

NOTICE OF REAL PROPERTY TAX SALE
Marshall County Indiana
Beginning 10:00 AM Local Time,
September 15, 2026
Online - www.zeusauction.com
Marshall County

Pursuant to the laws of the Indiana General Assembly, notice is hereby given that the following described property is listed for sale for delinquent taxes and/ or special assessments.

Pursuant to a change in law, this publication will appear only once in newspapers. Subsequent notices can be found at www.co.marshall.in.us.

The county auditor and county treasurer will apply on or after 08/28/2026 for a court judgment against the tracts or real property for an amount that is not less than the amount set out below and for an order to sell the tracts or real property at public auction to the highest bidder, subject to the right of redemption. Any defense to the application for judgment must be filed with the Marshall County Superior #1 Court and served on the county auditor and treasurer before 08/28/2026. The court will set a date for a hearing at least seven (7) days before the advertised date of sale and the court will determine any defenses to the application for judgment at the hearing. The county auditor and the county treasurer are entitled to receive all pleadings, motions, petitions, and other filings related to the defense to the application for judgment.

The public auction will be conducted as an electronic sale under IC 6-1.1-24-2(b)10, at the following web site: www.zeusauction.com. The public auction will begin on 09/15/2026 at 10:00 AM local time. The properties in the online auction will commence closing at 01:00 PM local time on 09/15/2026 at www.zeusauction.com. Each property will have its specific closing time posted on the auction web site.

Property will not be sold for an amount which is less than the sum of:

- (A) the delinquent taxes and special assessments on each tract or item of real property; and
- (B) the taxes and special assessments on the real property that are due and payable in the year of the sale, whether or not they are delinquent; and
- (C) all penalties due on the delinquencies; and
- (D) an amount prescribed by the county auditor that equals the sum of:
 - (1) twenty-five dollars (\$25) for postage and publication costs; and
 - (2) any other costs incurred by the county that are directly attributable to the tax sale; and
- (E) any unpaid costs due under IC 6-1.1-24-2(c) from a prior tax sale.

No property listed below shall be sold if, at any time before the sale, the Total Amount for Judgment is paid in full. If the real property is sold in the tax sale, the amount required to redeem such property will be 110% of the minimum bid for which the tract or real property was offered at the time of sale, if redeemed not more than six (6) months after the date of sale, or 115% of the minimum bid for which the tract or real property was offered at the time of sale, if redeemed more than six (6) months after the date of sale, plus the amount by which the purchase price exceeds the minimum bid on the real property plus five percent (5%) per annum interest on the amount by which the purchase price exceeds the minimum bid on the property. All taxes and special assessments upon the property paid by the purchaser subsequent to the sale, plus five percent (5%) per annum interest on those taxes and special assessments, will also be required to be paid to redeem such property.

In addition, IC 6-1.1-25-2 (e) states the total amount required for redemption may include the following costs incurred and paid by the purchaser or the purchaser's assignee or the county before redemption: (1) The attorney's fees and cost of giving notice under IC 6-1.1-25-4.5; (2) The costs of title search or examining and update the abstract of title for the tract or item of real property. The period of redemption shall expire on Wednesday, September 15, 2027 for certificates sold in the tax sale. For certificates struck to the county, the period of redemption may expire Wednesday, January 13, 2027.

If the tract or item of real property is sold for an amount more than the minimum bid and the property is not redeemed, the owner of record of the property who is divested of ownership at the time the tax deed is issued may have a right to the tax sale surplus.

The Auditor and Treasurer specifically reserve the right to withhold from the sale any parcel which has been listed in error, or which otherwise becomes ineligible for sale either prior to 09/15/2026 or during the duration 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 the State of Indiana which regulate the sale of land for delinquent taxes, pursuant to I.C. 6-1.1-24-1 et seq.

The County does not warrant the accuracy of the street address or common description of the property, and a misstatement in the key number or street address does not invalidate an otherwise valid sale.

Minimum bid amounts are prescribed by law and are subject to change prior to the auction date.

Pursuant to IC 6-1.1-24-3(e), property descriptions may be omitted for properties appearing on the certified list in consecutive years. A complete property list may be obtained at www.wriservices.com or in an alternative form upon request.

Registration For Bidding On The Tax Sale:

If you are interested in participating in this public auction, registration information and the procedures you must follow to bid are available online at <https://www.zeusauction.com>. In order to participate, you must become a member of the auction web site (www.zeusauction.com).

You must read, understand and agree to the rules of sale and payment terms. Once you become a member of the auction web site, you must register for the Marshall County auction, specifically.

Please note that in order to bid in the online public auction, you must both complete IRS Form W-9 and agree to the registration statement described at IC 6-1.1-24-5.3(c)electronically, through the auction web site.

Pursuant to IC 6-1.1-24-5.1 a business entity that seeks to register to bid at the

Marshall County Tax Sale provide a Certificate of Existence or Foreign Registration Statement in accordance with IC 5-23 from the Secretary of State to the Marshall County Treasurer.

The period to register for the sale begins on August 11, 2026 at 8:00 AM local time and closes on September 14, 2026 at 12:00 PM local time. If you do not complete the full registration process for the sale you will not be approved to bid on the auction.

The tracts or real property included in this list will be sold at public auction to the highest bidder, subject to the right of redemption.

*** In order to remove a property from the sale, payment must be received by 12:00 PM local time on Monday, September 14, 2026. All payments must be made in cash or certified funds made payable to the Marshall County Treasurer and sent to Marshall County Treasurer, 112 West Jefferson Street, Room 206, Plymouth, IN 46563. ***

Please note that the dollar amounts for the tracts or items of real property listed herein may not include amounts certified to the County Treasurer for collection under IC 6-1.1-22-13.5 or added to the tax liability for ineligible deductions claimed under IC 6-1.1-12-37 subsequent to the creation of the list described at IC 6-1.1-24-1 or, alternatively, this publication. The County may require successful bidders to pay said amounts (as applicable) as part of the purchase price, or otherwise, at the close of the online auction.

Dated: 07/28/2026

- 502600001 50-33-24-203-378.000-002 \$3,264.12 TENORIO TELLO ANNEL 500 LEGEND DR
- 502600002 50-34-19-103-137.000-002 \$3,026.09 HARRELL WILLIAM 50% & SAMUEL HARRELL 50% 114 N MAIN ST
- 502600003 50-34-19-301-402.001-002 \$293.78 NEIDIG STEVEN E CENTER ST South of E Center St
- 502600004 50-34-19-301-508.000-002 \$2,913.17 NEIDIG STEVEN 410 1/2 E CENTER ST
- 502600006 50-43-07-000-250.000-005 \$920.22 BELLMAN CLARENCE & EVELYN 4241 E SHORE DR
- 502600007 50-53-36-000-062.000-005 \$2,750.59 KASER ADRIAN M & KIMBERLY H/W 2599 SR 331
- 502600008 50-53-34-204-107.000-006 \$10,749.58 MILLER KEITH & ROX-ANNE M 415 S STEWART ST
- 502600010 50-53-34-301-406.000-006 \$3,592.70 JEFFREY VINCENT M & STARLENE J 3025 FAITH AVE
- 502600011 50-53-34-402-376.000-006 \$9,013.34 MILLER ROXANNE M & KEITH D W/H 304 SOUTHLAWN CT
- 502600012 50-53-35-101-038.000-006 \$4,313.90 NIEUBUURT THERESA ANN 33 1/3 INT & BRANDY SUE NIEUBUURT 33 1/3 INT & LISA MARIE NIEUBUURT MCFARLAND 33 1/3 INT 416 N INDIANA ST
- 502600013 50-53-35-404-403.000-006 \$330.04 VLAD CORNELIUS LYNN DR North side of Zillmer Dr
- 502600014 50-53-36-303-093.000-006 \$11,051.03 MCINTYRE MCINTYRE WEDEL CAUFFMAN KLINGE & ASSOC BRANT DR South side of Brant Dr
- 502600015 50-22-22-000-023.000-007 \$7,202.52 GRABER PAUL ALBERT & CAROL 11428 19TH RD
- 502600018 50-42-07-000-038.000-009 \$284.70 SWIHART RICHARD L SR & DEBBIE JACKSON JT/RS 14711 4B RD
- 502600019 50-42-10-000-033.000-009 \$28,252.00 CAO SHUNXI 4170 LILAC RD
- 502600020 50-42-98-000-111.000-009 \$2,259.14 WHITEMAN-COOK GREEN- HOUSES LLC 4276 MICHIGAN RD
- 502600021 50-42-99-000-034.000-009 \$6,106.87 WEILER GREGORY A 5290 MICHIGAN RD
- 502600023 50-52-28-000-061.000-009 \$614.45 ROBERTS WALTER & BETTY H/W THUMPER TRL South of Railroad
- 502600024 50-52-28-000-084.000-009 \$2,631.86 WILLIAMS NOEL C & TAMMY J 1400 ALBERT ST
- 502600025 50-52-31-000-018.000-009 \$1,969.04 WOODRUM CHASITY F 14930 3RD RD
- 502600026 50-52-94-000-059.000-009 \$3,757.65 COX PHILIP M & ECKER RENA M 160 MICHIGAN RD
- 502600029 50-52-95-202-042.000-010 \$367.24 SAUER JACOB 102 N MAIN ST 50-52-95-202-044.000-010 and 50-52-95-202-042.000-010 are to be sold and redeemed together.
- 502600030 50-52-95-202-044.000-010 \$367.24 SAUER JACOB 102 N MAIN ST 50-52-95-202-044.000-010 and 50-52-95-202-042.000-010 are to be sold and redeemed together.
- 502600031 50-52-95-202-052.000-010 \$509.82 BARCLAY CORP (THE) BILL WOBIO N MICHIGAN ST West of N Michigan St
- 502600032 50-52-95-202-054.000-010 \$509.82 BARCLAY CORP (THE) BILL WOBIO N MICHIGAN ST West of N Michigan St
- 502600033 50-52-95-202-056.000-010 \$509.82 BARCLAY CORP (THE) BILL WOBIO N MICHIGAN ST West of N Michigan St
- 502600034 50-52-95-202-058.000-010 \$509.82 BARCLAY CORP (THE) BILL WOBIO N MICHIGAN ST West of N Michigan St
- 502600035 50-52-95-202-234.000-010 \$220.05 LEED KIMBERLY L HUDSON ST South of E Randolph St
- 502600037 50-41-08-000-034.000-011 \$2,013.66 PRESTON JACK NORMAN & CARLA M 19638 4B RD
- 502600038 50-41-10-000-018.000-011 \$2,100.08 HURFORD AUSTIN LEE 17291 4B RD
- 502600042 50-51-23-000-058.000-011 \$432.50 QUIJADA LUIS M POLK ST East side of Center St & South side of Polk St
- 502600043 50-51-23-000-095.000-011 \$401.15 QUIJADA LUIS M CENTER ST East side of Center St & South side of Polk St
- 502600044 50-51-31-000-042.000-011 \$3,355.06 HILER THOMAS C 2966 PLYMOUTH LAPORTE TRL 50-51-31-000-043.000-011 and 50-51-31-000-

- 042.000-011 are to be sold and redeemed together.
- 502600045 50-51-31-000-043.000-011 \$732.60 HILER THOMAS C PLYM- OUTH LAPORTE TRL 50-51-31-000-043.000-011 and 50-51-31-000-042.000- 011 are to be sold and redeemed together.
- 502600046 50-23-24-000-038.000-012 \$1,108.36 RAY DEBRA A 3410 BLACK- FORD DR
- 502600047 50-23-26-000-010.000-012 \$2,149.88 SICKMILLER SANDRO & RUTH E HW 19589 ELM RD
- 502600048 50-23-26-000-010.002-012 \$3,557.93 KLINGERMANN MELISSA SUE ELM RD West side of Elm Rd
- 502600049 50-21-04-000-028.000-013 \$613.30 WALLS DONALD TRACY & CYNTHIA A SLONAKER JT RS 15133 SR 17
- 502600052 50-21-30-000-010.000-013 \$6,687.81 JONES ALLEN E 20715 19B RD
- 502600054 50-21-17-402-132.000-014 \$1,288.94 EASTERDAY EDWARD L & MELBA M N SLATE ST
- 502600055 50-21-17-402-134.000-014 \$5,986.48 EASTERDAY EDWARD L & MELBA M 413 N SLATE ST
- 502600056 50-21-17-402-135.000-014 \$11,196.98 EASTERDAY EDWARD L & MELBA 409 N SLATE ST
- 502600057 50-22-90-103-095.000-016 \$6,953.40 MARTIN EDWIN D JR 340 W PLUM ST
- 502600059 50-22-90-203-960.000-016 \$2,495.05 GONZALEZ HUMBERTO & CARMEN H / W N GROVE ST West side of N Grove St
- 502600060 50-22-90-302-633.000-016 \$5,585.90 ALLEYWAY LLC 168 S MICHIGAN ST
- 502600061 50-22-90-304-917.000-016 \$2,570.01 CALHOUN STEPHEN D & DEBORAH S H/W 212 W DEWEY ST
- 502600062 50-22-90-401-759.000-016 \$4,178.90 OFF PROPERTY DEVELOP- MENT LLC 110 S MAPLE ST
- 502600063 50-22-90-403-897.000-016 \$1,129.78 SAMUELS CARMEL S 109 E LOGAN ST
- 502600064 50-22-90-403-898.000-016 \$268.78 SAMUELS CARMEL S E LO- GAN ST South Side of Logan St
- 502600065 50-31-22-000-152.000-017 \$1,871.78 BALMER CHRISTOPHER 17258 TOMAHAWK TRL
- 502600066 50-31-22-000-164.000-017 \$770.42 MARK FRANCIS DAVID III 17411 12TH RD
- 502600067 50-41-27-302-930.000-017 \$906.88 UNGERANK RANDY LOT 1192 YOGI BEAR CAMPGROUND South Side of Geyser Gap
- 502600069 50-41-27-302-968.000-017 \$727.58 WORLDS LAURA D LOT 1132 YOGI BEAR CAMPGROUND North side of Hilltop Ave
- 502600070 50-41-27-302-972.000-017 \$660.14 PUENTES ALEJANDRO & ME- LINA EDISSA LOT 1136 YOGI BEAR CAMPGROUND North side of Hilltop Ave
- 502600071 50-41-27-401-678.000-017 \$797.38 LAMER HOLLIE LOT 0839 YOGI BEAR CAMPGROUND South Side of Yogi Bear Boulevard
- 502600072 50-41-27-401-760.000-017 \$586.04 CHRISTIAN JUSTIN LOT 0863 YOGI BEAR CAMPGROUND West Side of Bass Pass
- 502600073 50-41-27-402-302.000-017 \$491.68 PIETSCH WILLIAM E JR & JA- NET L H/W LOT 0304 YOGI BEAR CAMPGROUND South Side of Geyser Gap
- 502600074 50-41-27-402-518.000-017 \$599.19 SANCHEZ RUBEN & GABRI- ELA LOT 0010 YOGI BEAR CAMPGROUND East side of Bruin Ave
- 502600075 50-41-27-402-526.000-017 \$452.08 SANCHEZ SERGIO LOT 0012 YOGI BEAR CAMPGROUND East side of Bruin Ave
- 502600076 50-41-27-402-542.000-017 \$436.70 THOMAS JULIE RAE LOT 0045 YOGI BEAR CAMPGROUND North side of Sphaggetti Bend
- 502600077 50-41-29-000-052.000-017 \$697.22 STRYKUL JOHNATHON JES- SIE A STRYKUL LUKAS A STRYKUL JT/RS 19980 8TH RD
- 502600079 50-32-15-000-062.000-018 \$416.81 WENZEL INDUSTRIES INC & DELENOR I & LINDA LOU WENZEL QUAIL RIDGE DR East of Quail Ridge Dr
- 502600082 50-32-05-401-907.000-019 \$195.36 ORDONEZ EDIN DAVID OR- DONEZ SYCAMORE ST East of S Fifth St
- 502600083 50-32-05-401-913.000-019 \$278.40 ORDONEZ EDIN DAVID OR- DONEZ SYCAMORE ST East of S Fifth St
- 502600084 50-32-93-202-998.000-019 \$13,176.50 RICH-MONS GROUP LLC 309 GIBSON ST
- 502600086 50-32-93-302-558.000-019 \$781.26 HOWARD TERRY MICHIGAN ST East side of Gilmore St
- 502600087 50-32-93-302-559.000-019 \$1,870.57 HOWARD TERRY MICHIG- AN ST East side of Gilmore St
- 502600088 50-32-93-302-565.000-019 \$8,774.39 HOWARD TERRY 422 S MICHIGAN ST
- 502600089 50-32-93-403-244.000-019 \$2,639.78 WALLACE JAMES 411 AL- EXANDER ST
- 502600091 50-42-29-401-032.094-019 \$884.31 HOUSOUER JERRY & DONNA SCHUH JT RS 2739 BRIARWOOD AVE
- 502600092 50-42-92-304-487.000-019 \$3,258.36 GREENLEE GINA C 126 EL- LIOTT AVE

Total Properties: 71

I hereby certify that the foregoing is a true list of lots and land returned delinquent for the nonpayment of taxes and special assessments for the time periods set forth, also subsequent delinquent taxes, current taxes and costs due thereon and the same are chargeable with the amount of tax, etc., with which they are charged on said list.

Given under my hand and seal this

28th day of July, 2026.

Angela Johnson-Birchmeier, Auditor,

Marshall County, Indiana.