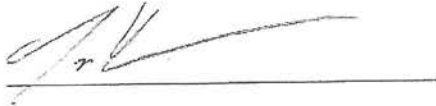


STATE OF OHIO }
COUNTY OF GEAUGA } ss.

CAPTION: BURTON PUBLIC LIBRARY:
TAX BUDGET HEARING: MAY 16, 2024

COST: \$40.95

I, Jeffrey B. Karlovec, being duly sworn, upon oath, depose and say that I am the agent of the Geauga County Maple Leaf, and that the annexed advertisement attached hereto was published in the GEAUGA COUNTY MAPLE LEAF, a weekly newspaper of general circulation published in the County of Geauga, State of Ohio, on May 2, 2024.



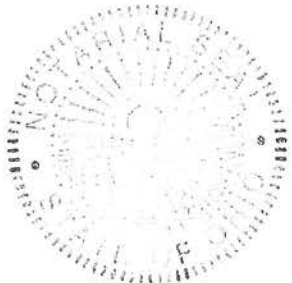
Sworn to and subscribed in my presence this 2 day of May, A.D. 2024.


NOTARY PUBLIC

CYNTHIA E. CONDOL, Notary Public
STATE OF OHIO (2018-RE-761035)
My Commission Expires December 26, 2028

GEAUGA COUNTY MAPLE LEAF
8389 MAYFIELD RD STE B5
CHESTERLAND OH 44026-2553

PROOF OF PUBLICATION



LEGAL NOTICE

Burton Public Library

The Burton Public Library Board of Trustees will hold a Budget Hearing on the second floor of the Library on Thursday, May 16, 2024, at 8:45 PM, with the May Board Meeting to follow. A copy of the proposed budget is available for public inspection in the Fiscal Office at 14588 W. Park St., Burton, Ohio 44021 between the hours of 9:30 AM and 4:30 PM, Monday through Friday.

Marie Schwindl, Fiscal Officer
May 2, 2024

RECEIVED

JUN 17 2024

Geauga County Public Library

12, 2024 at 9:00 AM

2nd Provisional Close Date: Wednesday, June 19, 2024 at 2:00 PM

Terms of Sale: A deposit in the amount of \$5,000.00 is due by wire transfer within 48 hours upon conclusion of the auction. Funding must take place within 30 days of confirmation of sale. A 5% Buyer's Premium shall apply. The auction is subject to postponement and cancellation.

Ross Barton III, Private Selling Officer, info@buddybartonauctions.com, 330-464-1375

May2-9-16, 2024

**LEGAL NOTICE
IN THE COURT OF COMMON PLEAS
GEAUGA COUNTY, OHIO**

24-P-000121 - Wilmington Savings Fund Society, FSB, not in its individual capacity, but solely as Owner Trustee of MFA 2022-RTL1 Trust, Plaintiff vs. Robinson Properties LLC, et al., Defendants

Robinson Properties LLC whose last place of business is c/o Isabella Robinson s/a, 2246 Lynn Park Drive, Toledo, OH 43615 but whose present place of residence/business is unknown will take notice that on February 20, 2024, Wilmington Savings Fund Society, FSB, not in its individual capacity, but solely as Owner Trustee of MFA 2022-RTL1 Trust filed its Complaint in Case No. 24-P-000121 in the Court of Common Pleas Geauga County, Ohio, 100 Short Court, Suite 300, Chardon, OH 44024, alleging that the Defendant(s) Robinson Properties LLC have or claim to have an interest in the real estate described below:

Permanent Parcel Number: 12-015930; Property Address: 14284 Chardon-Windsor Road, Chardon, OH 44024. The legal description may be obtained from the Geauga County Auditor at 231 Main Street, Suite 1-A, Chardon, Ohio 44024, 440-279-1600.

The Petitioner further alleges that by reason of default of the Defendant(s) in the payment of a promissory note, according to its tenor, the conditions of a concurrent mortgage deed given to secure the payment of said note and conveying the premises described, have been broken, and the same has become absolute.

The Petitioner prays that the Defendant(s) named above be required to answer and set up their interest in said real estate or be forever barred from asserting the same, for foreclosure of said mortgage, the marshalling of any liens, and the sale of said real estate, and the proceeds of said sale applied to the payment

back from the road right-of-way is 80 feet.

Paula Friebertshauser, Secretary
May2, 2024

LEGAL NOTICE

Burton Public Library

The Burton Public Library Board of Trustees will hold a Budget Hearing on the second floor of the Library on Thursday, May 16, 2024, at 6:45 PM, with the May Board Meeting to follow. A copy of the proposed budget is available for public inspection in the Fiscal Office at 14588 W. Park St., Burton, Ohio 44021 between the hours of 9:30 AM and 4:30 PM, Monday through Friday.

Marie Schwindl, Fiscal Officer
May2, 2024

LEGAL NOTICE

Geauga County

Sealed bids will be received at the office of the Board of County Commissioners, 12611 Ravenwood Drive Suite 350, Chardon Ohio, 44024 for the:

**GEAUGA COUNTY
2024-2027 COUNTY OFFICE BUILDING
HVAC MAINTENANCE
GEAUGA COUNTY
MAINTENANCE DEPARTMENT**

during the hours of 8:00 a.m. to 4:30 p.m. Monday through Friday, until 1:45 p.m. (local time) on May 29, 2024, at which time the bids shall be opened and publicly read at 2:00 p.m. in the Commissioners Chambers, Room B303.

Printed specifications may be obtained from the Geauga County Maintenance Department, 13211 Aquilla Road, Chardon Ohio, 44024, between the hours of 8:30 a.m. and 4:00 p.m., Monday through Friday. An electronic set of specifications may also be requested via email to msieracki@geauga.oh.gov, or by calling Matt Sieracki at (440) 221-9928.

There will be a mandatory contractor pre-bid meeting at 9:00 a.m. on May 14th, 2024, at the Geauga County Office Building located at 12611 Ravenwood Drive, Chardon Ohio, 44024.

A copy of this legal notice will be published in the Geauga County Maple Leaf and posted on the Geauga County's website. Go to boccc.geauga.oh.gov/public-notifications/bid-openings/ and click on the project name to view this legal notice.

Envelopes containing the bid and other required documents shall be sealed and clearly marked: "BID - GEAUGA COUNTY OFFICE BUILDING HVAC MAINTENANCE. Attention:

Robert R. and Jamie L. Rabe, 17060 Curry Lane, to Patrick R. Havens, \$510,000. (3.83 acres)

BAINBRIDGE TOWNSHIP

Halle McKeon, 8693 Lake Forest Court, to Alexandra Van De Motter, \$440,000. (0.63 acres)

Dillon R. Crouse and Jessica Sedivy, 16925 Cats Den Road, to Rosemarie A. Althans, \$405,000. (2.39 acres)

Jeff McClintock, 8217 Bainbridge Road, to Grandview Homes 1 LLC, \$195,000. (1.50 acres)

Canyon Lakes Colony Co., Crescent Ridge (s/l 430), to Amy Elizabeth McMullen, \$275,000. (0.70 acres)

Canyon Lakes Colony Co., Crescent Ridge (s/l 397), to Stanislav and Jessica Korzhiletskiy, \$295,000. (1.21 acres)

BURTON TOWNSHIP

Tempa J. Dayringer (TOD), 14705 Hubbard Road, to Jacqueline L. Gee, \$275,000. (1.50 acres)

BURTON VILLAGE

Gregory A. Hansel and Hannah M. Bomback, 13897 Goodwin Ave., to Travis and Alexa Smetana, \$310,000. (0.25 acres)

Patrick A. and Amy B. Minor, 13655 W. Spring St., to Chelsey Bleck Stone, \$480,000. (1.00 acres)

CHARDON CITY

Christy L. Patriarca, 229 Allynd Blvd., to Donald O. Davis and Nancy Lynman Davis, \$350,000. (0.50 acres)

CHESTER TOWNSHIP

Andrea M. Shea (TOD), 11431 and 11443 Chapin St., to John H. and Martha Smith Janssen (trustees), \$550,000. (4.06 acres)

HAMB DEN TOWNSHIP

Joseph and Kathryn Harwood, 10775 Locust Grove Drive, to Simone A. and Michael W. Majetich, \$827,500. (6.82 acres)

HUNTSBURG TOWNSHIP

William A. C. Miller, 15870 Durkee Road, to David S. and Susan A. Mast, \$270,000. (5.10 acres)

MIDDLEFIELD VILLAGE

Middlefield Parkway, 15230 Timber Ridge, to NVR Inc., \$64,600. (0.21 acres)

man, 15086 Lake Ave., to Michael Heiss Callahan, \$165,000. (0.67 acres)

MUNSON TOWNSHIP

Christopher L. and Angela J. Ranallo, 9721 Mayfield Road, to Megan and Timothy Kovac, \$379,000. (2.90 acres)

NEWBURY TOWNSHIP

Bradley Allen Leininger, 14708 Hillview Road, to Nathaniel T. Ripley, \$160,000. (1.05 acres)

Donna A. Montagna (TOD), Auburn Road and 10925 Bell St., to Craig and Holly Hasman, \$505,000. (4.97 acres)

PARKMAN TOWNSHIP

John A. and Norma O. Hershberger, 15660 Agler Road, to Owen L. and Betty E. Schumucker, \$375,000. (1.50 acres)

Matthew D. and Fannie Detweiler, Nash Road, to John Fisher, Fannie Fisher, John Fisher Jr. and Sara Fisher, \$110,000. (26.24 acres)

Matthew D. and Fannie Detweiler, 15340 Nash Road, to Joseph J. and Laura A. Detweiler, \$435,000. (20.91 acres)

Jon Swontek, 16110 Edwards St., to Independent Meadows LLC, \$120,000. (0.22 acres)

RUSSELL TOWNSHIP

Edward P. and Rebecca F. Asher, 8225 Music St., to John E. and Donna B. Sauers, \$829,000. (7.18 acres)

SOUTH RUSSELL VILLAGE

Lynne A. Neuman, Karen L. Curtin and Patrice E. Hendricks, 21 Chelsea Court, to Daniel J. and Alexandra M. Sahlani, \$570,000. (0.76 acres)

THOMPSON TOWNSHIP

Gina Meyer, 15548 Trask Road, to Joseph D. Sr. and Stephanie J. Wade, \$271,000. (1.00 acres)

Gregory C. Soukup (TOD), Clay Street and 7370 Clay St., to Louchski LLC, \$450,000. (91.92 acres)

TROY TOWNSHIP

George L. Stankus, Kimpton Trail (s/l 15), to Joelle Scalzo, \$93,000. (3.00 acres)

Anthony and Beth Hylton, 17947 Mumford Road, to Enoch and Karen Hershberger, \$110,000. (1.17 acres)