

## TRUSTEE'S SALE OF VALUABLE REAL ESTATE

The undersigned Substitute Trustee, by virtue of the authority vested in it by that certain Deed of Trust dated November 30, 2012, and duly recorded in the Office of the Clerk of the County Commission of Jefferson County, West Virginia, in Deed of Trust Book 1923, at Page 587, Angelo G. Jackson did convey unto Tasha Keller Catrow, Trustee, certain real property described in said Deed of Trust; and the beneficiary has elected to appoint Pill & Pill, PLLC as Substitute Trustee by a Substitution of Trustee recorded in the aforesaid Clerk's Office; and default having been made under the aforementioned Deed of Trust, and the undersigned Substitute Trustee having been instructed by the secured party to foreclose thereunder, will offer for sale at public auction at the front door of the Jefferson County Courthouse, in Charles Town, West Virginia, on

Monday, July 16, 2018, at 5:16 PM

The following described real estate, with its improvements, easements and appurtenances thereunto belonging, situate in the Middleway District, Jefferson County, West Virginia, and more particularly described as follows:

All of that certain lot or parcel of real estate situate in the Middleway District, Jefferson County, West Virginia and being more particularly bound and described as follows:

BEING all of Lot 1 containing 10.000 acres as the same is designated and described on a plat made by Ed Johnson & Associates, Inc. entitles "minor Subdivision Plat Lots 1, 2, & 3 'Residue' Robert W. Burch property," the plat being recorded in the Office of the Clerk of the County Commission of Jefferson County, West Virginia in Plat Book 18 at Page 21, to which plat reference is hereby made for a more particular description of the property.

At the time of the execution of the Deed of Trust, this property was reported to have a mailing address of 837 Box Factory Drive, Summit Point, WV 25446. We have reason to believe the mailing address of the property is 637 Box Factory Drive, Summit Point, WV 25446.


AND BEING the same real estate which was conveyed to Angelo G. Jackson by Deed dated November 30, 2012, from Anthony W. Johnson, and recorded in the Office of the Clerk of the County Commission of Jefferson County, West Virginia, in Deed Book 1117, at Page 576.

The above-described property will be sold subject to any covenants, restrictions, easements, leases and conditions of record, and subject to any unpaid real estate taxes.

The subject property will be sold in "AS IS" condition. The Substitute Trustee shall be under no duty to cause any existing tenant or person occupying the subject property to vacate said property.

TERMS: Ten percent (10%) of the purchase price as a cash deposit with the balance due and payable within 30 days of the day of sale.

Pill & Pill, PLLC, Substitute Trustee

  
Richard A. Pill, Member

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