiana does not warrant the accuracy of the street address or common descriptions of the parcels of real property. Certain parcels owned by the same person may be sold, and must be redeemed, together with one or more other parcels.

Any defense to the Application for Judgment must be filed with the Clinton County Superior Court before Tuesday, September 8, 2026, and the Court will set a date for a hearing to determine any defenses at least seven (7) days before the date of the sale.

This notice of real property tax sale, and the tax sale itself, are undertaken and will be conducted pursuant to the requirements of the laws of Indiana which regulate the sale of land for delinquent taxes, pursuant to IC 6-1.1-24-1 et seq.

Dated this Wednesday, August 19, 2026. Janet Lloyd
Auditor, Clinton County, Indiana

TREASURER'S NOTICE TO OWNERS AND PROSPECTIVE BUYERS

The Treasurer of Clinton County (the "Treasurer") requires that payment on all parcels eligible for Tax Sale be made by Cash, or Certified Check. Property owners may withdraw their parcel from the Tax Sale by paying all delinquent taxes, penalties, tax sale advertising cost, and special assessments, prior to the start of the Tax Sale. Payments may be made in the Clinton County Treasurer's office through 12:00 Noon on Tuesday, September 29, 2026.

All Tax Sale buyers will be required to use a Treasurer-assigned bid number to be eligible to bid on a parcel. Tax Sale buyers may obtain a bid number from the Treasurer in the CLINTON COUNTY ANNEX BUILDING, COUNTY MEETING ROOM, STE 105, 2 E WASHINGTON ST, FRANKFORT, Frankfort, Indiana on Wednesday, September 30, 2026, prior to bidding at the Tax Sale.

Tax Sale buyers must pay with the correct type of payment no later than 1:00 PM on Wednesday, September 30, 2026. A high bidder who fails to pay the bid price in acceptable funds by 1:00 PM on Wednesday, September 30, 2026 must pay a penalty of 25% of the amount of the bid.

Information about the conduct of the Clinton County Tax Sale will be offered at 9:30 AM on Wednesday, September 30, 2026, in the CLINTON COUNTY ANNEX BUILDING, COUNTY MEETING ROOM, STE 105, 2 E WASHINGTON ST, FRANKFORT. This session will continue until the sale commences at 10:00 AM.

Gina Brettnacher
Treasurer, Clinton County, Indiana

Tax Sale ID	Parcel ID	Owner	Legal Description	Minimum Bid
A1	12-08-05-352-006.000-003	Barrett, Brian	002-08002-00PT SW SW 5-22-2E .25A 10140	\$1,035.32
A2	12-08-08-104-001.000-003	Redman, Russell	002-18003-00 LOT 11MORRISON & ALEXANDER'S ADD 9915	\$1,411.36
A3	12-10-32-100-002.000-004	KERR, MARILYN M	003-06014-00PT W NW 32-21-1W EX 30A4.94A563-A	\$1,039.26
A5	12-10-36-200-004.000-004	Wilson, Karen J	003-23028-00PT NE36-21-1W 12.984A 1195-1	\$1,290.05
A6	12-10-36-200-005.000-004	Wilson, Karen J	003-23029-00E SIDE SE NE36-21-1W14.886A 1194-1	\$1,377.49
A7	12-10-36-400-001.000-004	Wilson, Karen J	003-23031-00 N SE 36-21-1W72.6372A1192-A-1	\$6,499.51
A8	12-10-36-400-004.000-004	Wilson, Karen J	003-04010-00 N SE 36-21-1W 3.070A1192-C1	\$345.40
A9	12-14-01-200-003.000-004	GRICE, RICHARD F & TAMARA O H / W	003-25006-01 PT N END E NE 1-20-1W1.0857A1228-B-2	\$2,830.10
A10	12-12-03-358-003.000-005	DIDION, MARGARET JEAN	004-04015-81 SCIRCLEVILLE LOT 1 BLK 139279	\$1,121.83
A11	12-12-03-358-004.000-005	DIDION, MARGARET JANE	004-04015-80 LOT 2 BLK 13 SCIRCLEVILLE9280	\$1,121.83
A13	12-12-03-368-005.000-005	Arnold, Jennifer	004-19010-00 BLK 6 LOT 5 O P Scircleville9749	\$1,089.56
A14	12-12-03-368-006.000-005	Arnold, Jennifer	004-19009-00 BLK 6 LOT 6 O P Scircleville9750	\$1,089.56
A18	12-11-23-200-004.000-006	Fowler, Michael A 1/2 int, Ruiz, Jacklyn Ann 1/4 int,	005-10008-72PT W END S E NE 23-21-1E 7A5637	\$1,104.29
A20	12-15-12-286-007.000-007	Cooper, Davin D	017-13008-70 O P KirclinPT LOT 11 BLK 3	\$1,809.43
A24	12-05-20-106-005.000-009	Townsley, Katherine Sue	019-08005-02Lots 13 & 14 T Baynes Add3823-C-3823-A	\$806.22
A26	12-11-13-100-004.000-010	Fowler, Michael A 1/2 int, Ruiz, Jacklyn Ann 1/4 int,	007-19010-20 S W NW 13-21-1E40A6563-A	\$5,599.74
A27	12-07-23-356-002.000-011	Richardson, Tina L	018-19007-00 LOWDEN'S ADD LOT 27 & 28	\$471.19
A28	12-07-27-227-012.000-011	Figueroa Garcia, Erick D	018-08011-00PT NE NE 27-22-1E 1A	\$4,320.70
A29	12-07-27-227-013.000-011	Figueroa Garcia, Erick D	018-08011-01 Pt NENE27-22-1E .5729A	\$443.80
A30	12-02-22-453-008.000-012	Clem, Devin R	008-07029-00SEDALIA MC CUNES ADD Lot 47928	\$2,146.96
A33	12-06-08-152-003.000-012	Williams, Dean	008-04004-00PT W NW8-22-1W .4414A8161-A	\$414.41
A34	12-06-08-156-002.000-012	Williams, Dean	Pt Vac Alley & Street OP Cambria 0.064 A	\$234.50
A35	12-06-10-200-005.002-012	Roberts, Jeremy	008-19021-00PT NE NE 10-22-1W.4547A8208-BA-2-A-1-B	\$488.02
A36	12-06-10-200-005.003-012	Roberts, Jeremy	008-19021-00PT NE NE 10-22-1W .085A8208-BA-2-A-1-A-2	\$595.00
A37	12-09-25-203-006.000-013	GOLDSBERRY, ROBERT L	009-12031-84O PMANSON25-21-2W.5738A R R 14907-G	\$926.64
A38	12-13-08-132-008.000-014	Bray, Clint M	015-25001-00 John M Clark's 1st Add Pt Lot 30	\$3,464.27
A39	12-13-08-132-009.000-014	Bray, Clint M	015-25002-00 John M Clark's 1st Add Pt Lot 29	\$524.88
A40	12-13-08-187-010.000-014	KROLCZYK, BERNICE A	015-11018-00J G Clark's 2nd Add Lot9 &10	\$3,407.31
A41	12-13-08-264-001.000-014	Houze, Joseph M.	015-28012-00O P Colfax Pt Lots 83-84-85	\$5,893.69
A42	12-13-08-302-001.000-014	Farm Fresh LLC	015-18004-00 Pt NWSW8-20-2W.30A	\$961.78
A43	12-13-08-330-004.000-014	Perkins, Rita	015-26003-00 J G Clark's Add Lots 21 & 22	\$1,807.20
A44	12-13-08-338-005.000-014	GROVES, PATSY ANN	015-04024-00 2894J M Clark's 3rd Add Lot 115	\$1,995.49
A45	12-01-21-400-003.000-015	Lee, Jordan S Revocable Living Trust	010-27006-03PT E SE 21-23-2W1.144A4115-A-1-4118-B	\$3,538.71
A46	12-01-22-300-002.000-015	Lee, Jordan S Revocable Living Trust	010-27007-01 OFF PT W SW 22-23-2W 1.396A4116-A-4119-4117-B	\$582.82
A47	12-01-26-100-005.003-015	IRA FINANCIAL TRUST COMPANY, CFBO JEFFERY KALETHA TRAD	010-27011-02Taylor Add Lot 11A4120-A-1-A-2	\$689.20
A48	12-01-26-100-005.005-015	IRA FINANCIAL TRUST COMPANY, CFBO JEFFERY KALETHA TRAD	PT NW 26-23-2W 1.7686A4120-A-1-A-1-A-1-B	\$233.44
A49	12-05-01-251-004.000-015	Limerick, James F	010-02054-01OFF PT NE 1-22-2W1.333A4368-BA-2-A-1	\$2,580.55
A50	12-05-01-251-005.000-015	Limerick, James F	010-02054-03OFF PT NE 1-22-2W1.333A4368-BA-2-A-2	\$3,682.36
A51	12-06-07-100-005.001-015	Blaisdell, James & Monica	010-16007-01OFF PT NW7-22-1W.2523A 4433-B-2-B-2	\$260.19
A52	12-06-07-100-006.001-015	Blaisdell, James & Monica	010-16007-00 PT S NW7-22-1W8.2131A4433-B-2-B-2	\$881.75
A54	12-16-16-100-010.000-017	Davis, Ashley Nicole	011-11001-00 PT NW NW 16-20-2E 1A8815-C	\$3,051.36
A55	12-06-13-151-004.000-018	Lohsl, Raymond & Pamela H/W	012-12028-03OFF PART SW NW 13-22-1W1.0797A10611-A-1-C-60 & 10611-A-1-A-2	\$759.50
A56	12-06-13-153-001.001-018	Lohsl, Raymond & Pamela	PT SW NW.44 A10611-A-1-A-2	\$1,031.67
A57	12-06-14-200-006.000-018	Jarboe, Larry B Jr	012-16001-00PT S E NE 14-22-1W .86A10631-B	\$3,313.80
A58	12-06-32-200-001.005-018	Barrett, Kaleb H & Mallory E H/W	Walnut Ravine Add Lot 1 1.96A	\$14,568.82
A59	12-06-32-200-001.006-018	Barrett, Kaleb H. & Mallory E.	PT NE 32-22-1W 7.4174A	\$4,950.00
A60	12-06-32-400-002.000-018	DAVIS, DALE A	012-02019-00 PT NE SE 32-22-1W .6323A	\$4,127.10
A61	12-03-22-400-005.001-019	MATHEWS, STEVEN W	013-08009-00 PT S SIDE N SE 22-23-1E 2.238A	\$234.38
A63	12-03-30-100-004.000-019	Mullin, Kevin P	013-13029-00PT NW E W NW 30-23-1E 2.382ACHANGE BY SURVEY 7718-19-A-1-A	\$1,131.00
A66	12-06-19-301-009.001-020	Moranchel, Dionicio Ventura	014-05001-03PT W SW 1-22N-1W 3.083A 1621-A-1-B-2	\$1,182.30
A68	12-10-02-356-001.000-021	DAVIS, DANIEL V & EVELYN J H / W	016-03114-02 OFF PT SW SW 2-21-1WTR B.0738A	\$2,020.24
A69	12-10-02-456-001.000-021	Exide Environmental Response Corporation	016-07071-00 PT SE 2-21-1W.8243232-A-1	\$327.24
A70	12-10-02-456-002.000-021	Exide Environmental Response Corporation	016-05143-00PT W SE 2-21-1W.59A	\$283.37
A71	12-10-02-456-005.000-021	Exide Environmental Response Corporation	016-02025-01 PT W SE 2-21-1W .18A	\$472.49
A72	12-10-02-456-006.000-021	Exide Environmental Response Corporation	016-05135-00PT W 1/2 SE 2-21-1W.78A	\$305.30
A73	12-10-02-483-005.000-021	Mejia Martinez, Jose Ramon	016-13182-04FIRST MARYCREST ADD LT 72 3021-B-72	\$4,589.05
A74	12-10-03-364-023.000-021	Shoffner, Jeffrey & Patricia Floyd	016-19649-00 PT LOT 2ELMWOOD ADD2299-A	\$663.48
A75	12-10-03-364-025.000-021	Ambler, Ruby	016-20139-00 ELMWOOD ADD PT LT 1 825-A	\$4,645.52
A76	12-10-03-384-003.000-021	HACKERD, CHRISTOPHER L & MARGARET A H / W	016-23237-20 J H PARIS & COS ADD LOT 231386	\$1,244.40
A77	12-10-03-386-006.000-021	Masbez Realty LLC	016-19327-00 PT E SW 3-21-1W 1A467	\$13,779.12
A78	12-10-03-387-004.000-021	Rodriguez, Jose Luis Aguilar & Munoz, Maria G Lopez	016-02125-90PT LOTS 53-54 J H PARIS & COS ADD 673-674	\$3,810.24
A79	12-10-03-405-003.000-021	All in One Remodeling	016-01107-41 PT SE3-21-1W.20ALOT 5OLD ORCHARD	\$4,676.64
A80	12-10-03-457-005.000-021	Crockett, Rosemary L	016-12149-00 PT SE S3 T21N R1W .1158A2106 & 3135-BA-2	\$3,571.72
A82	12-10-03-463-003.000-021	Tapia, Ruby & Julio Quinonez	016-04104-00 J H PARIS & CO ADD LOT 46	\$2,487.46
A83	12-10-03-481-011.000-021	Mejia Martinez, Jose Ramon	016-16149-2022' W SD LT 1 & 22' E SD LT 2HEDGECOCKS ADD4126	\$7,110.67
A84	12-10-04-432-018.000-021	Meraz, Irma Isabel Andrade	016-23209-10 LOT 13 BLK KWOODSIDE ADD 398	\$5,810.14
A85	12-10-04-453-001.001-021	Howe, Jeremy J.	016-08439-00RUBRIGHTS 1ST ADD LT 17 PT LT 182696-B-17-18-1	\$3,642.04
A86	12-10-09-201-012.000-021	COTTRELL, CLIFTON	016-08200-00PT NW NE 9-21-1W .17A	\$489.30
A87	12-10-09-280-023.000-021	Mora-Regalado, Miguel & Mora, Irene H/W	016-19638-00 CLOVERLEAF PARK ADD LOT 2441633	\$4,387.10
A88	12-10-10-101-053.000-021	ABSTON, DANNY JOE	016-01008-59 E B Carters AddLot 28 1482	\$213.34
A89	12-10-10-127-001.000-021	Masbez Realty LLC	016-08096-00PT E NW 10-21-1W .46A	\$28,230.42
A90	12-10-10-127-002.000-021	Masbez Realty LLC	016-08097-00 PT E NW 10-21-1W .519A	\$1,430.24
A91	12-10-10-127-004.000-021	Masbez Realty LLC	016-08098-00PT E NW 10-21-1W .54A	\$1,473.66
A92	12-10-10-127-005.000-021	Masbez Realty LLC	016-16060-00PT E NW 10-21-1W .535A468-AAA	\$1,459.18
A93	12-10-10-130-002.000-021	Masbez Realty LLC	016-07059-00LOT 58PENCES N ADD	\$360.12
A94	12-10-10-130-006.000-021	Masbez Realty LLC	016-07056-00PENCES N ADD PT LT 61	\$548.08
A95	12-10-10-130-007.000-021	Masbez Realty LLC	016-07058-00 PENCES 2nd N ADD LTS 57-6062-68& VAC BROWN ST	\$6,997.44
A97	12-10-10-139-005.000-021	Gomez Rentals, LLC	016-23197-80BUNNELLS ADD LOTS 5 & 81456-A	\$7,834.27
A98	12-10-10-186-010.000-021	Affordable Home Solutions, Inc	016-08526-52 LOT 1 BLK 4 EX 60' N ENDCOWAN & CROTHERS ADD284 2	\$8,196.99
A99	12-10-10-207-005.000-021	Ames, Micheal	016-07133-00 LOT 22PENCES 1ST N ADD	\$1,393.82
A100	12-10-10-211-010.000-021	Gomez Rentals, LLC	016-08474-02PT W NE 10-21-1W .17A 1456-B	\$2,355.85
A103	12-10-10-284-004.000-021	Richmann, Wanda & David A	016-13255-00 PT NE 10-21-1W .28A&PT LT 6 AUGHE ADD	\$3,673.24
A104	12-10-10-302-006.000-021	HOOSIER BLDG & SUPPLY CORP	016-08395-00J A SEAWRIGHTS ADD N 1/3 LT 13	\$4,055.34
A105	12-10-10-312-001.000-021	Toney, Eric	016-07096-00 PT SW 10-21-1W .50A	\$3,065.86
A106	12-10-10-402-002.000-021	Burns, Mark L	016-02435-00 COWAN & CROTHERS ADDPT LT 2 BLK 9	\$1,199.12
A107	12-10-10-415-007.000-021	Martinez, Omar	016-12117-00 LT 1 A H COBLES 2ND ADD	\$4,298.12
A108	12-10-10-415-009.000-021	PHILLIPS, BETTY	016-19321-00 A H COBLES ADD PT LOT 2 127	\$3,524.40
A109	12-10-10-429-004.000-021	Beard, Cynthia S. & Daniel A.	016-10042-02COLEMANS 3RD ADD PT W END LOT 4 2445-B	\$3,530.82
A110	12-10-10-459-020.000-021	PATCHETT, DEBRA S	016-16053-00 PT S SE 10-21-1W.19A	\$1,923.62
A112	12-10-11-107-010.000-021	Martinez, Osvaldo	016-07256-00 PT NW 11-21-1W .188A	\$2,421.75
A113	12-10-11-152-006.000-021	Mangis, Christopher P & Mary Ann h/w	016-13205-00 PT NW 11-21-1W .126A3209-1409-B-2027-A	\$11,743.80
A116	12-10-11-201-001.000-021	Exide Environmental Response Corporation	016-07070-00 PT W NE 11-21-1W 9.994A3232-B-1	\$7,324.47
A117	12-10-11-201-002.000-021	Exide Environmental Response Corporation	016-07081-00 KELLEY ADDN LOT 386 &PT VACATED ALLEY 16.5 X 116.5'	\$926.93
A118	12-10-11-201-003.000-021	Exide Environmental Response Corporation	016-07076-00LOT 385KELLEY ADD	\$714.87
A119	12-10-11-201-004.000-021	Exide Environmental Response Corporation	016-07079-00LOT 384 KELLEY ADD	\$714.87
A120	12-10-11-201-005.000-021	Exide Environmental Response Corporation	016-07069-00 KELLEY ADD LOT 383	\$714.87
A121	12-10-11-201-006.000-021	Exide Environmental Response Corporation	016-07075-00LOT 382KELLEY ADD	\$714.87
A122	12-10-11-201-007.000-021	Exide Environmental Response Corporation	016-07072-00 LOT 381KELLEY ADD	\$714.87
A123	12-10-11-201-008.000-021	Exide Environmental Response Corporation	016-07073-00 LOT 380 KELLEY ADD	\$714.87
A124	12-10-11-201-009.000-021	Exide Environmental Response Corporation	016-07080-00 LOT 364KELLEY ADD	\$714.87
A125	12-10-11-201-010.000-021	Exide Environmental Response Corporation	016-07078-00 LOT 363 KELLEY ADD	\$714.87
A126	12-10-11-201-011.000-021	Exide Environmental Response Corporation	016-07067-0 LOT 362 KELLEY ADD	\$714.87
A127	12-10-11-201-012.000-021	Exide Environmental Response Corporation	016-07077-00 LOT 361 KELLEY ADD	\$714.87
A128	12-10-11-201-013.000-021	Exide Environmental Response Corporation	016-07068-00 LOT 360KELLEY ADD	\$710.77
A129	12-10-11-201-014.000-021	Exide Environmental Response Corporation	016-07074-00 LOT 359 KELLEY ADD	\$458.90
A130	12-10-11-254-008.800-021	Austin, Jacob & Sabrina Flick	016-19467-21 KELLEYS ADD LOT 161 ex 2' off entire w side1967-4284-B	\$6,681.20
A131	12-10-11-401-008.000-021	AbyFrankfort Inc.	016-07039-00PT NE SW 11-21-R1W .53A	\$15,962.78

STATE OF INDIANA COUNTY OF CLINTON, SS:

I, Janet Lloyd, Auditor of Clinton County, Indiana do hereby certify that each parcel of real property contained in the foregoing list has been determined delinquent for non-payment of special assessments and