

LEGAL ADVERTISEMENT

**Notice of Administration to Creditors, Distributees & Legatees**  
 Notice is hereby given that the following estate(s) have been opened for probate in the Roane County Clerk's Office at 200 Main Street Spencer, WV 25276-1411. Any person seeking to impeach or establish a will must make a complaint in accordance with the provisions of West Virginia Code 41-5-11 through 13. Any interested person objecting to the qualifications of the personal representative or the venue or jurisdiction of the court, shall file written notice of an objection with the County Commission through the Roane County Clerk's Office at the address listed above within 60 days after the date of the first publication or within 30 days of the service of the notice, whichever is later. If an objection is not filed timely, the objection is forever barred. Any person interested in filing claims against an estate must file them in accordance with West Virginia Code 44-2 or 44-3A.

Settlement of the estate(s) of the following named decedent(s) will proceed without reference to a fiduciary commissioner unless within 60 days from the first publication of this notice a reference is requested by a party of interest or an unpaid creditor files a claim and good cause is shown to support reference to a fiduciary commissioner.

Publication Date: Thursday, January 2, 2025

Claim Deadline: Monday, March 3, 2025

Estate Number: 2638  
 Appointment Date: 12/16/2024  
 Estate Name: Hazelen E Anderson  
 Executrix: Wilma J Monroe  
 513 Jemison Hill Road  
 Friendly WV 26146-7992  
 2635  
 Estate Number: 2635  
 Appointment Date: 12/03/2024  
 Estate Name: Karen Sue Berkhouse  
 Administrator: Michael Berkhouse  
 585 Ravenswood Pike  
 Ripley WV 25271-6197  
 2623  
 Estate Number: 2623  
 Appointment Date: 11/08/2024  
 Estate Name: Thomas William Blake  
 Executrix: Caitlin E Blake  
 817 Overbrook Road  
 Charleston WV 25314-1805  
 2640  
 Estate Number: 2640  
 Appointment Date: 12/17/2024  
 Estate Name: Clarence Robey Boggs  
 Administrator: Douglas Boggs  
 2950 Ripley Road  
 Spencer WV 25276-8784  
 2636  
 Estate Number: 2636  
 Appointment Date: 12/09/2024  
 Estate Name: Gary Lee Clinton  
 Executrix: Paula R Clinton  
 2182 Uler Road  
 Newton WV 25266-9360  
 2615  
 Estate Number: 2615  
 Appointment Date: 10/02/2024  
 Estate Name: Barbara Ellen Elmore  
 Executor: David L Elmore  
 P.O. Box 238  
 Elkview WV 25071-0238  
 2633  
 Estate Number: 2633  
 Appointment Date: 12/02/2024  
 Estate Name: Jennie Lou Griffith  
 Executor: Michael R Anderson  
 598 Poca Road  
 Looneyville WV 25259-9010  
 2639  
 Estate Number: 2639  
 Appointment Date: 12/13/2024  
 Estate Name: Dayton H Sersl  
 Executor: Dayton E Sersl  
 122 Rolling Thunder Road  
 Gandeeverville WV 25243-8464

Subscribed and sworn to before me on 12/23/2024

Sena M. McDonald  
 Clerk of the Roane County Commission  
 By Lynn Webb  
 Deputy Clerk

2t 1/2-9/25 B

**Notice of Ancillary Filing without any Administration to Creditors, Distributees & Legatees**

Notice is hereby given that the following foreign will or affidavit of heirs has been filed in the Roane County Clerk's Office at 200 Main Street Spencer, WV 25276-1411, and no appointment or administration is being made pursuant to the provisions of West Virginia Code 44-1-14b.

An interested person(s) objecting to the filing of the foreign will or affidavit or objecting to the absence of appointment or administration being made in this state must file a statement with the Roane County Commission through the County Clerk's Office at the address listed above within 60 days after the date of first publication or 30 days of service of the notice, whichever is later. If an objection is not timely filed, the objection is forever barred. The Roane County Commission upon receiving any timely objection thereto shall schedule a hearing or hearings thereon and order relief, if any, it considers proper including, but not limited to, an order directing that full and complete ancillary administration of the estate of the nonresident decedent be made in this state.

First Publication Date: Thursday, January 2, 2025

ESTATE NUMBER: 2631  
 ESTATE NAME: JAMES LAWRENCE FOUSS  
 1444 TREETA TRAIL  
 KYLE TX 78640-9613  
 ANCILLARY ADMINISTRATOR CTA JOANNA P WEAVER  
 3698 FM 2235  
 PORT VAVACA TX 77979-5943

Subscribed and sworn to before me on 12/23/2024

Sena M. McDonald  
 Clerk of the Roane County Commission

2t 1/2-9/25 B

**NOTICE OF SALE**

Please take notice that The Board of Education of the County of Roane ("Board") has determined that the below-described real estate is no longer needed for school purposes and the Board will proceed to sell WITHOUT WARRANTY at public auction, subject to all the terms and conditions set forth in this Notice of Sale, and subject to chapter 18, article 5, section 7 of the Code of West Virginia of 1931, as amended, all of its right, title and interest in and to those certain tracts or parcels of land situate in Spencer Corp. District, Roane County, West Virginia, together with the buildings and improvements located thereon, the rights-of-way, easements, and appurtenances thereunto belonging ("Property") and being more particularly bounded and described as follows:

Parcel 1:  
 Beginning at a walnut on the west side of Spring Creek at the road thence South 72 West 41 feet to stake thence South East 38 feet to stake thence North 89 East 39 feet to the road thence North 5 West 50 feet to the beginning together with all the privileges and appurtenances thereto beginning and the said party of the first part do hereby covenant with the party of the second part that they will warrant generally the title to the said property witness the following signature and seal.

Being the same property conveyed to the Board by deed dated April 20, 1878, from G. T. Simmons and Amanda Simmons, his wife, of record in the office of the Clerk of the County Commission of Roane County, West Virginia in Deed Book 7, page 297.

Parcel 2:  
 BEGINNING at a post on the line of the right of way of the R. S. & G. Railway Company, on the South side thereof, thence South 35 East 5 poles and 12 links to a stake in said right of way ; South 26 1/2 East 5 poles and 11 links to a Red Elm; South 24 East 9 poles 12 links to a stake

at base of Bluff 22 links from Elm Pointers ; South 4 1/2 West 8 poles and 11 links to a stake at base of Bluff ; North 85 1/2 West 1 pole and 2 links to ledge under cliff; South 8 West 2 poles 16 links to corner of ledge under Cliff ; South 85 West 1 pole 13 links to corner of ledge under Cliff ; South 7 East 1 pole 13 links to stake.at base of Bluff ; South 79 West 6 poles 6 links to stake at base of Bluff, 7 links from ledge ; North 80 3/4 West 6 poles and 23 links to stake and cherry pointers at base of bluff; South 77 West 1 pole and 16 links to stake 10 feet from corner of Shilling and Woodyard lots; North 84 West 6 poles 9 1/2 links to stake; South 6 West 11 poles and 9 links to stake at end of foot bridge over Tanner's Run; South 18-1/2 East 2 poles and 3 links to Sycamore on North Bank of Tanner's Run; thence up said Run North 59 West 1 pole to stake on bank of said Run; thence North 18 1/2 West 1 pole and 16 links to stake; North 6 East 11 poles and 24 links to a stake in Shillings line; South 84 East with the Shilling line to a post a corner of division line between the Woodyard and Shilling lots, thence with the Division line between the Shilling and the Woodyard lots a Northerly direction to the corner between said lots near Mullen's Run, thence South 86 East 3 poles and 22-1/2 links to a stake near Mullen's Run, North 88 East to the R. S. & G. right of way to the place of beginning.

Containing \_\_\_\_acres, more or less, but this is a sale in gross and not by the acre, and being part of the same tract of land conveyed unto the said H. C. Woodyard by Isabelle C. Woodyard, and others, by deed dated March 24, 1903, and recorded in the office of the Clerk of the County Court of said Roane County in Deed Book number 45, page 456-7, to which deed reference is hereby given. And the said parties of the first part reserve a right of way across the 10 foot strip of land extending from the Schilling line to Tanners Run; for themselves,

heirs and assigns, in going to and from the two lots or parcels of land now owned by the said parties of the first part, situate on either side of said strip of land.

Being the same property conveyed to the Board by deed dated September 5, 1911, from H. C. Woodyard and Emma Woodyard, his wife, of record in the office of the Clerk of the County Commission of Roane County, West Virginia in Deed Book 58, page 334.

Parcel 3:  
 Beginning at the Southwest corner of said first party's real estate at Locust Avenue and running thence with the Mitchell property, in an Easterly course, to the rear of a garden adjoining and used with a tenement house belonging to said first party, and then confirming in the same general direction as far as practicable along the edge and South of the top of said bluff to a stake near a mulberry tree, and thence in the same general direction but as near to said mulberry tree as second party may desire to go, to the property of said second part, in lieu and place of said right of way 12 feet wide claimed by it, as aforesaid

Being the same property conveyed to the Board by deed dated November 11, 1914, from Ella F. Schilling, of record in the office of the Clerk of the County Commission of Roane County, West Virginia in Deed Book 81, page 335.

Parcel 4:  
 Being and known as the Woodyard Bottom adjoining the High School lot and extending from the B. & O. right of way up Tanners Run with said High School property lines to the right of way about 12 feet wide now owned by said second party extending across said Bottom from said High School property to said Tanners Run near a large Sycamore tree standing on the bank of Tanners Run, being all of the property lying between said Rail Road right-of-way and said 12 feet right of way across said Bottom herein before referred to, of that tract and parcel of land conveyed unto the said R. H. Beckley by H. C. Woodyard and Emma Woodyard his wife by their deed dated the 2nd day of September, 1918, of record in the office of the Clerk of the County Court of Roane County, West Virginia, in Deed Book No. 68, page 453.

Being the same property conveyed to the Board by deed dated November 15, 1919, from Robert H. Beckley and Mary Beckley, his wife, of record in the office of the Clerk of the County Commission of Roane County, West Virginia in Deed Book 83, page 200.

Parcel 5:  
 Beginning at a stake corner lots 13 and 28 of the Schilling Addition to the city of Spencer and on the old Woodyard and Schilling line thence N 87 39' W 10 feet to an iron pin corner upon line between lots 13 and 28 of Schilling addition to town of Spencer thence N 3 E 126 feet to iron pin in old line between Schilling and Woodyard lands; thence with said Schilling and WoodYard line S 82, 57' W 15 2/10 feet to corner of same line thence with another of Woodyard and Schilling lines S 7 9' W 123 feet to the place of beginning containing approximately 1525 sq ft.

Lot 2 Beginning at stake north side of side walk in Schilling and Woodyard line at S. E. corner of lot "A" as shown on plot of schilling addition to City of Spencer thence N 87 51' W 118 7/10 feet to stake on south side of street as shown upon said map thence S 5 W about 33 feet to old Schilling and Woodyard line and with the same S 85 E about 118.7 feet to a stake thence N 5 E about 33 feet.

Being the same property conveyed to the Board by deed dated February 1, 1922, from E. W. McKown and Florence McKown, his wife, of record in the office of the Clerk of the County Commission of Roane County, West Virginia in Deed Book 91, page 255.

Parcel 6:  
 Beginning at a stake at the northeast corner of the end of McKown Street, formerly Second Street, in the Shilling Addition, to the city of Spencer, and running thence with a line between Lots Nos. 13 and 28 on the said Shilling Addition, South 87 degrees and 39 minutes East, a distance of 69 feet, more or less, to the High School Grounds; thence with a line of the High School grounds 30 feet to a stake; thence running through Lot No. 13, and on a line parallel with the first line herein, North 87 degrees and 39 minutes, West, a distance of about 65 feet and 8 in. more or less, to another corner of the end of said McKown Street, and at the intersection of a 20 ft alleyway with said street; thence running with then end of said street 30 ft., more or less, to the place of beginning, it being the intention hereof to convey to the said party of the second part a strip of land 30 feet wide, being the full width of said McKown Street from the present end of said Street to the High School grounds.

Being the same property conveyed to the Board by deed dated June 12, 1924, from D. M. McKown and Lacy McKown, his wife, of record in the office of the Clerk of the County Commission of Roane County, West Virginia in Deed Book 96, page 159.

Parcel 7:  
 Beginning at a point on Main Street, a corner to a parcel recently conveyed to B. D. Shatto and running thence with Main Street in a westerly direction about 85 feet, more or less, to a right of way owned by the said Board of Education running from Main Street to the lands of said party of the second part; thence with a line of said right of way in a northerly direction to the line of lands belonging to said Board of Education; thence with said lines in an easterly direction to another corner of the parcel of land so conveyed to said B. D. Shatto; thence with a line of the said Shatto

lot in a southerly direction to the place of beginning, subject to the right of way conveyed to County Court and State of W. Va., for street.

Being the same property conveyed to the Board by deed dated May 19, 1926, from F. L. Linger and Katie Linger, his wife, of record in the office of the Clerk of the County Commission of Roane County, West Virginia in Deed Book 101, page 198.

Parcel 8:  
 The following described lot or parcel of land, lying and being situate on Main Street in the City of Spencer, in Roane County, West Virginia, and between said street and Tanner's Run and fully described in that certain deed made by W. H. Williamson to F. L. Linger, dated on the 26th day of August, 1913, of record in the office of the Clerk of the County Court of Roane County, West Virginia, in Deed Book No. 65 at page 189 and being the "fourth" parcel described in that certain deed made by S. P. Bell, special commissioner, to said Roane County Bank, dated on the 20th day of May, 1931, of record in the said clerk's office in Deed Book No. 113 at page 57, to which deeds reference is here given for a more particular description of said real estate.

Being the same property conveyed to the Board by deed dated December 12, 1938, from Roane County Bank, a banking corporation of Spencer, West Virginia, of record in the office of the Clerk of the County Commission of Roane County, West Virginia in Deed Book 128, page 479.

Parcel 9:  
 All of that certain lot, tract and parcel of land, and the appurtenances there belonging, situated in the City of Spencer and County of Roane an State of West Virginia, in what is known as the Schilling Addition to the City of Spencer, and being Lot No. 9 of said Schilling Addition to the City of Spencer, as delineated and laid down on a map or plat of said addition now of record in the Clerk's Office of this County Court of Roane County, West Virginia, to which map or plat reference is here made for a full and complete description of the above mentioned lot and parcel of real estate, and being all of this same lot, tract and parcel of land which was granted and conveyed unto the First National Bank of Spencer by Grover F. Hedges, Trust (by his deed bearing date the 4th day of April, 1936, and of record in the Clerk's Office of the County Court of Roane County, West Virginia, in Deed Book No. 121, at Page 166.

Being the same property conveyed to the Board by deed dated August 28, 1939, from the First National Bank of Spencer, a banking corporation organized and doing business under the laws of the United States of America, of record in the office of the Clerk of the County Commission of Roane County, West Virginia in Deed Book 130, page 136.

Parcel 10:  
 The following described lots, tracts or parcels of land lying and being in the City of Spencer, Roane County, West Virginia, and being Lots No. 12 and 13 in the Schilling Addition to the City of Spencer, as laid out upon a map or plat of said Addition duly of record in the office of the Clerk of the County Court of Roane County, West Virginia, in Plat Book No. 1 at page 162, to which plat reference is here made for a full and complete description of each of the said lots, hereinbefore granted and conveyed, and being the same lots which were granted and conveyed unto the said Addie Hildreth by B. H. Hildreth and Doloris Hildreth, his wife, by their deed bearing date the 7th day of April, 1941, and of record in the Clerk's Office of the County Court of Roane County, West Virginia, in Deed Book No. 134 at page 59.

Being the same property conveyed to the Board by deed dated December 21, 1942, from Addie Heldreth and Roy Hildreth, her husband, of record in the office of the Clerk of the County Commission of Roane County, West Virginia in Deed Book 138, page 28.

Parcel 11:  
 That certain lot, tractor parcel of land laying and being in the City of Spencer, Roane County, West Virginia, and more particularly bounded and described as follows:

BEGINNING at a stake in a line of the right of way of the B & O Railroad on the eastern side thereof and on the bank of Mullens Run, thence with said right of way following its course to and across Tanners Run and to a corner of a lot formerly owned by A., Bowman, thence with the line of said Bowman lot in a northeasterly direction to Spring Creek above the mouth of Tanners Run, thence crossing Tanners Run N. 75-1/2 W. 2 poles, thence down Spring Creek and with the meanders thereof to the mouth of Mullens Run, thence with bank of said run S. 88 W. to the place of beginning.

BEING the same real estate conveyed to N. M. Jackson and Thelma Jackson, his wife, by Edward B. Parrish by deed dated July 23, 1951, and of record in the office of the Clerk of the County Court of Roane County, West Virginia, in Deed Book 166, at page 318.

Being the same property conveyed to the Board by deed dated March 2, 1971, from N.M. Jackson and Thelma Jackson, individually and as husband and wife, of record in the office of the Clerk of the County Commission of Roane County, West Virginia in Deed Book 241, page 72.

Parcel 12:  
 BEING Lot A in the Schilling Addition to said City of Spencer and all of Lot No. 10 in said Schilling Addition, except 2 1/2 feet along the 59 foot line of Lot No. 11 in said addition, said Lot No. 10 fronting 42 1/2 feet on Vandale Avenue and Lot A fronting 50 feet on said Avenue, said

lots being delineated on a map or plat of said addition of record in the Office of the Clerk of the County Court of Roane County, West Virginia, in Plat Book No. 1," at page 162.

Being the same property conveyed to the Board by deed dated November 10, 1977, from A. R. Rana and Arlene Rana, his wife, of record in the office of the Clerk of the County Commission of Roane County, West Virginia in Deed Book 265, page 449.

Parcel 13:  
 Being situated on Vandale Avenue in said City and being Lot No. 11 of the Schilling Addition to said City of Spencer as said lot is laid out and delineated on a map or plat of said Addition of record in the office of the Clerk of the County Court of Roane County, West Virginia, in Plat Book 1-B, at page 162, and being the same Lot No. 11 conveyed unto the parties of the first part by W. B. REED and RUTH REED by deed dated January 19, 1963 and of record in the Roane County Clerk's Office in Deed Book 204 at Page 71.

Being the same property conveyed to the Board by deed dated August 11, 1977, from W. B. Reed, Jr. and Fanny C. Reed, his wife, and Robert M. Reed and Jean Reed, his wife, of record in the office of the Clerk of the County Commission of Roane County, West Virginia in Deed Book 265, page 451.

Parcel 14:  
 All that certain parcel or tract of real estate together with all appurtenances thereunto belonging situate in the City of Spencer, Roane County, West Virginia, and more particularly described as follows:

Being situated on Vandale Avenue in said City and being No. 11 of the Schilling Addition to said City of Spencer as said lot is laid out and delineated on a map or plat of said Addition of record in the office of the Clerk of the County Court of Roane County, West Virginia, in Plat Book 1-B, at page 162.

Being the same property conveyed unto the parties of the first part by W. B. REED and RUTH REED by deed dated January 19, 1963 and of record in the Roane County Clerk's Office in Deed Book 204 at Page 71.

Being the same property conveyed to the Board by deed dated December 15, 1977, from W. B. Reed, Jr. and Fanny C. Reed, his wife, and Robert M. Reed and Jean Reed, his wife, of record in the office of the Clerk of the County Commission of Roane County, West Virginia in Deed Book 273, page 262.

Parcel 15:  
 Those two lots, tracts or parcels of land situate in Spencer Corporation, Roane County, West Virginia, and more particularly described as follows:

BEING Lots Nos. 6 and 7 in the Schilling Addition to the City of Spencer as laid down and delineated on the Map or Plat of said Addition of record in the Office of the Clerk of the County Commission of said Roane County in Plat Book No. 1, at page 162.

Being the same lots or parcels of land conveyed unto Rita R. Vaughan, William B. (W. B.) Reed, Jr., Robert M. Reed, Glendine R. Meadows and Betty R. Acree by Ruth Reed, widow, now deceased, by deed dated the 6th day of March, 1981, and of record in the Office of the Clerk of the County Commission of said Roane County in Deed Book No. 282, at page 146. The said Rita R. Vaughan died testate in the State of North Carolina on November 9, 1984, and by her Last Will and Testament, duly of record in said Clerk's Office, she devised her interest in said lots or parcels of land unto her husband, the said Robert O. Vaughan.

Being the same property conveyed to the Board by deed dated July 22, 1985, from from W. B. Reed, Jr. and Fanny C. Reed, his wife, and W. B. Reed, Jr., Attorney in Fact for Robert O. Vaughan, widower, Robert M. Reed and Jean Reed, his wife, Glendine R. Meadows and O.B. Meadows, her husband, and Betty R. Acree and John Acree, her husband, of record in the office of the Clerk of the County Commission of Roane County, West Virginia in Deed Book 304, page 87.

The Property will be sold and conveyed by quitclaim deed, WITHOUT WARRANTY, "AS IS" and "WITH ALL FAULTS" and subject to any and all validly continuing and existing rights of way, easements, reservations, exceptions, restrictions, covenants, conditions, conveyances, encumbrances, liens, agreements, leases and other matters affecting the Auction Property.

The sale will further be made subject to (a) such facts as might be revealed by an accurate survey and visual inspection of the Property, and (b) the purchaser assuming and the quitclaim deed shall provide that the purchaser assumes all responsibility and liability for hazards associated with the Auction Property (whether past, present, future, known or unknown), including but not limited to, environmental.

Bidding on the Auction Property shall begin at the minimum bid of Fifty Thousand Dollars (\$50,000.00), and all bids shall be made in writing, subject to the following terms and conditions: written offers are to be placed in a sealed envelope with the Buyer's name, address, and phone number. Sealed offers can be delivered in person to the offices of the Roane County Board of Education, 813 Capitol Street, Spencer, WV, or mailed to the following address: Roane County Board of Education, ATTN: Former Spencer Middle School Property Auction, 813 Capitol Street, Spencer, WV 25276. All bids must be received by Friday, January 17, 2025, at 2:00 p.m. LPT.

The Board reserves the right to refuse any and all bids and to adjourn the sale from time to time without any other notice or to otherwise

discontinue the sale. The sale shall be to the highest responsible bidder, but all bids are conditioned upon (a) the acceptance thereof by the Board at its first regular meeting following the auction, which acceptance by the Board may be withheld for any reason or no reason whatsoever, and (b) the below terms and conditions regarding the sale and its consummation.

The sale shall be made upon the following additional terms: the sales price shall be paid in cash and shall be due and paid simultaneously with the tender by the Board of the quitclaim deed, and such other terms as may be ordered by the Board.

Inquiries concerning the Property may be directed to Dr. Richard Duncan, Superintendent of Roane County Schools, at (304) 927-6400. THE BOARD OF EDUCATION OF THE COUNTY OF Roane

By: Dr. Richard Duncan, Superintendent  
 2t 1/2-9/25 B

**ORDER OF PUBLICATION IN THE CIRCUIT COURT OF ROANE COUNTY, WEST VIRGINIA IN RE:**

**JUVENILE CASE**

**NO. I.D. (D.O.B. 04/09/2012) 24-JA-41**

**Infant Respondent, Hon. R. Craig Tatterson ANDREW DOYEN, Adult Respondent.**

**To the above-named Adult Respondent**

It appears, by a petition filed in this action that Infant Respondent I.D. a female child, born April 9, 2012, whose biological mother is Latasha Chandler, whose biological father is Andrew Doyen, who is currently in the custody of the West Virginia Department of Health and Human Services.

You are hereby notified, in accordance with the provisions of West Virginia Code Chapter 49, that a petition has been filed in the Circuit Court of Roane County, West Virginia seeking to take custody of the child I.D. a female child and there are no reasonably available alternative to removal of the child, and the continuation in the home is contrary to the best interest of the child due to abuse of this child, and that the emergency situation made efforts to preserve the family and prevent the placement unreasonable or impossible.

If you wish to assert or exercise your parental rights to said child, you must appear and defend the petition at within thirty (30) days of your receipt of this notice. Your failure to appear and defend will result in the permanent termination of your parental rights. If you fail to respond to this notice within the required time, you may not appear in or receive further notice of this proceeding.

You are further notified that a hearing shall be heard on February 18, 2025, at 10:00 a.m., for adjudication or soon thereafter as counsel may be heard, in the Circuit Courtroom of the Roane County Courthouse, 200 Main Street, Spencer, West Virginia, before the Honorable R. Craig Tatterson.

**Andrew Stockner, Clerk Circuit Court of Roane County, West Virginia**  
 2t 1/2-9/25 B

**NOTICE (2022-C-000043-ROANE COUNTY-WVTA LLC)**

To: PAUL PARKER, OLIVIA CONLEY, JESSICA PARKER, JEREMY PARKER, ALISHA BERRY, SKYLER FLEMMING, CYLIS FLEMING, AVA FLEMING, OCCUPANT, IRS, ATTN: ADVISORY CONSOLIDATED RECEIPTS, WV STATE TAX DEPARTMENT, or heirs at law, devisees, creditors, representatives, successors, assigns, all known heirs, guardians, conservators, fiduciaries, administrators, lienholders, co-owners, other parties having an undivided interest in the delinquent property and other parties that may have any interest in the subject property.

DISTRICT GEARY MAP 22 PARCEL 0019 0002 3001

You will take notice that WVTA LLC, the purchaser of the following real estate, Cert No. 2022-C-000043, located in GEARY District, 1/3 INT 21.77 FEE SANDY, which was returned delinquent or nonentered in the name of PARKER PAUL W, and was sold by the deputy commissioner of delinquent and nonentered lands of Roane County at the sale for the delinquent taxes on MAY 3, 2023. WVTA LLC requests that you be notified a deed for such real estate will be made on or after MARCH 1, 2025, as provided by law, unless before that day you redeem such real estate. The needed to redeem on or before FEBRUARY 28, 2025, will be as follows:

Amount equal to the taxes and charges due on the date of the certification, with interest, for tax year ticket number 2021-7868. \$218.69  
 Back tax tickets, with interest, and charges due on the date of certification for ticket number \$0.00  
 Subsequent of taxes paid on the property, with interest for tax year 2022-7844. \$139.41  
 Additional taxes with interest.\$0.00  
 Auditor's Certification, Publication and redemption fee plus interest. \$217.65

Amount paid for Title Examination, notice to redeem, publication, personal service, Secretary of State with interest. \$745.48  
 Additional Statutory Fees with interest. \$0.00  
 Total amount due and payable to WV State Auditor – cashier check, money



LEGAL ADVERTISEMENT      LEGAL ADVERTISEMENT      LEGAL ADVERTISEMENT      LEGAL ADVERTISEMENT      LEGAL ADVERTISEMENT      LEGAL ADVERTISEMENT

mineral leases, mineral reservations and mineral conveyances of record. Any of the property constructed, improved, or purchased with the loan will be personally occupied and used by Borrower and not rented or leased, unless the Government gives written consent otherwise. The mortgagor and mortgagee agree that any ranges, refrigerators, or carpeting purchased or finances in whole or in part, with loan funds will be considered and construed as a part of the property covered by the mortgage. It is the intention of this notice to sell the secured property by proper description as was intended to be transferred and conveyed in the aforesaid deed of trust.

The above-described real estate is reported to have a mailing address of: 150 Spencer Street, Spencer, West Virginia 25276

TERMS OF SALE: Cash in hand on day of sale or within 30 days of date of sale upon terms to be agreed upon between Trustee and successful bidder, time being of the essence; payment for unpaid real estate taxes

to be assumed by the purchaser. The Trustee does not warrant title or fitness to this property; it is being purchased as is; this is a buyer beware sale and any buyer is advised to retain counsel before the sale. If there is any part of the process of sale which is found to be objectionable, the Trustee reserves the right to cancel the sale. No purchaser should take possession or make improvements in the premises until the Trustee deed is delivered or recorded. A third-party purchaser at sale will be required to pay the purchase price plus all recording and transfer fees. Trustee at sale is under no duty to cause any existing tenant or person occupying the subject property to vacate said property. FEDERAL TAX LIEN: In the event that there are Federal Tax Liens against the property, the United States would have the right to redeem the property within a period of 120 days from the date of such sale or the period allowable for redemption under local law, whichever is longer. The party(ies) secured by the Deed of Trust reserve the right to purchase the property at such sale. If the purchaser at sale is unable to complete the

terms of purchase within 30 days, the Trustee reserves the right to transfer the property to the next highest bidder. Any sale hereunder may be adjourned from time to time without any notice other than oral proclamation at the time and place appointed for this sale or by posting of a notice of same. Should the Trustee not appear at the time appointed for the sale and there is no notice posted of a continuance please contact the office of the Trustee to make further inquiry. Any sale may be conducted or adjourned by the designated agent or attorney of the Trustee. The undersigned is fully vested with the authority to sell said property as Trustee by instrument of record. Some Trustee sales may be conducted by a servicer required Auction Company. In that event, the auctioneer will be acting under an "Auction Services Agreement." Should any party have any inquires, objections to the sale or protests regarding the sale, or requests regarding the sale, please notify the trustee below by one of the means of communications set forth below. GOLDEN & AMOS, PLLC, TRUSTEE 543 Fifth Street, P.O. Box 81

Parkersburg, WV 26102  
Telephone (304) 4853851  
Fax (304) 485-0261  
E-mail: timamos@goldenamos.com  
Our business hours are 8 :30 AM – 5 :00 PM  
On weekdays – not including holidays  
Lender: Dawson / USDA  
Processor: Kristi / Ext 27  
Foreclosures / 2024 / Clute, Donald & Brenda – Shimp, Donna / Notice of Sale  
3t 1/9-23/25 RCR

**PUBLIC NOTICE**

On June 10, 2025, the City of Spencer will conduct an election for the purpose of electing a Mayor and five Council Members. State law requires a candidate to file a Municipal Candidate's Certificate of Announcement between the second Monday of January and the last Saturday of January 2025 (January 13th – January 25th). The filing is to be made with the City Clerk, 116 Court Street, Spencer, West Virginia 25276. Phone 304-927-1640. Tammy C. White, City Clerk  
1t 1/9/25 B

**WEST VIRGINIA DEPARTMENT OF TRANSPORTATION  
Division of Highways  
NOTICE TO CONTRACTORS**

Bids will be received electronically by the West Virginia Department of Transportation Division of Highways through the Bid Express Bidding Service (www.bidx.com) and by sealed proposals (only when prequalification is waived) being received at its office in Building 5, Room 843, 1900 Kanawha Boulevard East, Charleston, West Virginia until January 28, 2025 at 10:00 AM (Eastern Standard Time). The bids will be downloaded and/or opened and read publicly thereafter for the constructions of the following project(s):

| Call | Contract   | State Project     | Federal Project | Description   |
|------|------------|-------------------|-----------------|---|
| 004  | 2024830014 | R383-REM/GR-25 01 |                 | GUARDRAIL<br>D3 2025 REM Guardrail Midpoint<br><b>COUNTY:</b> Calhoun, Jackson<br>Pleasants, Ritchie, Roane, Wirt |

Proposals will be received from prequalified and West Virginia licensed contractors only except that on Federal-Aid Projects a contractors' license is not required at time of bid, but will be required before work can begin. Registration is required with the Department of Administration, Division of Purchasing, in accordance with Chapter 5A, Article 3, Section 12 of the West Virginia Code. All contractors submitting bids on project(s) must submit electronically with their bid a Proposal Guaranty Bond for \$500.00 or 5% of the total bid, whichever is greater.

The West Virginia Department of Transportation Division of Highways reserves the right to defer, delay or postpone the date for receiving and publicly opening proposals for any project designated in this advertisement, without the necessity of renewing such advertisement. The deferment, delay, postponement, and the date that proposals will be received and publicly opened will be available on www.bidx.com.

The West Virginia Department of Transportation Division of Highways hereby notifies all bidders that it will affirmatively ensure that in any contract entered into pursuant to this advertisement, minority business enterprises will be afforded full opportunity to submit bids in response to this invitation and will not be discriminated against on the grounds of race, color, religion, sex or national origin in consideration for an award.  
2t 1/9-16/25 B

**IN THE CIRCUIT COURT OF  
ROANE COUNTY,  
WEST VIRGINIA**

IN THE MATTER OF CHANGE OF NAME OF Gladys Carper  
TO Gladys McQuain  
CIVIL ACTION # 24-P-65  
JUDGE ANITA HAROLD ASHLEY  
**LEGAL NOTICE OF PUBLICATION**

**CHANGE OF NAME**

Order of Publication  
Circuit Court of Roane County, West Virginia  
Notice is hereby given that on the 22nd day of January, 2025 at 10:30 a.m., or as soon thereafter as the matter can be heard, Petitioner Gladys Carper, will apply by petition to the

Circuit Court of Roane County, West Virginia, for the entry of an order by said Court, changing name of Gladys Carper to Gladys McQuain: at which time any interested party may appear and be heard, if they so desire. This hearing may be rescheduled without further notice of publication. A copy of said petition can be ob-

tained from the undersigned Clerk at her office.  
ENTERED by the Clerk of said Court this 23rd day of December, 2024.  
Andrea Stockner  
Circuit Clerk of Roane County, WV  
1t 1/9/24 RCR